Tomintoul & Glenlivet Development Trust

Members meeting

13th June 2023

Tomintoul & Glenlivet
Development Trust

Agenda

- Operations Manager Update
  - Membership and Board
  - Affordable Housing
  - Glenlivet Projects
  - Hostel, Post Office and Discovery Centre
  - Campsite
- Open session

Tomintoul & Glenlivet
Development Trust

Membership and Board

- Membership of TGDT
  - free and open to anyone resident in AB37 9 postcode area
  - Join the board, member mailing list and vote at General Meetings
- Recent membership review
  - 94 ceased members
  - 358 ordinary members
  - 199 addresses on members email list
- Board
  - Six board members (four vacancies)
  - Tilly Smith Chair
  - David Toovey Treasurer and GICA Representative
  - Vacancy for KaTCA representative since Jenny Herschell stepped down

Tomintoul & Glenlivet
Development Trust

Impact

12 affordable units built using a mixture of grant and loan funding

Village centre brownfield site acquired and developed

High energy efficiency

3 live work units

Mix of sale and rent

Delivered on a fixed price contract in challenging circumstances

Allocated according to communities priorities

Eight rentals fully occupied within 1 month of practical completion



Tomintoul & Glenlivet
Development Trust

Glenlivet Projects

- New Glenlivet and Inveravon Development Officer recruited
  - Two year contract
  - Tea in the Park
  - Community Assets
  - NEAT live shows
  - Continuing to develop Community Survey priorities
- Heritage Ranger
  - Year two funding secured from Dorenell windfarm
  - Summer 2023 tours schedule available



Tomintoul & Glenlivet
Development Trust

Hostel, Discovery Centre and Post Office

- Discovery Centre visitors
  - New opening times
  - Revised / reduced to manage costs
  - April 244, May 409
- Post Office transactions
  - April average 11 transactions per hour
  - Supports overall DC costs – not for profit

Tomintoul & Glenlivet
Development Trust

Hostel

- 368 guest booked 1st January - 1st June
  - 13 whole hostel bookings
- 176 guests booked 1st June – 31st December 2023
  - 11 whole hostel
  - Typically high level of last minute bookings
- Continues to return surplus to TGDT
  - Monthly management fee for Discovery Centre
  - Lease

Tomintoul & Glenlivet
Development Trust

Tomintoul Campsite

- 2018 – 2022 Development Plan Priority
- 2021 Feasbility work inc. market and impact analysis, consultation and design work on lying in field
- Ecology assessment shifted emphasis to Gateway
- Alternative site discussed at November 2022 AGM and March 2023 Members Meeting
- Planning validated February 2023

Tomintoul & Glenlivet
Development Trust

Progress

- Detailed costing received
- £250k 50 / 50 grant loan secured
- £500k Scottish Government Regeneration Grant stage 1 application submitted
- HIE interested in supporting the project – awaiting details of lease and outcome of planning
- Lease on industrial unit secured and discussion with CES ongoing on land lease

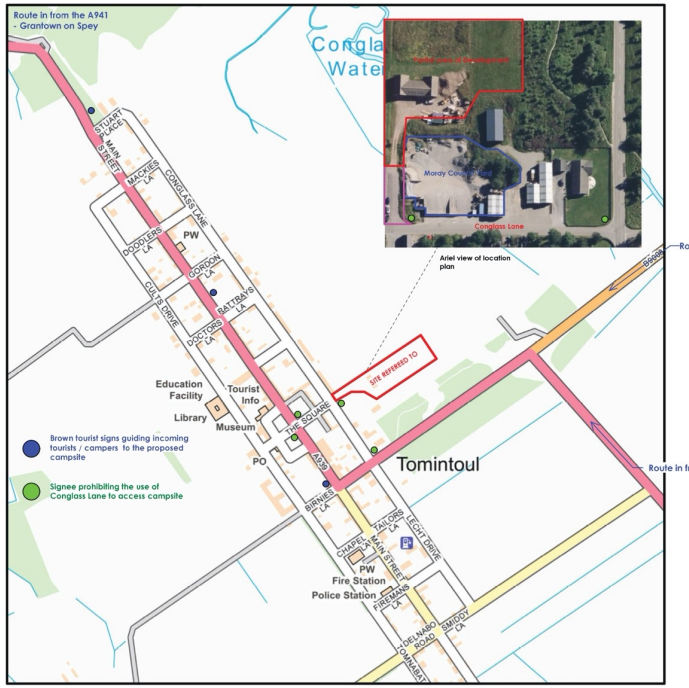
Tomintoul & Glenlivet
Development Trust

DO NOT SCALE OFF DRAWINGS.ALL SIZES ARE TO BE CHECKED CONFIRMED ON SITE PRIOR TO COMMENCEMENT OF WORKS/ORDERING OF MATERIALS. NO WORK TO COMMENCE BEFORE APPROPRIATE APPROVALS ARE GRANTED CONTRACTORS RESPONSIBILITY TO ENSURE POSSESSION OF APPROVED DRAWINGS

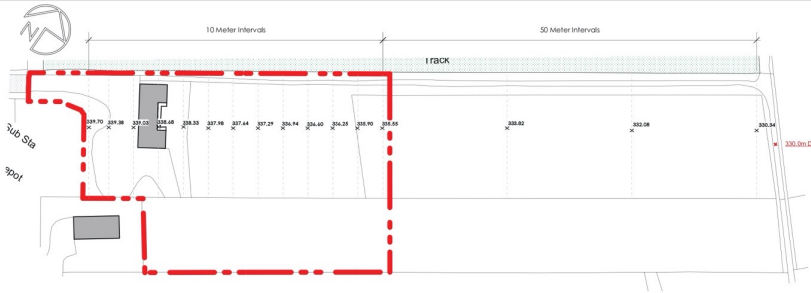
CONTRACTOR/CLIENT TO ENSURE THAT ONLY THE APPROVED BUILDING WARRANT DRAWINGS ARE USED FOR CONSTRUCTION

DRAWINGS TO BE READ IN CONJUNCTION WITH APPOINTED STRUCTURAL ENGINEER'S DRAWINGS. (REFER TO STRUCTURAL ENGINEER DRAWING REGISTERED)

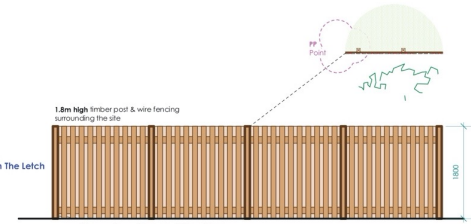
Our Community Our Future



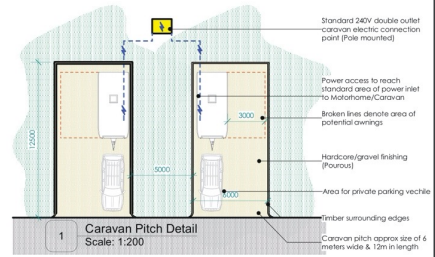
1 Directions to Proposed Campsite



1 Ground Levels throughout site
Scale: 1:1000



- Boundary Fence Elevation
Scale: 1:50



1 Caravan Pitch Detail
Scale: 1:200

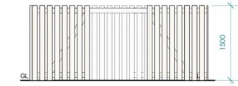
LEGEND

- HARDSTANDING PITCH (12m X 6m) TOTAL PITCHES = 28
- 120 LITRE WHEELED BINS FOR REFUSE & RECYCLING - SEE DETAIL EXTRACT
- STANDARD 240V DOUBLE OUTLET CARAVAN ELECTRIC CONNECTION POINT, POLE MOUNTED
- STANDARD 240V QUADRUPLE OUTLET CARAVAN ELECTRIC CONNECTION POINT, POLE MOUNTED
- FIRE & DRINKING WATER SERVICE POINT
- ZONE - E27 COMMERCIAL BOLLARD WITH LOW ENERGY, ENVIORMENTALLY RESPONSABLE LIGHTING
- COMPACTED HARDCORE ACCESS ROAD - Stone locally sourced
- COMPACTED HARDCORE PATHWAY - Stone locally sourced
- ELSAN DISPOSAL POINT



Matte black lighting bollards with low energy, enviormentally responsable lighting to ensure guidance with "Dark skye project" in Tomintoul

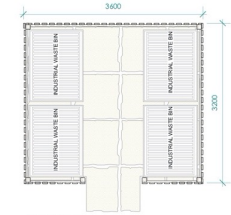
E27 Commercial Bollard with low level energy lighting



- Front Elevation
Scale: 1:50



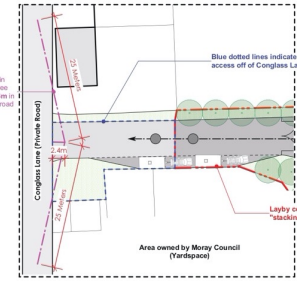
- Rear Elevation
Scale: 1:50



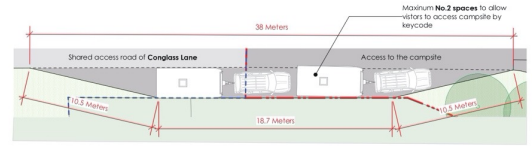
- Floor Plan
Scale: 1:50



1 Detailed Site Plan



1 Visibility Splay
Scale: 1:500



1 Short Stay Parking Layby
Scale: 1:200

cmdesign Architectural consultants

HEAD OFFICE - MORAY
51 Brendans, 69 South Guildry Street, Elgin, IV30 1QN
t 01343 540020
HIGHLANDS
4 Bridge Street, Nairn, Highlands, IV12 4EJ
t 01667 300230
m 0781 3872818 w cmdesign.biz e office@cmdesign.biz

LOSSIEMOUTH OFFICE
Ellel, James Street, Moray, IV30 6BX
t 01343 810175
DEVON OFFICE
t 01392 345666

MR O GILES

CHANGE OF USE & ALTERATIONS TO FORM NEW CAMPSITE, SHOWER FACILITY, HARDSTANDING AND FOUL DRAINAGE ARRANGEMENTS ON LAND ADJACENT TO A939, TOMINTOUL

SKETCH PROPOSALS

DETAILED SITE PLAN & DETAILS

Date:	Amendments:	Rev:
09.02.23	PP Inv.	A
24.05.23	PP Points (Transport)	B
06.06.23	PP Points (Landscaping)	C

Drawn By:	Date:	Checked By:	Date:
B MACKAY	10.10.22		

Objections

1. Ecology
2. Access
3. Dark Skies status
4. Pressure on existing services such as sewage, water, main electricity
5. Increased noise, litter and antisocial behaviour
6. Lack of need and displacement of Bowling Club business
7. Impact on local walking infrastructure
8. Pressure on existing services such as sewage, water, main electricity
9. Lack of visitor infrastructure in the village i.e. shops, restaurants etc. to cater for extra visitors
10. Operational and management model i.e. how it be managed and maintained
11. No facilities for tents

Tomintoul & Glenlivet
Development Trust

Questions / Comments

?

Tomintoul & Glenlivet
Development Trust