



# BROADFORD & STRATH COMMUNITY COUNCIL

## DRAFT MINUTES

27 January 2024

Broadford Village Hall, Upper Hall, 7.30PM

**Members present:** Den Connell, Rhona Coogan (Chair), Hamish Fraser, Angus Macphie, Alistair McPherson

**Other:** Skye Deans (former Youth Member), Kate Duffus (Sleat Community Council), Cllr John Finlayson (via Teams), Norma Morrison (BSCC), Members of the Public

**Apologies:** David O'Donnell, Nick Ferguson, Hermione Lamond

### Welcome, Introductions & Apologies

### Declarations of Conflicts of Interest

None

### Approval of Minutes

16 Dec 2024 – amendment under 'Skye & Raasay Benefit Fund': '*majority of members agree*' to replace '*members agree*'. Amended minutes proposed Hamish, Seconded Den.

### Matters Arising

- Christmas Lights – Alistair difficulty due to rain this year, which affected the power. Bear Scotland may be able to provide long-term solution. Hamish to follow up.
- Torrin Road Workers Camp (24/05143/FUL) – The deadline for individual objections 3<sup>rd</sup> Feb. An objection will be submitted by the CC, extended deadline 20<sup>th</sup> Feb. A member of the community has offered a financial donation to cover the costs of engaging two planning experts to help. The individual wishes to remain anonymous. The committee has accepted this offer and the Chairperson expresses our thanks to the benefactor for their generosity, on behalf of the community. Sleat Community Council confirm they will also object to this planning application.
- Member Resignation – it is with sadness that we have accepted the resignation of Paul Matthews, our secretary. Many thanks to Paul for his valuable contributions and wishing him all the best in future. The co-option of a new member to take place at our next meeting (17 Feb). This will be advertised a week in advance of that meeting on Facebook / our website.

### Community Updates

- The New School - discussions ongoing re. bundling Dunvegan & Broadford projects to save costs, though Dunvegan funding TBC. Broadford construction is expected to start July 2025. Trying to combine construction timeline with SSCC to help community save on costs. Hoping the new school will be in use by 2026.
- Paths Advisory Group – a detailed report has been produced by the consultants. Now to identify which paths most urgently need addressing. The report is viewable on BSCC website.

- The Old Hospital – the helipad issue remains unresolved. The temporary solution has been to use Ashaig airstrip for emergency helicopter transfers. This is not the best long-term solution as road closures can impact emergency services. An asset transfer of the land is being considered. BSCC have submitted expressions of interest for two potential helipad sites in the vicinity of the new hospital.
- SSCC SCIO – awaiting news of funding bids. Working on a lease with THC and considering an asset transfer. Transfer of BVH is underway.

### Planning Applications

- 24/05263/SCRE: Proposed mixed-use development (land 85M SE of WHFP) application by Kero Properties noted to have been **approved**.
- 25/00174/PAN: Pre-Application Notice submitted for Temporary Workers Village at former Sawmill, Ashaig. Application submitted by Balfour Beatty. Dates of public consultation dates as follows:  
**Monday 24 February Kyleakin Village Hall, 5.30 – 8.30PM**  
**Tuesday 25<sup>th</sup> February, Broadford Village Hall, 11AM – 3PM**  
 These events to be shared on our social media / website.
- 24/05026/FUL: Temporary lay down and storage area for wind farm components. Concerns regarding the control of the airstrip and access to the helipad are raised.

### Skye & Raasay Community Benefit Fund Steering Group

- An update is shared on behalf of David, who is not with us this evening:  
*Skye & Raasay Community Benefit Fund steering group met on 21/01/25. The steering group discussed entity formation, incorporation timeline, and membership structure. No decisions were made, further discussion will be required. The group remain neutral and does not endorse Glen Ullinish 2 or any wind farm project. The steering group will now investigate the viability of having a third-party sign into the legal agreement with the developer on their behalf in order to secure the Community Benefit Fund terms.*  
 Thanks to David for his continued attendance at SRCBF meetings.

### Membership

- Youth Members – prospective members were due to meet last Friday, but adverse weather prevented this. Meeting to be re-arranged.
- Associate Membership – The need for collaboration and the importance of support between Community Councils is highlighted. Offer of Associate Membership to be sent to Sleat & Kyleakin, our neighboring CCs. Rhona to follow up.

### Banking

- In the absence of David (Treasurer) a brief update is provided. The decision to change banks has been made, due to ongoing delays in changing signatories with our current provider. Plan to move to RBS, from BOS. Progress is being made here.

### AOCB

- Ben Yoxon and youngsters at Team Otter to speak with press highlighting their concerns for workers camp impact on the environment.
- Media – it would be useful to raise the profile of the large industrial proposals around Broadford. Contact with press to be investigated by Rhona / Hamish.
- Feedback on Sleat draft Local Place Plan welcomed. Deadline for this is 24 February '25.

### Public Discussions

- Ashaig storage planning application – concern raised regarding the emergency services reaching the helipad on the site. Cllr John Finlayson reminds residents to email him with relevant questions and he can pass on email. The potential conflict of interest for Highland Council is discussed. The implications of the council's vested interest in wind farm applications are highlighted.
- Torrin road Workers Camp - The lack of published information on the Drainage Impact Assessment within application is noted as a significant concern. Suggestion to request a predetermination hearing. The lack of police presence / police station noted as a concern by a member of the public.

A reminder to all attendees to email the CC with any further comments at [broadfordandstrathcomcouncil@gmail.com](mailto:broadfordandstrathcomcouncil@gmail.com)

**Meeting Closed**

Date of next meeting: 17 February 2025, Venue TBC