

Crieff Community Trust Board Meeting

Thursday 16 February 2017, 18:00 at Coop Store Meeting Room, Town Green, Crieff

Present Ailsa Campbell (AC) (Chair), Ann Ross (AR), James Anderson (JA), Peter Littwin (PL), Mirela MacInnes (MM), Charles Crookshank (CC), Gil Martin (GM), Grant Simpson (GS), Peter Tunn (PT), Community Enterprise Consultants, Rona McCarra (RM) (minute taker)

In Attendance Victoria Pearce (VP) and Douglas Westwater (DW) from Community Enterprise

Apologies Ian Christie

Presentation of Crieff Empty Buildings Options Appraisal

Douglas and Victoria gave a presentation on the findings of the Options Appraisal consultation. The draft report and appendices were circulated. A short visual presentation followed. The consultants indicated that there had been some changes after community feedback.

The consultants are looking for the preferred option after the report is finished. Many buildings were investigated as part of this. They outlined their methodology. The findings vis a vis customer base, grants, usage, were outlined. Background information was provided ie issues of deprivation and reasons why the Campus does not fit the bill. The need to attract visitors, the need for affordable accommodation. There was interest shown in mid-rent housing with an RSL partner. There was not such a strong indicator for a multipurpose community space. The findings for each of the buildings were shown on a coloured graph indicating the responses of the community to each of the suggested uses. The recommendations of the consultants:

1. Pilot a coworking space in the old Learning Centre under Strathearn Artspace
2. Pursue mid rent housing with an RSL and an affordable bunkhouse partnership with Drummond Arms

Discussion of findings

AC and Victoria met with the Housing Planning Team Leader at PKC and Danny Bennet from Caledonian HA. Concerned there could be conditions by Historic Scotland. Proof is needed of the ability of the community to buy the building before a feasibility study. Cost sharing with Caledonian. Danny Bennett, is willing to help and is currently engaged in a similar project. AC and Victoria discussed funding with him for project. RSL and PKC seem to be behind it. They have previous experience. Cost is a main issue. Co-working space is seen as a step along the way. Discussion at the Board meeting covered the need for the Drummond Arms to be demolished or renovated, it still needs to be attractive in the town centre. The Scottish Land Fund is unlikely to pay for simple demolishing. There was discussion about Compulsory Purchase order and valuation. Part 3A, Community Empowerment sometime in 2017, of the new legislation may improve the case. There is concern that the Council should apply pressure to Mr Singh to shoulder his responsibility. There was discussion over combined bunkhouse and housing. The consultants suggested not to take the building on as a liability. Parking is a priority for

redevelopment. Potential accommodation envisaged to be for young, working individuals as a 'starter' type at a mid-market rent.

Co-working

There was discussion of merits of old Learning Centre and old refectory as co-working space. Andrew Rodger (architect) indicates that the old refectory roof needs redone. Possibly a short lease or rental to use refectory as a pilot for a coworking space. Below Artspace, would be a single let at a commercial rate. It is within reach as a co-working space. If CCT is interested in co-working space, the consultants will cost this up. Can the consultants check out how the Blairgowrie co-working space has worked? AC has visited a similar project in Dublin, the Fumbally Exchange, and has asked for their methodology. General consensus deemed 2 – 3 years to be a test of viability of a project. The Big Lottery provides grants of £50,000 for community led activity.

Next steps

Bunkhouse idea discussed. Housing association and Council feel it to be additionally attractive to have mixed use. Timing of application to the Scottish Land Fund will have to be considered. Consultants will investigate and draw up options for a business plan comparing the refectory and the learning centre.

The presentation ended at 7.30pm. VP, DW and GM left the meeting. The regular Board meeting followed.

1 Previous Minutes

The minutes of the previous meeting were accepted by all.

2 Matters Arising

MM has checked with OSCR and the chairperson no longer has the casting vote. It is not possible to change the Articles of Association 56. MM - the Accord of Membership - Article 26. There has been no response from OSCR. MM to consult Dawn Greisbach.

3 Admission of New Members

There were no new applications for membership.

4 Treasurer's Report

MM had circulated the updated accounts in advance of the meeting. There is a healthy balance. PKC paid in £8000 and the Scottish Land Fund £7000. The first invoice has been signed for £9600 for Community Enterprise

5 BID Update (AC)

VisitScotland leaves Town Hall at the end of March. PKC will effect repairs and the building to be ready May/June. Funding sought for rent from the Common Good Fund. AC researched costs for interactive information screens, to perhaps be placed in the Square to begin with – possibly followed at a later point by others elsewhere. Crieff Succeeds website. Businesses can update their own details.

6 Group Reports

Town Centre (AC)

Town Summit: AC and Neil Coombe from BID would like to postpone the Town Summit to a later date after 23 March 2017.

Edinburgh Woollen Mill: Jamie Landale presented the plans to Ailsa. His aims are to create a reason to make people stop and spend time in Crieff, not wanting to compete with existing businesses, want to sell local products and showcase local producers, as The Crieff Food Company. The Board agreed to write a letter of support

Paths (JA) – Turretbank Wood: Draft sign displayed.

JA suggested CCT put a safety sign on the fence on the abutment.

Joining up of Lady Mary's Walk & Acorn Dell: Route 2 the preferred option. Funders to be considered.

Crieff Paths Group: Later in 2017, funding Crieff Paths Group, the signatories will be the Countryside Ranger and Alex McLeod.

7 Fundraising

Quiz night. More prizes sought.

Any Other Business

A request from Crieff Choral to have a Links Page on the CCT website. AC will check with Kona.

VAT workshop.