



Minutes of the 408th meeting of Portobello Community Council held on Monday 27th November 2023 - DRAFT

Present: Craig McIntyre (Chair), Mike Leeman (Secretary), Frazer McNaughton, Laurie Berrie, Stephen Hawkins (Treasurer & PAS Representative), Catherine Etoe (Brighton & Rosefield Residents Association Representative)

Apologies: Lee Kindness, Esther Clayton, Cllr. Kate Campbell

In attendance: Cllr Tim Jones, Cllr. Jane Meaghar, Cllr. Alys Mumford and 16 members of the public

408.1 Chair's welcome and introductions

Craig McIntyre welcomed everyone and there were introductions.

408.2 Minutes of the previous meeting and matters arising

Minutes of the October 2023 meeting were agreed.

Actions from the Previous Minutes - all had been completed.

Cllr. Meaghar is going to chase the Kings Place Funding

Cllr. Tim Jones is going to ask about clearing the debris at the bottom of Kings Road

PC Anna Morrison gave an update on behalf of Police Scotland - See 408.9.b for full details

408.3 Presentation by Block Nine Architects on the update planning application for 120 – 124 Portobello High Street

As the closing date for any comments on the application close on 15th December Sandy Anderson, Director of Block Nine Architects gave a presentation on the updated application for development on the site at 120 - 124 High Street.

He talked through the drawings and the reasoning for the changes. All drawings can be found on the City of Edinburgh Planning Portal with reference number **23/06757/FUL**

There were questions from the Community Council and from public attending the meeting: Key questions were

Will the 11 properties be for sale or rent: Answer, rental

How will the rental cost be determined: Answer, through the market

What are the timelines: Answer, expect it to go to committee mid 2024. If approved it would then take approximately 1 year to tender. Then expected 12-18 months from demolition to final build.

Consideration for street lighting on the side? Answer, not yet but agree that this would be good to add in.



Commercial space; How will the low ceiling work? Answer, small rectangular ducting. Also a survey was completed about heights of ceilings and signage of other commercial properties along the High Street as there is a wide range of heights. This can also be found in the application.

Would there be car parking. Answer, no

What is the cycle parking provision. Answer, 2 spaces per unit (22) and a further 6 guest spaces. There would be room for cargo bikes and there will be a charging station.

ACTION: We have already published the application reference for individuals to make a comment. We will not be commenting as a community council

408.4 Beach defences update

Following an action from the last meeting about damage after Storm Babet we wrote to the council to find out what their plan was for repairs. The local councillors also followed this up

The response from the CEC was

“Further to recent requests from Ward Members, I thought I would send on an update regarding the sand levels at Portobello Beach and some wider maintenance concerns.

We are aware of the shift in the sand levels following the storm, and this can happen from time to time especially when we get a northerly wind coinciding with the neap or spring tides. Normally the sand levels will re-establish through the winter, and we will monitor the beach levels over the coming months, then consider if any further action is required.

There are a few areas of damage along the Edinburgh coastline following the storm, which the Flood Management team are assessing and preparing contracts for repairs to be carried out. This can take some time as we need to assess the damage, procure prices and co-ordinate the works within the tides.

With regards to Portobello Groynes, the Flood Management Team is in the process of preparing the contract documents for repairs to all the timber groynes, and we are aiming to have a Contractor appointed early in the new year. This includes Groyne No.4 which has been regularly monitored since it tilted, and there has been very little movement (including after the storm 2 weeks ago).”

A meeting with the ward councillors is being arranged for January 2024.

408.5 Abercorn Terrace safety improvements update

The Community Council have been disappointed to learn that the safety improvements which have been 4 years in the planning will now not take place in the current financial year.

The Community Council will continue correspondence and will make the public aware once we have any further updates.

408.6 Pavement Parking Update

The Scottish Government legislation has now been passed by the City of Edinburgh Council. Across Edinburgh this will come into force from 11th December with enforcement due to start in January 2024.



The Community Council recognises that there are still a lot of questions in regards enforcement which we do not have the answers to. We want to keep the public informed as best we can but are still waiting for further guidance from CEC.

Members of the public raised their concerns about the 4 red zones in Portobello; namely Marlborough Street, Regent Street, Adelphi Place and Brunstane Road. Concerns ranged from how it would be policed, what would happen to displaced cars, what would happen if the road is blocked and access is needed from the emergency services. There was also concern that no correspondence had been given to the affected streets to prepare them.

The ward councillors were also awaiting further guidance. They are very happy to receive correspondence from concerned residents which they will then take back to council to try and get answers to.

Cllr. Tim Jones hopes to be able to arrange a walkabout along the affected roads along with Council Enforcement Officials. He will confirm this as soon as possible. It was asked whether a member of the community council or a resident could also attend.

The next expected correspondence from CEC should be on or before 11th December.

ACTION : If PCC receives any questions forward these to the ward councillors. Ensure that we publicise any further correspondence as soon and as wide as possible.

408.7 Community Council Scheme Consultation

Stephen Hawkins ran through the consultation and we decided that we would confirm on Basecamp how we would answer.

ACTION - Confirm our answers on Basecamp and then Mike to Submit

408.8 Place Based Investment Funding - PCC approach to engaging with local groups

It was agreed that for the January Meeting Mike would have reached out to local groups and also posted to the website to invite suggestions from the public. We can then decide who the PCC would like to nominate before the March 2024 deadline.

408.9 a . Treasurer

There has been only one transaction in the business account since the last meeting and that was for £17.50 for Basecamp costs. This gives a balance of £1,531.58.

There has been the additional interest of £1.34 added to the Traders' account which results in a balance of £1215.28.

408.9 b. Police

Quiet and under control, not significant issues and bonfire night went well.

Advice from their point of view - darker nights and Christmas coming increase in break ins so advise extra caution and if you have the ability to put in an alarm please do so and arm it.

Also advise to check the ID of anyone coming to the door and do feel that you can say no thank you and not let them in.

If in doubt always feel free to call Police Scotland.



Catherine Etow asked a question about the timescales for installing automatic speed signs on Brighton Place. It was confirmed that there is one now installed but it is obscured by vegetation.

ACTION : Mike to write to CEC to ask the vegetation to be cleared.

408.9 c Planning

Nothing of note aside from the 120-124 Portobello High Street Application. We published a number of advertisements on the social channels.

408.9 d Councillors

Cllr. Alys Mumford: -Graffiti on the George. Enforcement officer is coming out to look at this and also to check that the George is still being kept in the condition it needs to be.

People asking about the flood scheme in Musselburgh.

Cllr. Jane Megahar - Have asked for the council to ensure that there are communications about the flood defence scheme due to the connection between Musselburgh and Portobello.

Cllr. Meaghar emphasised the housing crisis and if she could do a presentation at a future meeting. It was suggested this would be good for January 2024.

Cllr. Tim Jones - TRO/RSO for Brunstane Road. Postponed due to the high volume of correspondence. Should come in January now but no definite date yet. The ETRO has been extended.

408.9 e Seafield

Still on pause. All of the new water level data has been sent to Sepa who will revert back.

408.10 AOB

Stephen Hawkins had been approached about putting a poster into our notice boards for MP Tommy Sheppard's surgeries. It was asked if we would be able to combine a poster with the other elected members' surgeries on it. This was agreed

ACTION : Produce a poster with all local surgeries and then put them up in the notice boards.

The meeting concluded at 21.33

The next meeting is 29th January 2024.