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| **Date** | 13th January 2021 |
| **Time** | 1900hrs |
| **Venue** | Zoom Video Conference  |
| **Present** | **Councillors Present:** John Holliday (JH), Phyl Meyer (PM), Alison Clark (AC), John Patience (JP), Gerard McGoogan (GMG), Iona Campbell (IC) and Stewart Carr (SC).**Local Authority councillors present (joined mid-meeting):** Mary-Jean Devon (MJD), Jim Lynch (JL)**Minute Taker:** Louise Reid**Public – Approx 50 devices (at peak) connected to the call including the above** |

1. **Welcome and apologies.**
* The Chair welcomed all present to the meeting apologies were received from Louise Reid, Cllr Roddy McCuish and Cllr Mary-Jean Devon (possible late arrival due to an earlier meeting). It was noted that the meeting was being recorded for minute taking purposes
1. **Conflict of Interest**
* **None**
1. **Previous Minutes and Matters Arising**
* The previous minutes are available on the meeting notice on the Community Council Website.
* **SC** has written to the contactors carrying out works at the pier regarding the current state of the area, a response has now been received. Assurance has been given that the area will be left in a suitable condition. Tiree Community Council will continue to monitor the situation.
* It was previously agreed to discuss the email system currently used by Tiree Community Council (TCC). It was noted that the current system is not cost effective. **PM** has investigated this. It was noted that TCC is not eligible for a charity discount. An email has been sent to the Scottish Community Council’s support team asking if there are any alterative options going forward.
* Scottish Water was in attendance at the last meeting. It was previously agreed to share information on various schemes to reduce water usage in the community. Scottish Water have provided TCC with the presentation from the previous meeting, and information regarding their ongoing projects to reduce water wastage at home. **PM** has updated the Community Council website with this information and encouraged people to have a look at what might be available. It was agreed to continue to monitor the situation on the island going forward.
* The minutes of the previous meeting were approved. Proposed by ***AC*** and seconded by ***PM.***
1. **Correspondence**
* A letter has been received from a student at Glasgow School of Art, who would like to carry out a clothing project. Support is needed from Tiree Community Council to show evidence that the project is viable to various funders etc. Funding has already been granted from HIE. All present agreed that the project was viable. It was agreed to write and confirm support. ***JH to action.***
* It was noted that there is a vacancy on the CalMac Communities Board. It was noted by a member of the public that Rob Weir is now the main contact for Tiree. Encouragement was given for members of the community to step forward.
* It was previously noted that there is an ongoing issue with the bin lorry, meaning that there are occasions that the bin runs have not been completed. This is due to frequent vehicle breakdowns. Roddy McCuish had advised that a new refuse vehicle was being purchased by Argyll and Bute Council and has suggested that it be sent to Tiree. **PM** to write to relevant Council officials to support this position.
* A letter has been received from a local fisherman regarding concerns that the newly announced Marine Protected Status of the area may affect fishing going forward. It was agreed to engage with the fishermen and get some feedback as to what the concerns might be and if anything can be done to mitigate them. ***JH to action.***
* Correspondence has also been received regarding the visiting dental service to the island. It was noted that the previous dentist retired at the end of 2020 and no replacement has been allocated to the area. Emergency care is currently diverted to Oban Hospital and other dentists in Argyll and Bute. It was agreed to contact the assistant clinical dental director (Donald MacFarlane) to ascertain if there are any replacement plans for Dental cover for Tiree. ***JH to action.***
* It was noted that there is Scottish Islands Federation (SIF) meeting taking place on 19th January to discuss Covid. Tiree Community Council have been invited to attend.
* Clearance is still pending regarding the publication of the minutes of the joint TCDT/TCC meeting held at the end of last year.
* A letter has been received regarding the possible use of a phone box for a “charity box”. **JP** noted that there are enough materials to restore a phone box for this purpose.
* The monthly Police Scotland Report has been received. There have been eight incidents reported to Police Scotland over the last month. Four of which have been in relation to a breach in Covid guidelines. It was reminded that any breach of Covid guidelines should be reported to Police Scotland by calling 101.
* The Boundaries Commission have written to inform that they are currently working to arrange a meeting with Tiree and Coll. It is unsure if this is a public or private meeting. **JH** will continue to update as this becomes clearer. **JH** has also written a submission to the website, which will be made available on the Community Council website. ***PM to action.*** Roddy McCuish has also written in support of the previously agreed proposal. It was reminded that members of the public are also eligible to submit comments to the Boundaries Commission, the deadline for this is 26th January.
* An invitation was received for the Scottish Transport Conference, however due to the late notification is it thought that no councillors will be able to attend.
* An invitation was also received to attend an advice meeting with Scottish Water, it was felt that the issues on the agenda had been previously covered during the December meeting.
* Advice on Shielding and Money Worries has been received from Argyll and Bute Council. It was noted that this is now available on the Community Council website.
1. **Factor Hugh Nicol**
* **JH** welcomed Argyll Estates Factor Hugh Nicol (**HN)** to the meeting. **HN** thanked TCC for the invitation to attend.
* **Gravel and sand extraction from the beach.**
* It was noted that Correspondence is often received by Tiree Community Council regarding gravel and sand extraction from the beaches. **JH** asked for clarification on the Estates Policy regarding this issue.
* **HN** stated that Argyll estates also receive a number of correspondences regarding this issue and noted the frustrations regarding the lack of clarity on the matter. Argyll Estates have worked in the past with Tiree Trust, RSPB, Argyll and Bute Council etc. to try and find a way forward, however, as yet there has been no conclusion made.
* It was noted thatindividuals are entitled to remove a “de minimis” amount of sand and gravel from the beaches for crofting and agricultural use, meaning “an amount that is too small to be accounted for or would have negligible impact on the area”.
* It is difficult to gather evidence that supports claims of “industrial” amounts of sand and gravel being removed from the beaches on the island but it was noted that **it is a criminal offence to do so – and also a criminal offence to purchase such gravel if it is suspected to be illegally obtained.** Such material is likely to be easily recognisable due its natural content.
* **HN** suggest that the community and the various groups on the island must work together with Argyll Estates to solve the issue and protect Tiree’s beaches.
* A number of questions and comments were then received and are as follows:
* It was questioned as to what impact the extraction of sand and gravel from the beach might have on the island. It was noted that it has an environmental impact in that protection is being taken away from the beaches, and there are some reports that excavation is occurring around ground nesting bird sites. It is also thought that there may be an insurance issue with having large machinery on the beach and it may also impact the use of the area. It was noted that Argyll and Bute building control will also ensure that only licenced sand and gravel is used for any building on the island requiring planning permission going forward.
* It was suggested that there are many groups and individuals with a legitimate reason for removing sand and gravel from the beach and questioned as to the existence of a written document outlining what the restrictions around sand and gravel extraction on Tiree might be and if it would be possible for the community to see this. It was confirmed that there is no written agreement to outline the arrangement as it is a historical practice that has become customary amongst the agriculture and crofting community.
* It was asked if Argyll Estates have a commercial or other interest in stopping the practice of the removal of industrial amounts of sand and gravel from Tiree’s beaches. There is a duty paid to Argyll Estates on the legitimate aggregate that is sold from the local quarry. It was however noted that there is no obligation for people to buy it from there, and that off-island sources are available.
* It was clarified that Argyll Estates own the quarry facility on the island which is currently tenanted by a crofter.
* A suggestion was made that there could be an opportunity to zone the beaches, giving extraction preference to beaches that may have a surplus and natural increase over time of sand and gravel and try to encourage people to avoid areas that might have historical significance, environmental implications etc.
* It was questioned as to if Argyll and Bute Council are going to produce a Shoreline Management Plan for this area. Mary Jean Devon **(MJD)** confirmed that no notification had been received of such plans and agreed to investigate this further. ***MJD/JL to action.***
* It was suggested that what may appear as “industrial use” may in some cases actually be being dispersed amongst various crofts and buildings, and that some may have an issue with perceived ownership of assets on a public beach. Many crofters use sand/gravel from the beaches because it is not financially viable to source it elsewhere. It was suggested that by using the islands assets it reduces costs ultimately allowing for more families to work and remain on the island.
* **SC** encouraged anyone would like to have their views represented anonymously or otherwise get in touch with the Community Council. Contact details are on the website. It was agreed by all present that an online survey would be the best way to collate ideas. (**IC and SC to action?)**
* The need for a written guidance as to what was and was not acceptable was also strongly suggested. ***HN agreed to provide one, PM to post on our site.***
* **Vehicular Access to Beaches**
* A number of correspondences have also been received by Tiree Community Council regarding the use of vehicles on the beach. **JH** asked for some clarification as to who is permitted to have vehicular access to the beaches on Tiree.
* **HN** noted that there are no specific rules set out by Argyll Estates on this matter but would like people to be responsible when taking vehicles onto the beach. If there is good access to a beach area vehicle are permitted to park there, but dangerous driving at speed on the beach is not responsible usage and is a police matter.
* **Land for Social Housing**
* Tiree Community Development Trust (TCDT) have been working on an affordable housing project and are currently trying to source suitable land. **JH** asked if Argyll Estates had an update on what might be available.
* Argyll Estates have been working with TCDT on this and are keen to help find suitable land for the project. Argyll Estates never turn down requests for land, however agreement must be given by the land tenant at the time. Which is where an issue might arise.
* **Tiree Access Group**
* **JH** noted that there was previously an access group on the island, run by TCDT with various stakeholders in attendance including **HN**.
* **HN** noted that the group usually meets three times annually, however no meeting has taken place in 2020.
1. **Pier Marshalling area**
* **JH** gave a brief update regarding the Pier Marshalling area and the concerns currently being raised by the community, including difficulty parking and manoeuvring, overcrowding and various potential safety issues. It was also noted that the area could also be made more visually appealing and welcoming to those arriving via ferry or using the businesses in the area.
* **HN** noted an agreement has been made with a local farmer for some of the land in the area to be released back to the estate, meaning that some further development could take place. It was noted that there is a mix of ownership in the area, but Argyll Estates will investigate who owns what. ***HN to action.***
* A member of the public noted that CMAL have allocated funds to the improvement of the marshalling area. It was confirmed that TCC have been pursuing this for a number of years, however it is difficult to get clarification from CMAL as to what the current plans for the area are.
* It was noted that the bus operators also use the area, both for the ‘Ring and Ride’ service and the School Bus. There is little room for manoeuvring and parking with the current set up and it is a safety issue during busy boat times. It would be beneficial for people to see the plan so that the community and business operators could have an input as to what the final design might look like.
* It was agreed that the Community Council will continue to take this forward as a priority issue. A small working group will be set up consisting of various stakeholders, business operators, community council members and anyone with a relevant interest. ***AC/SC/JH to action.***
1. **New Covid Regulations**
* Tiree is currently in level three of Covid restrictions.
* It was noted that there is an issue amongst tourism businesses in level three areas, in that there is no financial support available to businesses who are not in level four. Argyll and the Islands Tourism Co-operative (AITC) are currently leading an enquiry into this issue at government level.
* **MJD** noted that this is an active discussion within Argyll and Bute Council and agreed that island business in level three areas are at a disadvantage.
* A number of correspondence has also been received regarding people visiting the island from level four areas for perceived unessential travel. It was also suggested that Tiree Community Council offer advice to people regarding travel to the island.
* It was suggested that TCC reinforce the guidance given by Scottish Government to help safeguard the health of the community. It was noted that specific guidelines can be challenging to decipher at times however a general reinforcement of the guidelines would be a favourable approach. ***PM/SC to action.***
1. **Tiree Community Council website and Facebook Page Policies**
* It was noted that there have been some issues in the past with social media and website usage. A letter has been received raising concerns that there is no function for posting comments on the Community Council website and the usage of Facebook may disadvantage some constituents.
* It was agreed that there is a need to formalise a communications policy, this would ensure continuity and clear guidance for any future councillors.
* It was noted that by allowing people to comment on the website, moderation must be carried out to ensure that best practice is being achieved. This will be a very time consuming, a fairly complex task and will possibly have an impact on the capacity of the Community Council.
* Facebook is a social media platform designed for communication and engagement, any comments made on Facebook are the responsibility of the individual and of Facebook to moderate, however because the Community Council Website is owned by the Community Council, the legal responsibilities will lie with the Councillors meaning that there is a very clear difference in legal responsibilities and required conduct measurements between the two platforms.
* There is also a difference in the way content is produced, in most cases information is shared via both the website and social media, however there are cases of specific requests for social media campaigns to be shared etc.
* It was noted that the Facebook page is open, meaning a membership is not required to view the content, and that many other Community Councils utilise social media. It was suggested that having a number of different channels is an effective way to reach more people to share information and receive feedback.
* It was agreed it would be useful to produce a code of conduct, whereby the Council could have the right to remove certain comments.
* It was suggested by a member of the public that it would also be useful to have the guidelines on the website once agreed to help mitigate any potential issues. Concerns were also raised that the ability to comment on the website was removed without public notification or formal reasoning.
* It was proposed that the comment function on the Community Council website is reinstated and moderated, with Facebook and other social media accounts remaining in place.
* The above will be carried out after a usage and conduct policy is agreed and capacity to carry out the required moderation is identified. ***IC/PM/SC to action***
* This was agreed by all present.
1. **Expanding the role of Gaelic in Tiree Community Council business**
* Tiree Community Council have recently received support from Argyll and Bute Council which may allow the minutes of the meeting and other written material to also be produced in Gaelic.
* It was suggested that some of the website pages could also be produced in Gaelic.
* It was agreed to continue to liaise with Argyll and Bute council to progress possible support options going forward. ***JH to action.***
1. **Fuel Poverty on Tiree**
* **GMG** gave a brief overview of issues discussed at previous meetings. **GMG** is continuing to share advice on fuel poverty.
* It was noted that investigation is still on going to ascertain exact figures from Pier View residents, once heating costs are received the next actions can be agreed.
* At the moment the project is focusing on Pier View properties, but it is thought that there could be other residents on the island facing similar issues.
* It was noted that there are also issues occurring in Oban. **JL** agreed to assist in finding out some more information.
* **MJD** also noted similar issues being reported.
* It was suggested that there is funding and advice available for heating efficiency improvements to be made.
1. **Report from Tiree Community Council Planning Sub-Committee**
* **JP** gave a brief update; a sub-committee has now been formed to draft a Community Council Planning Policy.
* One informal meeting has taken place to discuss what the policy might look like and make members familiar with some planning background, the minutes of which will be published. It was noted that the group will focus mainly on local issues, not national applications etc. All future meetings will be announced, and members of the public invited to attend.
* The objective of the Planning Sub-Committee is to only respond to applications that have a direct impact on Tiree and the Community.
* Responses may be given to such cases that fall out with the objectives of the local plan produced by Argyll and Bute Council Planning Department. Or applications that might see social, economic and cultural benefit for the community but may not fully comply with planning rules.
* A meeting of the Sub-Committee, in public, will take place to move the draft policy forward, the date of which and agenda will be published.
* **JP** noted the importance of Argyll Estates with regard to planning on the island and requested that Argyll Estates share information regarding possible future applications or land changes. It was agreed to write to Argyll Estates regarding this. ***JP to action.***
* It was questioned as to the process of a development or change of use being carried out without appearing on the weekly planning notification, it was noted that some developments can be agreed by planning officers, without applications appearing in the public domain. This is usually smaller things, and the list of such applications can be made available. **HN** noted that industrial gravel extraction may also come under this category. ***MJD to action.***
* **MJD** also noted the importance of engagement from Community Councils in planning matters.

***12.* AOCB**

* Discussion has been ongoing within the zoom chat function regarding the possibility of requesting CalMac staff become involved once again in questioning passenger arrivals and departures. It was noted that this has previously been discussed and is thought to be a difficult role for staff to take as CalMac have no official authority to stop passenger movement. It was noted that it may be more useful to ask the Police to have a more prominent presence at Oban Ferry Terminal.
* A new consultation has been published regarding Short Term Lets by the Scottish Government. It was noted that this may have an impact on Bed and Breakfasts. ***MJD******agreed to share the details.***
* It was noted that Andy Wright is stepping down from TCDT, thanks were given to AW for his work with TCC.It was agreed to write a letter of thanks. ***JH to action.***

***There being no other business the meeting was closed.***

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| **ACTION** | **BY WHOM** | **BY WHEN** |
| Write to Art student in support of project | JH | 10th Feb |
| Arrange meeting with fishermen to discuss SPA status | JH | 10th Feb |
| Add Boundaries Commission submission to website | PM | ASAP |
| Investigate Shoreline Management Plan for the area | JL/MJD | 10th Feb |
| Investigate areas of ownership around the pier marshalling area | HN | 10th Feb |
| Form sub-committee to work on the pier marshalling area project | AC/SC/JH | 10th Feb |
| Create/publish notice reinforcing importance of following Covid Guidance | PM/SC | 10th Feb |
| Draft Code of Conduct/Usage/moderation policy for website/social media | PM/IC/SC | 10th Feb |
| Continue to work with Argyll and Bute council to find support for the production of Gaelic documents. | JH | 10th Feb |
| Supply list of planning applications approved by Planning Officers | MJD | 10th Feb |
| Circulate information regarding Short Term Let consultation | MJD | 10th Feb |
| Write to AW in thanks  | JH | 10th Feb |