

Leith Central Community Council (LCCC),
Minutes of meeting held at 7.30pm on Monday 15th November 2010 in the Nelson
Room of McDonald Road Library.

Present

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| Stewart Blaik | Chair LCCC |
| Roland Reid | Secretary LCCC |
| Jenny MacKenzie | Minute taker and Pilmeny Development Project |
| Annette O'Carroll | LCCC and Convenor Planning sub-committee |
| Charlotte Encombe | LCCC and Greener Leith |
| Julian Siann | LCCC and Redbraes Community Garden |
| Cllr Angela Blacklock | (Lab) |
| Malcolm Chisholm MSP | North Edinburgh (Lab) |
| April Cumming | Intern for Malcolm Chisholm |
| Walter Dods | LCCC |
| Geraldine Debard | Friends of Montgomery St Park |
| Ann Stark | Friends of Calton and Hillside |
| Mark Armstrong | Resident |
| Philip Mitchell | Resident |
| Peter Mellors | Resident |
| Jim Scanlon | Chair of Leith Links CC |
| Angus Miller | Treasurer Leith Links CC |
| Calum Wilson | Forth Energy |
| Julie Ross, | Turley Associates |

1. Introductions and Announcements.

The Chair welcomed Calum Wilson, Managing Director of Forth Energy and Julia Ross of Turley Associates, present at the meeting to provide some information about the proposed Biomass plant, an application for which will be made to the Scottish Government early in the New Year.

2. Apologies for Absence

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| Harald Tobermann | Pilrig Residents Association (PRA) |
| Joan Corbett | LCCC |
| Dominic Moran | LCCC |

3. Approval of Minutes for 18th October 2010

Annette O'Carroll requested that the paragraph under Item 7, Planning Sub-Committee, Leith Decides be amended to read only that 'an application to the Leith Decides project for a bid of £950 had been made by the psc'. Agreed.

Minutes Approved by Roland Reid

Seconded by Julian Siann.

4. Powerpoint Presentation by Managing Director Calum Wilson of Forth Energy.

The following is a summary of the presentation.

Scotland's renewable energy targets for 2020 include 80% of the country's electricity and 11% of the country's heat from renewable sources. Forth Energy's investment in development of renewable energy projects is in line with these goals.

Four plants are proposed at Grangemouth, Dundee, Rosyth and Leith, requiring £1.7bn of investment. Each plant can power a large town or small city. The four plants could supply 14% of Scotland's electricity needs, which include the total industrial, commercial and domestic demand, with the Leith plant providing the equivalent of 54% of Edinburgh's needs and the electricity feeding into the national grid. The plants could also contribute more than 30% of Scotland's 11% renewable heat target.

The Leith Plant would be located at Imperial Dock in the Port of Leith, generating 200MWe of electricity and 60MWth of heat.

Fuel for the plant would be in the main imported wood chip or pellets, including purpose grown crops. These would be processed at source in North America, Canada and the Baltic States, shipped to the port, with the potential for a small amount of fuel to be transported by HGV to the plant. There would be a certain amount of carbon associated with bringing the fuel to the plant – 32 HGVs visiting and leaving the plant per day and a further 31 cars each way required for staff transport. No municipal waste will be burned at the plant and a small amount (10-30%) from recovered timber, paper and cardboard from local sources.

Ash associated with the process would be around 1.5% of the fuel requirement and there are emissions from the process. However, we calculate that the energy crops grown offset the carbon dioxide emissions produced in the combustion process. A life-cycle carbon footprinting study of the proposal found that the electricity produced will generate only 11% of the emissions associated with a traditional coal-fired power station.

It is important that the fuel is sustainable from the supply and environmental point of view. We would seek suppliers that are registered to ensure sustainability.

We will take an integrated approach with this project – it can exist alongside other development plans for the port. Work on the plant would create employment for from 300 to 500 construction jobs, and 45 permanent operational jobs.

The scale and the height of the plant and stack have been designed to ensure that strict European and Scottish standards are met. When in operation the plant would be regulated by the Scottish Environment Protection Agency (SEPA). Measures would be put in place to prevent pollution during construction, operation and decommissioning. Ash would be temporarily stored on site in silos and recycling opportunities will be sought. Forth Energy does have pictures and information about similar plants operating in Sweden which supply heat to city-wide heating schemes.

During 2010 initial public exhibition events were held in February, an Environmental Impact Assessment was carried out between April to September and follow-up exhibitions were held in November in Leith and Edinburgh.

In January 2011 an application will be made to the Scottish government for Section 36 consent. From January to March there will be an opportunity for public comment to the Scottish Government Energy Consent Unit. CEC, the Scottish Natural Heritage and SEPA will consider the proposals. Between April and September the Scottish Government will consider the application, with a decision estimated between October and November.

Questions:

Roland Reid: There are two strands to this project – energy and heat. What is the plant’s viable life?

Ans: Two villages are planned at The Hub within the next 10-20 years. We would hope that the plant would be supplying heat to that development.

Charlotte Encombe: The loss of amenity (the planned park for that area) is the first impact. What are the chances of a community benefit of like kind and investment?

Ans: We have made a commitment that the park will be relocated to another part of the development.

Malcolm Chisholm MSP: I have received many objections. How does this figure in relation to climate change? There seems to be a huge gap between what you are saying and the objectors are saying.

Ans: We would like to understand that gap and are working to do so. I have confidence in our calculations. The Manomet report uses a 40-year growing cycle and narrow band of fuel types – these are different assumptions from those made in Forth Energy’s research into the carbon lifecycle of their proposed plants – hence the difference in findings. Forth Energy is committed to looking at the lifecycle of the plant using European Standards for lifecycle assessment, to assess the carbon savings, and is working to understand this gap with other studies at the moment.

Julian Siann: You haven’t presented a rationale for not using rail transport in bringing fuel to the plant. Storage dominates the land side development. Perhaps the site could have been further to the east.

Ans: Our view is that the plant needs to be in a port. It’s the other end of the rail link that is the challenge. The infrastructure isn’t there right now.

Question: How long is the construction period? Ans: Three and a half years.

Stewart Blaik: It would be helpful to be provided with some images of the proposed plant that show us its scale in relation to other buildings and the surrounding area.

Ans: These could be provided.

The Chair thanked Forth Energy for the presentation.

5. Community Police Officer’s Report

No police officer’s report.

7. Officers’ and Councillors’ Reports.

Treasurer's Report

No Treasurer's report

Malcolm Chisholm MSP is monitoring the reports of anti-social behaviour mainly in relation to Buchanan Street, but also involved in the nearby section of Leith Walk, especially after the recent attack on a man outside the City Limits Pub.

Secretary's Report

1. The Provost has requested nominations for anyone who has helped to raise the profile of Edinburgh.

Chair's Report.

The Chair will attend a meeting of the Housing and Built Environment sub-committee on Tuesday 16th November and a Leith Neighbourhood Partnership Business Meeting on Wednesday 17th November. On behalf of LCCC, he will also attend a Merchant Navy Memorial Trust function, to be attended by HRH Princess Anne.

Planning sub-committee

Full and comprehensive report submitted, including:

- Report on meeting with Phil Myerscough, Managing Director of BL Developments to discuss the **Shrub Place** site. Details available in psc Convenor's report and also in the recently produced newsletter on page 4. Julian Siann noted that the gates are open into the site. Convenor will alert BL.
- **7-9 Newhaven Road:** Graeme Kerr has accepted an invitation to attend the November 25th psc meeting. CEC has asked for more consultation for this application, including leaflets/posters with event details, exhibit information in the library over 1-2 weeks and an additional public event if required
- **Preventing Urban Blight:** Since July, 12 new businesses have opened in Leith Walk, including a Filipino convenience store, a Mexican takeaway and a Russian food shop. Harald suggested it would be a useful project to establish ownership of all retail units. Roland suggested that we should establish which local shopfronts should set the benchmark for Leith Walk.

Dates of next meetings: Thursday 25th November, Wednesday 15th December. All LCCC members are welcome to attend.

Transport sub-committee

No report.

- **Cllr Angela Blacklock**

Cllr Blacklock has been approached by an increasing number of people concerned about statutory notices and the huge costs that can be involved. Malcolm Chisholm agreed that he also receives many complaints. Cllr Blacklock is keen to establish a council sub-committee devoted to examining this issue in detail. Cllr Blacklock expressed an interest in continuing to work with the planning sub-committee on all issues, including shop front matters.

8. Association of Community Councils. Both Roland and Stewart will attend the ASCC conference to be held in Glasgow on Saturday 20th November. They will protest

the Board decision to reject all the motions that have been put forward to change the constitution. LCCC were encouraged to support Edinburgh Area Rep Norman Bonney's recommendation to Vote No to the proposal for the re-election of the incumbent president. Agreed.

9. Matters Arising

Leith Decides: The event will be held on Saturday 27th November at Leith Academy, with doors opening at 12 and the event beginning at 1pm. This is a pilot project in participatory budgeting and the results will be keenly awaited by CEC and others throughout the city.

Big Debate on the Budget. This event was hosted by Edinburgh Association of Community Councils (EACC). Jenny reported that the feedback given at the meeting, including that of Leader of the Council Cllr Jenny Dawe, was that this was a very successful event. The panel were senior post holders from various departments and organisations, the questions and answers were of good standard and the event was well attended. Another attendee from Leith Central felt that this was an incorrect assessment, that the event was poorly attended and that the answers were not sufficiently in-depth or informative.

10. Open Forum

No matters raised.

9. Date of Next Meeting: Monday 13th December 2010