

Minutes of the Leith Harbour and Newhaven Community Council ordinary meeting, held at Custom House, on Tuesday 28 November at 6:30pm

Actions and decisions are ***RED ITALIC UNDERLINED SMALLCAPS***. *Nem con* means that no-one spoke or voted against an item.

Summary of actions (to be omitted from web-published version)

Item	Actor	Action
6	D Tharby	Circulate police report, if it arrives
6	J Scanlon	Forward to LHNCC the police report received by Leith Links CC
7.a.ii	L Clark	Forward to LHNCC map of northeast locality and its clusters
7.a.iii	L Clark	Forward to LHNCC her map of LHNCC's GP changes
7.a.iv	N Tulloch	Chase for new date for sounding board meeting
7.a.v	LHNCC members	Watch out for emailed details of local place plan work
7.e.i	D Tharby	Inform Custom House/SHBT of its future meeting dates
7.f.iii	B Ryan	Circulate his notes of a meeting with CEC Governance.
8.a	Cllr Booth	Chase for a CCTT/trams team meeting date
8.a	Cllr Booth	Chase for information on electric vehicle charging points

1 Introductions and attendance

Elaine Dick	LHNCC	Jim Scanlon	Leith Links CC
Frank Geoghegan-Quinn	LHNCC	Cllr Chas Booth	Leith ward
Douglas Tharby	LHNCC	Lee Clark	Edinburgh Health and Social Care Partnership
Neil Tulloch	LHNCC	3 other residents	
Bruce Ryan	minutes secretary		

2 Apologies for absence

Jim Preacher	LHNCC	Cllr Katrina Faccenda	Leith ward	Ben Macpherson MSP	Edinburgh Northern & Leith
Jason Ran	LHNCC			Deidre Brock MP	Edinburgh North & Leith

3 Minutes of October 24th meeting

- Approved *nem con* (proposed D Tharby, seconded F Geoghegan-Quinn)

4 Matters arising (and not covered below or carried forward)

- E Dick: the secretary email address now auto-forwards emails to the chair email address. I have created LHNCC email addresses for F Geoghegan-Quinn and J Ran.

5 Residents' issues advised to LHNCC officers prior to the meeting

- E Dick: there is a nascent 'stop the towers campaign' in response to 4 extra floors at Skyliner having planning approval.
 - Cllr Booth: precedent is not used for assessing planning applications, so approval of one does not mean that a similar application will be approved. Edinburgh's current local plan's policy on tall buildings is vague, but wasn't breached by this application, except for an 'acceptable' breach of open space policy. This breach, and the increase in population density, were criticised by Cllr Faccenda.
- D Tharby: there was an in-person consultation event about the Dockside development on 22nd November.

6 Police report

See [report on LHNCC website](#). (This report was received after the meeting.)

- ACTION: D THARBY TO CIRCULATE REPORT, IF IT ARRIVES.***
- ACTION: JS TO FORWARD LEITH LINKS CC'S REPORT TO LHNCC***

7 Standing reports (from LHNCC leads)

7.a Planning

7.a.i Upskill training in planning for LHNCC

- LHNCC's lack of planning capacity was noted. CEC has offered training, in response to approaches by LHNCC's chair.
 - J Scanlon asked whether LLCC could also attend this training. It was noted that CCs can apply for extensions to times to respond to planning applications.
 - E Dick: neighbour notifications in planning are poor.
 - DECISION: UPTAKE OF THIS OFFER WAS AGREED NEM CON.***

7.a.ii Primary care services in northeast Edinburgh

Lee Clark reported:

- She is a member of Edinburgh Health and Social Care Partnership' Primary Care Support Team, supporting premises development and management. Her work includes consideration of population changes. Hence she works with CEC planning, local development plans etc.
- [Slide 1](#) is a cover sheet, as is [slide 13](#).
- [Slide 2](#) shows increases in Edinburgh's 'general medical services' population. The actual increase from 2010 (502,427 people) to 2023 is 97,671 people; the projected increase (based on planning data etc) from 2023 to 2030 is 52,500 people. However, these data are likely to be overestimates by 6% due to population movements, and do not match census data or National Records of Scotland Data.
- [Slide 3](#) shows that the increase between 2018 and 2023 was 49,634 people. This increase was significantly greater than had previously been predicted.

- [Slide 4](#) shows that LC split Edinburgh's northeast locality into two 'clusters'. 'East' cluster's GP list has grown from 58,812 people in 2018 to 65,858 people in 2023; 'Leith' cluster has grown from 70,345 to 79,218 people. Hence the whole locality's has grown from 129,157 to 145,076 people.
 - [ACTION: L CLARK TO FORWARD TO LHNCC MAP OF THE LOCALITY AND ITS CLUSTERS.](#)
- [Slide 5](#) shows map of proposed, scheduled and completed housing in the locality. ('HLA' = housing land audit.) This map is based on the original (2021) version of the Housing Land Audit and City Plan 2030. It identified how population increases would affect demand for GP services, to enable NHS Lothian to understand and plan for such changes – including increasing the numbers of patients that GP practices can cover.
 - LC is now working with the updated version of CP2030, to understand updated needs. It is anticipated that each extra housing unit in Edinburgh will increase GP lists by 2.1 people each extra house in Edinburgh. (Even though Leith has much single-occupancy housing, the 2.1 multiplier is still used in relevant calculations.)
- [Slide 6](#) shows population increases identified from the HLA and CP2030: 26,258 people. LC then identified impacts on each GP practice from each forthcoming development, and how these increases might be covered.
 - On this slide, 'constrained' sites are basically those that need remedial action.
 - LC identified that there are new GP practices where new practices are needed as a result of population growth. All established practices currently in NE have increased their practice list sizes due to the large population increase. CEC planning is in frequent contact with LC, and so is aware of the pressure on GP services. LC works closely with planners on use of [section 75 contributions](#). She has submitted evidence on CP2030's impacts to SG.
- Slide 7's map (redacted at LC's request because it is at draft status) shows the HLA's detail of where housing would be developed. Such data help LC to understand where additional GP service will be needed.
- Slide 8's map (redacted at LC's request) shows similar data emanating from CP2030, including the Seafield area.
 - These data take into account the impact of forthcoming developments in neighbouring local authorities, taking into account access/transport information.
- [Slide 9](#) shows anticipated building in the 'east' cluster from 2023 to 2033, according to the HLA: both units and people.
- [Slide 10](#) shows such data for the 'Leith' cluster.
- [Slide 11](#) shows proposals to NHS Lothian for additional GP capacity in all of Edinburgh, including proposed new practices. A submission to SG is due by the end of 2023.
 - The 'Ocean Terminal' ('OT', aka 'Leith Waterfront') new practice proposed
 - NHS Lothian aims for ~10,000 people per GP practice.
 - The 'Leith tram depot' item refers to a desired new practice in this area.
 - There is a big investment in GP services in Bangholm, although this is a constrained site.
- [Slide 12](#) shows an overall assessment of what is needed in each of Edinburgh's localities.
 - There are SG funding freezes for new GP practices and education.

7.a.iii Q&A

- Cllr Booth: CEC planning committee does not see such 'behind the scenes' work. Will there be significant changes to healthcare contributions when CP2030 is in place, compared to the current local development plan?
 - I can't supply detail, because CP2030 may be changed by SG, and because building costs have increased significantly since the original version of CP2030 was created. Hence a new submission, based on current costs, is about to be finalised. Funding timeline issues affect whether new practices would be built or existing ones extended.
 - There are different levels of contribution according to the details of each development.
 - Rezoning of contribution areas is underway.
- J Scanlon: Edinburgh's population is growing, even though Edinburgh's is static. Where are people coming from?
 - All over.
- [ACTION: LC TO SUPPLY TO LHNCC HER MAP OF LHNCC'S GP CHANGES.](#)

7.a.iv Seafield

- See [report on LHNCC website](#).
 - [ACTION: N TULLOCH TO CHASE FOR NEW DATE FOR SOUNDING BOARD MEETING.](#)

7.a.v Local place plans

- D Tharby: relevant work is being undertaken. Details will be circulated by email.
 - [ACTION: LHNCC MEMBERS TO MONITOR THEIR EMAIL ACCOUNTS FOR SUCH DETAILS.](#)

7.a.vi Invitation re Bingo Hall on Manderson Street

- B Ryan has volunteered to minute this meeting. (It was postponed subsequent to the meeting.)

7.b Licensing

No matters raised.

7.c Transport

7.c.i Update on Edinburgh Tram operations

- D Tharby: I have received no information about CCTT meetings.

7.c.ii Membership of CCTT

- D Giles and I are LHNCC's representatives for CCTT.

7.c.iii Update on EBUG

- E Dick/N Tulloch: there is no bus from Leith to Portobello, despite relevant discussions around the Seafield masterplan.

- Cllr Booth: Cllr Faccenda and I asked Lothian Buses about introduction of a Leith-Western General hospital route, but this would not raise sufficient revenue. There are CEC-supported services (e.g. route 150) but a Leith-Portobello route (other than route 21) will not start until the Seafield development is in place, or there is CEC-support.

7.d Environment

7.d.i Edinburgh green spaces

- D Tharby: there were consultation events 20-22 November across Edinburgh.

7.d.ii FoWLB update

- No discussion

7.d.iii The ponds at Western Harbour, other environment matters

- E Dick: there is now a constituted 'friends' group, which is undertaking public meetings and fundraising to oppose development of the ponds.
 - A resident: the current application would not immediately impinge on the ponds, but the next one would.
- E Dick: I am engaging with the trams team about reinstatement of damaged landscapes and felled trees. Along Ocean Drive, there has not been the promised 2-for-1 tree-replacement. Some trees and shrubs are dead; others are dying.

7.e Heritage

7.e.i News from Scottish Historic Buildings Trust

- D Tharby: the former leader retired in the summer. LHNCC meets in a room in the SHBT's Custom House.
 - Custom House is holding a family-friendly open day on 9 December (10am to 3pm).
 - **ACTION: D THARBY TO INFORM CUSTOM HOUSE/SHBT OF ITS FUTURE MEETING DATES.**

7.f Community

7.f.i feithChooses

- D Tharby: 29 applications have been received, but these are currently being evaluated for grant-rules compliance.
 - Online voting will be open 22 January to 5 February. In-person voting is on 27 January – volunteers are needed!

7.f.ii Northeast Locality Community Planning Partnership, LIP development

- D Tharby: there meetings to plan fixes to issues. Tomorrow's session at Northfield will cover supporting vulnerable families and young people. A session at the Kirkgate (7 December) will cover strengthening support for volunteering.
 - The final Locality Improvement Plan report is due in 2024. A new LIP will be in place by the end of 2024.

7.f.iii Review of Edinburgh community council scheme and boundaries

- D Tharby: there are large disparities in CC populations. (See [2014 CC populations](#).) Many CCs have membership issues.
- **ACTION: B RYAN TO CIRCULATE HIS NOTES OF A MEETING WITH CEC GOVERNANCE.**

8 Edinburgh City Councillors' reports

8.a Cllr Booth

- Edinburgh Licensiijg board met on Monday, considering *inter alia* two public health improvements to policy.
- There are many licensing and planning applications for short-term lets.
- A women's safety campaign – [respect her space](#) – has been launched by CEC, police, etc.
- A presentation (including environment reports) on plans for Plot A1 of Western Harbour ponds was refused.
- CEC's draft response to the [Hardie \(trams\) report](#) came to TEC last week. **I WILL CHASE FOR A CCTT/TRAMS TEAM MEETING DATE.**
- CP2030 is expected back from the SG Reporter at the end of March 2024. It will then require CEC approval.
 - If SG makes changes such that CEC cannot adopt this version, CEC will carry on using the existing LDP.
- CEC recently declared a housing emergency, because too many people are in temporary accommodation, but now needs to identify relevant actions. I believe actions are needed about empty homes, building social housing, etc.
 - It is hard to predict the effect of STL policies on general housing availability. Operators do not publish data. Application fees depend on property-sizes and other factors. Fee-payment does not guarantee planning permission or a license.
 - A further judicial review of STL planning policy affects the meaning of 'retrospective': CEC had decided not to pursue anyone who hadn't applied before September, but would insist on planning applications for STLs currently in operation. The JR petitioners argue that if STLs that began before September do not need to apply for planning permission. This would severely challenge CEC policy.
 - New STL-enforcement officers have been recruited. I would like there to be proactive enforcement, rather than relying on reports by neighbours of potential breaches, but other issues are not subject to proactive enforcement. [Living Rent](#) has developed [an app to help with objections to STLs](#), and is working on an app to report breaches.
 - Adverts for STLs should have their license application numbers, so adverts without these numbers may be in breach.
- **I WILL CHASE FOR INFORMATION ON ELECTRIC VEHICLE CHARGING POINTS.**

9 Local MSP and MP reports

- No reports: MSP and MP not present

10 LHNCC treasurer's report

- D Tharby: LHNCC's balance £1015-06. LHNCC's bank has credited LHNCC with £100 as compensation for various issues.

11 EACC AGM

- D Tharby: I have joined EACC's board. Changes to CC elections have been mooted.

12 AOCB, including issues raised during this meeting

- A resident: the Water of Leith walkway closed today, to enable works at Coalie park. These will last ~6 months.

13 Date of next meeting

- 23 January 2024