

**Minutes of Meeting of Cruden Bay Harbour Management Committee  
At the Village Hall, Cruden Bay at 1930 hrs on Monday 15 June 2009**

**Present:**

Hugh McIntyre – Chairman  
Peter Campbell – Secretary  
Bob Lewis – Harbourmaster  
Peter Abenheimer  
Gordon MacKay  
Sam Coull  
Derek Thompson  
Garry Maclean  
George Stroud  
Scott Buchan  
Gavin Thain  
John Kensett  
Alexander Geddes  
Ian Sales  
Kevin Shearer  
Frank Barbie

**1. Introduction:**

The Chairman opened the meeting and thanked everyone for attending, extending a special welcome to harbour users who had been invited to the meeting to participate in the business for the evening.

**2. Apologies:**

Apologies were received on behalf of Bob Lewis (Jnr), Sean Sullivan and John Cay.

**3. Minutes of Previous Meeting and Rolling Actions:**

The minutes of the previous meeting were adopted as an accurate record of the meeting. The rolling actions were dealt with as per the attached rolling action schedule.

**4. Financial Update:**

The Chairman updated the meeting on the financial situation and intimated previous difficulties in relation to signatories for the account had been resolved and outstanding invoices had been paid in full. This included 3rd party liability insurance for the harbour which amounted to £687. The accounts were now ready to be audited and the Chairman would progress this before the next meeting.

## **5. Proposal Re Sheds / Containers & Business Case**

The main reason harbour users had been invited to the meeting was to ensure full consultation could take place on the proposal to replace existing harbour sheds and containers with a managed system where the sheds / containers would be provided and an annual rental paid by harbour users. The proposal indicated funding for this would be derived from the 'John and Mary Garden fund' which was bequeathed to the village. The monies within this fund, amounting to approximately £30,000, had been withdrawn from an investment fund and various methods were being explored to seek a return on the money through investment in suitable village projects. One such project was the purchase of containers / sheds for harbour users, with an annual rental being paid over a three or five year period, with an eventual return on the money invested. It was made clear this money could not be used to fund repairs as it was money which had to have a financial return.

A frank discussion followed with concerns raised regarding the overall cost when coupled with the current berthing fees. The discussion included thoughts on extending the period of rent to seven years to reduce costs. Whilst the majority agreed the area should be tidied up, the cost was an obstacle to some.

The Chairman explained that there was more to the issue than simply tidying up the sheds and that there would be a big dividend in terms of identifying a revenue stream, albeit a minimal one, for going forward with the business case to seek funding for the harbour repairs. This had the potential to add significant weight if seen to be making a difference to the ambience of the harbour.

In conclusion to this agenda item, it was agreed the proposal would be revisited and exact costing identified. This information would then be sent to each user who would then be able to indicate whether they wished to proceed with the initiative. The outcome of this consultative process would be discussed in full at the next meeting.

### **ACTION      Revise consultative proposal and associated costs and re-issue to all Harbour Users**

George Stroud updated those present on his proposal for the ZCR racing to be held at Cruden Bay harbour. He indicated he had been in consultation with the committee and it was his wish to bring the event to Cruden Bay over a weekend in the summer. It was agreed that this would be beneficial to the village in general and to the harbour in particular with the probability of realising a significant profit over the weekend from launching fees and provision of other services. This event would also enhance the leisure section of the business case in seeking funding to repair the harbour. Those present were in favour of the event and Gavin Thain received assurances that briefings to the participants would safeguard his salmon nets from being

damaged. George was asked if he could provide more detail on timings and numbers involved when this information was available.

**ACTION George Stroud to update the committee and users on firm proposals when available**

## **6. General Rules and Non-Profit Making Status:**

Peter Abenheimer indicated that he now has copies of the general rules from Stonehaven, Boddam and Sandhaven Harbours. Together with the rules from Cruden Bay, he will update the document to include best practice from all these documents to ensure the completed article is more valuable to all concerned.

**ACTION Peter Abenheimer to complete general rules document**

The Chairman then updated the meeting on the position regarding non-profit making status. He indicated there was nothing in the constitution to suggest the harbour was a non-profit making venture. Consultation with Council Officials responsible for north east harbours, has suggested this would be problematic going forward and may be a major obstacle in securing funding. This was due to the fact that any money provided could be diverted elsewhere if it wasn't crystal clear as to the status of the harbour. A form of words had been compiled by the Chairman and Sam Coull as follows:

*'Port Errol Harbour is a village owned facility administered by trustees and a publicly elected committee which exists for the sole purpose of attending to the harbour's efficient operation and maintenance; only undertaking such necessary repairs as to ensure safe operation of the harbour. The trustees are elected office bearers of the Cruden Bay Community Association. As a non-profit making organisation, such funds as accrue through harbour charges, etc., will be re-invested in the harbour structure to benefit its varied usage by the Cruden Bay community.'*

It was agreed that it was important the harbour should reflect the various aspects of the community and although it was left in trust to the fishermen of Cruden Bay, it was necessary to make the amendment to this status. There was unanimous support to incorporate this into the constitution.

**ACTION Amend the Constitution to include non-profit making status of the harbour**

## **7. Harbourmaster's Report:**

The Harbourmaster intimated things were going well at the harbour and a significant number of boats were already moored. He had a further application for a berth from an Ellon man and had some remaining berths which he hoped to fill.

There had been minor acts of vandalism in the toilet and he encouraged anyone who became aware of further acts to report it to the Police.

He was happy with the level of public donations being left in the box and this continues to be worthwhile. He indicated he had received a text message from someone with the following text:

*'Just back from your harbour area. Love what you have done with the place. Keep up the good work.'*

It was agreed that this feedback was very encouraging and further repairs and enhancements should lead to greater appreciation of this excellent and picturesque facility by visitors.

## **8. Repairs:**

Sam Coull indicated he is in serious consultation with Alistair Reid, one of the Development Officers from Aberdeenshire Council. They were making progress with the business case required to secure funding. This was beginning to take shape and it was important things such as the proposal for the sheds / containers was included to show we are moving forward.

Sam also spoke about a further funding initiative called 'Village SOS', which was a BBC / Lottery fund initiative with about £3million available for funding about six successful bids. Gordon MacKay indicated he had applied for an application pack and was confident we had a good case to meet the funding criteria. This would be included with the other funding initiatives already on the table.

Sam suggested it would be worthwhile to invite Keith Gregory from Sandhaven Harbour to the next meeting to provide an update on how they funded their repairs at Sandhaven Harbour.

**ACTION Secretary to write to Mr Gregory and invite him to the next meeting**

## **9. AOB:**

Gordon MacKay indicated there had been communication with Kathleen Morrison about the local horticultural society and their initiative to plant flowers in the various tubs in the village. She indicated the earth / compost in the tubs at the harbour was in need of replacement. Sam Coull indicated he would arrange for compost from the council and George Stroud suggested this could be included in the compost delivered to the recycling area as part of the ongoing landscaping activity.

**ACTION Sam Coull to arrange for the council to deliver compost to the recycling area.**

George Stroud advised that he had been approached by Margie Davidson to ask for the use of the harbour area for an open day as part of the ongoing bridge initiative. It was agreed this should be allowed.

The Secretary read a letter that had been received from a Gary Linney, Station Hotel, Hatton who wished to site a fish and chip van at the harbour every alternative Thursday between 3.30pm and 8pm. The letter indicated he had the necessary certification and permission from Aberdeenshire Council. It was agreed the Secretary would write to Mr Linney with the approval of the committee with a clause to request the uplift of any litter. Ian Sales suggested that additional bins would be a good thing to cut down on any rubbish at the harbour facility. Sam Coull agreed to contact the council and arrange for two additional bins to be supplied.

**ACTION Secretary to write to Mr Linney with approval for siting his fish and chip van.**

**ACTION Sam Coull to arrange for two additional bins to be supplied to the harbour.**

In order to allow greater access to the minutes for the Harbour Management meeting, Gordon MacKay agreed to link future minutes to the relevant section on the Cruden Bay intranet site.

**ACTION Gordon MacKay to link the minutes to the Cruden Bay intranet site**

### **Date & Time of Next Meeting**

The next meeting will be held at 7.30pm on Monday 20 July 2009 in the Village Hall, Cruden Bay.