Firrhill Community Council

'Nec Aspera Terrent' (Undaunted by Adversity)

Minute of the Annual General Meeting held on Monday 28 July 2014

At Lochan View Community Business Centre, 12 Firrhill Neuk

Attendance and Apologies:

Members: F Gosney; S Duffy; G Duncan; P Wright; H Levy; J Napier.

Resident Visitors: K Levy; P Valentine, OCRA; R Kelk; N Peachey; G Brown; L McGurk; W J Allan; and Mr & Mrs Currier (part meeting only).

Other Visitors: Cllr Aitken; Sgt MacKenzie, Oxgangs Police; D Bewsey, CAA; G Dickson, CEC Community Safety; Mr Amjid (Business Proprietor, 76 Colinton Mains Drive).

Apologies: L Linn; Cllr Rust; Cllr R Lewis.

Non attendance: P Podd; J Burt;

H Levy in the Chair.

Annual General Meeting

Minutes of Previous Annual General Meeting:

The Chair advised that as the minutes of the last AGM were approved at the following meeting (Nov 2013) and have been available on the Firrhill Community Council website since that time, they were being presented for comment or discussion only and invited questions. No issues were raised.

Chair Report:

Welcome everyone to the 2014 Firrhill Community Council A.G.M.

We had our usual busy year with community council members representing the people of the Firrhill ward on the Pentland Neighbourhood Partnership and its various working groups – Community Safety; Infrastructure, Environment & Transport; Health & Well Being; Funding and the South West Area Board. We also have representation on the Hope Triangle Health group and attend the Lochan Tenants & Residents meetings.

We lost one of our youngest members this year Vikki Garden who has a new job and moved to a new house, unfortunately outwith the area. We also lost our long standing community police officer, P.C Davy Crawford, who has retired from the Force. We wish them well. Also lost is our local Police Station desk service, which has served the community for many years, but I would remind people that a Police surgery is now being held in Oxgangs Library on Wednesdays between 6-7pm. How effective this service will be, remains to be seen.

On the plus side, after some initial hiccups with the new Police Scotland structure, we have now had a regular Police presence at our meetings and we are also very fortunate to have continued regular attendance, reports and support from our local councillors, Elaine Aitken, Jason Rust & Richard Lewis as well as support from our local MSP Gordon MacDonald.

Some of the issues we have consulted on, are

- Firrhill Medical & Social Care Centre
- The update of the local PNP Community Plan
- Sale of Land at Oxgangs Path Aldi Proposal

We held a successful public debate this year on the subject of 'Scottish Independence' with over 80 people attending. We would like to build on that by seeking to hold such events on an annual basis, enabling the community to have a voice in matters of public interest.

In addition to all of the above, I would like to see our future plans include two other objectives that I think will benefit the community and in particular the young ones and they are:

- to investigate the possible development of a Skate Park in Colinton Mains Park. There has been some discussion on this and I would like to see it continued.
- to support a local group of volunteers who are interested in re launching the Oxgangs Gala. This event came to stop a number of years ago due to declining support, however it is sadly missed by many who remember its earlier years as a successful local gala. This group are seeking to pull the community together with an event that targets everyone, all ages, all creeds and provides an opportunity to raise awareness of services and activities going on in the local area.

I would seek the Community Council's support for the inclusion of these additional aims.

Treasurer's Report:

No report available due to the absence of the Treasurer, item deferred to the next meeting.

Election of Office Bearers:

Cllr Aitken took over the Chair for this part of the proceedings and expressed a vote of thanks to the outgoing office bearers for their work over the past few months since the last AGM. In respect of this she noted this was held in October 2013 and asked the outgoing office-bearers if they were willing to continue to continue in office for another year. On this being affirmed she proposed that in order to progress the business of the meeting and subject to there being no dissent from the meeting that the previous office-bearers be re-elected for a further year. This was agreed.

Presentation on Community Safety

Gail Dickson, Team Leader from the Community Safety Dept at the SW Neighbourhood Office was welcomed to the meeting by the Chair and invited to give her presentation on the role of the Community Safety Sub Group (CSSG).

The CSSG for the Pentlands Neighbourhood Partnership meets quarterly and its last meeting took place on the 2nd June. Its function is to invite members of the partnership (representatives from community groups, police, fire and any other partners deemed to have something to contribute to the functions of the CSSG) to set priorities in regard to anti-social behaviour and community safety within the areas they represent (Fairmilehead/Colinton and Balerno/Currie /Juniper Green). At the meetings these priorities are reviewed for the purpose of setting 3 main priorities for each of the two wards. This leads to an action plan being developed with dedicated specific resources being allocated for three months.

At the end of this period, outcome reports evaluating the success of actions are prepared and presented to the CSSG to determine whether or not to continue with the Priority for a further 3 months.

Recent examples of Priorities have been – dog fouling; parking around schools and door step crime and these continue to be the main issues raised but other examples include:

- increase flow of information to public on any criminal or ASB issue
- bogus callers
- crime, vandalism and ASB in area
- youth issues
- theft and acquisition crime, ASB
- Inconsiderate use of motor vehicles
- ASB especially in relation to youths drinking and congregating
- dog fouling
- graffiti

We keep track of complaints regarding anti-social behaviour, for example the number of complaints received in Ward 8 for the last year (period June 2013 to June 2014) was 53. This breaks down to:

- Noise 31
- Nuisance Behaviour 17 (disputes over behaviour in stairwells/common land)
- Threatening Behaviour 3
- Youths 2

Of the above only two complaints came from the Firrhill Ward (youth and nuisance behaviour)

Other issues raised during the following discussion were: -

- the role of Environmental Wardens, their ability to deal with offenders and patrolling in areas deemed to be hot-spots;
- the problems created by over-grown hedges, the limited actions that can be taken and the policy on the design of pavements for use by the disabled;
- children playing football in the streets and damaging vehicles.

Cllr Aitken spoke on her role as chair of the CSSG and enhanced many of the points raised during the discussion.

Business Meeting

Minutes of Previous Meeting:

The draft minutes for meeting held on 23 June 2014 were reviewed. Noted that K Levy had been omitted from the attendance list. With this correction the minutes were moved for approval by FG, seconded by GD and agreed.

Matters Arising:

Oxgangs Path & ALDI Development

Secretary confirmed that the actions agreed at the last meeting had been carried out; i.e., 1) to advise James Harbison of the Community Council's position, 2) to send a response to NT, Secretary of Fairmilehead Community Council and 3) to respond to Linda Williams re the decisions of the Community Council in regard to the sale of land at Oxgangs Path formerly occupied by the Social Work Centre. Further discussion was deferred to next meeting. See also Cllr Aitken's report.

Police Report

The Chair welcomed Sergeant Mac Mackenzie to our meeting and invited him to give a police report for the Oxgangs area. Sgt Mackenzie reported that during the period between 23rd June and 28th July, they received 226 calls from the Firrhill/Oxgangs area. There were 40 calls regarding nuisance / loud music and neighbour disputes. There were also 14 domestic incidents. The Young Persons' Centre on Oxgangs Avenue continues to generate a fair number of calls. Below is a summary of more noteworthy crimes over the last four weeks:

Thefts or attempted thefts of motorcycles in area

- 25th June Theft of a motorcycle from locked hut in Colinton Mains Crescent
- 2nd July Harperigg Way motor scooter stolen.
- 11th July Pedal cycle stolen form drive of Oxgangs Road North.
- 11th July OLPWI to MV Firrhill Crescent nothing stolen.
- 11th July OLPWI to MV Oxgangs Terrace nothing stolen.
- 11th July OPLWI to MV Oxgangs Terrace nothing stolen.
- 18th 19th July Shoes & Blackberry stolen from youth camping in 'Green Triangle'.
- 20th July Theft of VRM plates, Redford Road

Vandalism

- 30th June Oxgangs Park Window cracked
- 6th July Oxgangs Path Surgery window smashed
- 13th July Oxgangs Farm Gardens vandalism to bike.

Housebreaking

- 25th June Oxgangs Farm Grove tools stolen and attempt to steal m/cycle from 2 garages.
- 26th June Colinton Mains Terrace HBWI to hut
- 30th June Colinton Mains Drive HBWI to hut
- 10th July Firrhill Drive theft of grinder from Oxgangs Neighbourhood Centre
- 11th July Oxgangs Farm Grove HBWI to garage.

Suspicious Occurrence

• 23rd July – Oxgangs Avenue – 2 children approached by male – male apprehended by enquiry. Subject to report to PF

Road Traffic Matters

Two reports regarding minor RTC (one involving a van that hadn't had handbrake set correctly). Also a number of calls regarding temp traffic signals in Oxgangs Rd North.

Several complaints were received regarding vehicles causing obstruction in the area. Generally these are inconsiderate and bad parking rather than actual obstructions.

Issues raised at the meeting:

- Motor cycle dumped in Colinton Primary School
- Vehicles speeding in Colinton Mains Terrace
- Abandoned cars in Firrhill Neuk

Community Policing Team

Should you wish to contact the Community Policing Team, you can do so by email at <u>EdinburghPentlandHillsCPT@Scotland.pnn.police.uk</u> or by telephoning the new national nonemergency number **101**. You can also follow them on twitter @PentlandsPolice.

If there is anything in particular that you wish to bring to their attention, please get in touch. Partnership working requires participation.

Warning about doorstep callers: don't sign up with, or give money to, anyone who cold-calls, i.e., anyone you haven't arranged to call. Say NO and report them to Police Scotland Tel: 101 or the City Council's Trading Standards Tel: 0131-529 3030.

To pass on information about crime anonymously, call Crimestoppers on 0800 555 111 or fill out their secure, encrypted online <u>Giving Information Form</u>.

Ward Councillors' and MSP Reports:

Councillor Elaine Aitken

Refuse Collections

Recycling collections were missed in Oxgangs Broadway. Collections in Oxgangs Loan continue to be delayed or missed. This is extremely frustrating for the residents and I have asked that the measures required to prevent this once and for all are taken urgently. Suggested locations for new street bins near Firrhill HS are being surveyed prior to installation.

Flooding Issues

- Following complaints I received about flooding in Colinton Mains Road. Two options to rectify the problem have been identified by our Roads Manager. Permission will be required from Scottish Water to connect to one of their pipes and a decision from SW is pending.
- Following a report of a wall leaning on a lighting column an inspection was carried out by Lloyd Richardson, Professional Officer and Craig Dunlop, Community Parks Officer.

In the interest of public safety, a decision was made to close the public footpath with immediate effect to the rear of Oxgangs Farm Grove that leads to Redford Woods.

This promoted a discussion on the continuing problem of flooding in Colinton Mains Drive near its junction with Colinton Mains Terrace. Despite remedial action taken to resolve this problem, the foundations of the houses in this location are still continuing to suffer from flooding and the consequential problems caused by excess water lying under the properties.

Housing Problems

Rented properties in our area are in great demand and I have been contacted by some families, including army veterans, who are seeking appropriate accommodation.

Pentland Community Centre

Opening hours at the centre have been reduced over the summer due to staff shortage and maintenance. The staff have been signposting people to other programmes and projects in the area.

Pentland Primary School

I've requested that the grassed areas in the cul-de-sac leading to Cockmylane and Pentland Primary School be attended to, along with any strimming, before the school returns in August.

Sale of Land at Oxgangs Path

The Scottish Government has now given approval for the sale of the HRA land so the missives should be signed shortly. A planning application will be submitted by Aldi in August. This is covered on the agenda.

Members Reports

Planning Report:

The Planning Report was circulated at the meeting and is attached as <u>appendix 1</u>.

76 Colinton Mains Drive

Part of the report identifies properties within the Firrhill area where applications for development have been registered with the local authority. Planning application 14/02760/FUL concerning proposals to open an Indian Take-away Shop at 76 Colinton Mains Drive was the subject of discussion by the residents attending the meeting and the applicant.

The residents involved in the debate lived in neighbouring property to No76 and attended for the purpose of expressing their objections to the applicant's planning application. The applicant sought to defend his application and seek support. As indicated in the attached planning report, the original application (14/01398/FUL) was refused and he has submitted a revised application. The only change in the new application is to the time of closing.

Several objections had been submitted in regard to previous application and the planning authority took the decision to refuse it for the reasons that a) the proposed opening hours would cause noise and disturbance to neighbouring properties to the detriment of residential amenity and b) the addition of two metal flues on an open gable would be out of character with the property and surrounding area, to the detriment of visual amenity and the character of the area. The applicant has submitted a supporting petition with the new application.

The **applicant** is also the owner of the local post office located in the same row of shops in Colinton Mains Drive and has also acquired ownership of the residential flat above No.76. In speaking about his application, he indicated that the new business was necessary in order to support the post office, which was under threat from Post Office Limited's Network Transformation Programme. Post Office Ltd are seeking to introduce a new way of operating local post offices in convenience-type stores combining both the post office and retail services. It is promoted such an arrangement will offer extended opening hours to customers. The applicant points out that there is already a convenience store at this location, which makes that option not viable and his proposal introduces a new service within the community.

The applicant also maintains there will be little or no odour from the facility due to the cooking equipment that will be installed and as a member of his family will occupy the residential flat above the shop, he does not consider that noise or disturbance should be an issue.

The **residents'** spoke of their concern and dismay that a new application could be submitted so soon after it had been refused by the CEC Planning Committee and consider this an abuse of the planning system. The reduction of the opening time by one hour did not alleviate the concerns expressed in their comments on the previous application.

Cllr Aitken responded that the Authority were duty bound to consider any planning application submitted to them. There were no rules that prevented an applicant from submitting a new application following the refusal of a previous one.

In response to applicant's comments, the **residents** did not consider that the threat of closing the post office or the ownership of separate residential property was relevant to the application. The applicant was not proposing to combine the post office with the Take-Away but starting up a separate business. They questioned the propriety of the petition which was done in the post office. If people signing the petition were being advised that the post office was under threat of closure unless the planning application went through then it was being done under pretence.

The resident's disputed the assurance that there would be no odours or noise from the business. They maintain there is no ventilation in the shop and where fans are installed there is always noise. Also maintain Colinton Mains Drive, despite being a main artery into the city centre is a quiet road at night and the opening of a hot food takeaway will harm that amenity. People waiting for their food to be prepared will cause a disturbance and create noise within and outwith the premises.

Firrhill Community Council is not here to support either position but to provide a forum where both sides can express their views. It recognises the applicant's proposal does introduce a new service within the community creating more choice, which no doubt many people would appreciate. It also recognises that it is unlikely that such an establishment could be opened without having some detrimental effect on the amenity of the immediate neighbourhood. It notes that no other hot food outlet in the Ward has residential accommodation above it. FCC advised residents to re-submit their earlier objections in the hope there is nothing in the new application that merits a change in the Planning Committee's earlier decision. Noted that closing date for comments is the 8th August.

Correspondence

A list of correspondence received during this reporting period is attached as <u>appendix 2</u>. For more detail on any of the correspondence listed contact the Secretary, Peggy Wright; Tel: 531 9796; email: peggy.wright@live.co.uk.

AOCB:

There were no matters raised under Any Other Business

Date, Time and Venue of Next Meeting:

Date, venue and time of our next meeting is Monday 25th August 2014 in the Lochan View Community Business Centre at 7.00pm.

Planning Report: July 2014

As you will be aware from previous reports, the main topic for discussion within the planning arena has been the local development plan and in particular the allocation of land for housing. The housing needs and demand assessment figure, adopted by SESplan for the City of Edinburgh and the Lothians, continues to be at the main contentious issue with many community representatives either disputing the figures or concerned about the affect this will have on the development of brownfield sites. The impact of the increased figure demanded by the Scottish Government will be an increase in the sites within greenfield/green belt areas being designated for housing. The fear is that brownfield sites will be left undeveloped as greenfield sites are more profitable for developers to build on.

Strategic Planning in the Lothians

Archie Clark from the ESWCF circulated a transcript from a parliamentary debate on Strategic Planning in the Lothians. The motion debated was:

"That the Parliament notes that the initial consultation period for the Main Issues Report for SESplan 2 has now closed and welcomes the opportunity for engagement with a wide crosssection of groups and individuals, including community councils and other representative bodies in the Lothians, and considers that there may be lessons and issues arising from the implementation of the existing SESplan and associated local development plans, which may be worth considering as part of this process."

It was put by Cameron Buchanan (Lothian) (Con) with contributions from:

- Sarah Boyack (Lothian) (Lab):
- Colin Keir (Edinburgh Western) (SNP):
- Anne McTaggart (Glasgow) (Lab):
- Gordon MacDonald (Edinburgh Pentlands) (SNP):
- Alison Johnstone (Lothian) (Green):
- Chic Brodie (South Scotland) (SNP):

The Minister for Local Government and Planning (Derek Mackay) replied for the Scottish Government.

It does make interesting reading and is attached to this report for your perusal. I found the contribution from Alison Johnstone particularly pertinent.

SESplan - HNDA2 Consultation

The consultation period on "Housing Needs and Demand Assessment 2" expires on 1st August 2014. Whilst I have no doubt the assessment is an essential tool for town and city planners, I found the Executive Summary so hard to read, I was put off looking at the other documentation. In the main its purpose is to provide evidence of trends, which probably most people are aware of: increase population; people living longer; changes in society; house prices; welfare reform and evaluate their consequences.

The documents may be accessed at: <u>http://sesplan-consult.objective.co.uk/portal/hndaconsdra</u>

My only comment would be - should this document be given the importance it currently has? Allocating more land for housing does not guarantee those in greatest need will benefit. The need at the moment is for affordable social housing to buy or rent.

Local Development Plan

On the 2nd July, I attended a meeting at the City Chambers with other community councils and community group representatives. The meeting was called at the request of Councillor Ian Perry, Convener of the Planning Committee to discuss progress on the Edinburgh Local Development Plan and to provide an opportunity to expand understanding of the Planning Committees decision on Thursday 19 June and to discuss issues requiring further information or clarification.

Development Plan Scheme June 2014

The Council have issued another update of their Development Plan Scheme – a booklet they prepare to give a rolling update on the timetable for the plan. It replaces the previous Development Plan Scheme which was published in October 2013.

The new Scheme explains that the Council has now prepared a Second Proposed Plan. Written representations on the Second Proposed Plan can be made from **22 August to 3 October 2014**. The new Development Plan Scheme explains how to find out more about the Plan and its supporting documents. It also has information on some drop-in engagement events taking place in August and September. The drop-in session for the South West Edinburgh area, will be held in the Gibson Craig Hall, Currie, on **3 September**, 4-7pm

Weekly Planning Bulletins

30 June 2014: Decision to refuse application 14/01398/FUL for the installation of external ducts to side elevation, new entrance door arrangement, removal of condition 6 of planning permission reference 09/00897/FUL to permit opening hours until 11pm at 76 Colinton Mains Drive, Edinburgh.

7 July 2014: Application 14/02615/FUL for a change of use from cold food takeaway to cafe / hot food takeaway at the Baguette Stop, 230B Oxgangs Road North, Edinburgh, EH13 9BQ.

14 July 2014: Application 14/02760/FUL for the installation of external ducts to side elevation. New entrance door arrangement, removal of condition 6 to permit opening hours till 10 pm at 76 Colinton Mains Drive, Edinburgh, EH13 9BJ. Comments due by 08.08.2014.

Note: This is a re- application following the refusal of application 14/01398/FUL. The only change to the revised application is to the time of closing.

There were several objections submitted in regard to first application and the City Council took the decision to refuse it for the reasons that the proposed opening hours would cause noise and disturbance to neighbouring properties, to the detriment of residential amenity, and the addition of two metal flues on an open gable would be out of character with the property and surrounding area, to the detriment of visual amenity and the character of the area.

The applicant has submitted a supporting petition with the re-application.

14 July 2012: Decision to grant application 14/01778/FUL for the removal of fencing and a hedge in order to create a run in for 1 vehicle (car), and to erect new fencing and form a standard footway crossing (dropped kerb) at 60 Colinton Mains Grove, Edinburgh, EH13 9DQ.

Correspondence List: July '14

<u>By e-mail</u>: all messages forwarded to members with this facility; some transferred to website where appropriate. **N.B. Items in bold may be of particular interest**.

- 1 Debbie Webster: Cllr Lewis's Report for June.
- 2 J Napier: request to FCC Sec to book him in for Local Dev. Plan Meeting, 2 July.
- **3** Confirmation from Transport for Edinburgh that Lothian Buses day tickets are valid on trams (same company).
- 4 Stuart McLean: acknowledgement of Sec's e-mail thanking him for Presentation on Petitions at last FCC meeting.
- 5 Eileen Hewitt: logo competition for proposed National Website for CCs.
- 6 Gail Dickson confirming she can give Community Safety presentation at FCC's AGM.
- 7 Linda Williams re Oxgangs Path site: copy of petition for housing, asserting that FCC is giving insufficient acknowledgement of local opposition to proposed store development.
- 8 Eileen Hewitt re Portobello Park Private Bill: Pmnt has agreed to pass the Bill, which now needs Royal Assent. Once the Act is in force, the park will be appropriated and contractors Balfour Beatty will start work on new Portobello High School.
- 9 Pam Barnes, for Friends of Craighouse, requesting support against huge development proposed for Craighouse of six sites with some blocks six storeys high and destruction of large section of woodland on what is a 'protected site'.
- 10 James Harbison, re Aldi, thanking Sec for e-mail reporting that FCC had agreed to leave any submission to Council until plans are in the public domain and we can get as much feedback as possible.
- 11 Archie Clark re SESplan's Consultation meetings [no FCC rep able to attend].
- 12 Cllr Lewis: info re Council family activities in summer holidays.
- 13 Eileen Hewitt re Scot Gov grant funding for 2014-15 for carrying out design charrettes to support town centre regeneration for Town Centre Action Plan (by 21 Aug). Info from: <u>sandy.robinson@scotland.gsi.gov.uk</u> Tel: 244 7446.
- 14 Jim Napier: Planning Weekly List, including info that application for extended hours at shop at 76 Colinton Mains Drive has been refused.
- 15 Marius Hince re Council's latest development plan scheme, available to view in Council Libraries [FCC Sec has sent for paper copy].
- 16 Eileen Hewitt re Council's Waste Action Grant Scheme: small and large grants available to fund eco-friendly projects to encourage more people to reduce, reuse and recycle. Applications to be in by 31 July. Info from Anita Sharkey, SfC, 469 5070.

- 17 Eileen Hewitt re Community Councils Development & Support Programme: report giving update on work carried out following last year's CC elections to give support to CC members.
- 18 Eileen Hewitt: WW1 Drumhead Service, 10 Aug, on Castle Esplanade, then processing down Royal Mile to Holyrood [Sec has asked for FCC's allocation of two tickets].
- 19 Kim Aitchison: notes from Firrhill Walkabout, 10 April.
- 20 Cllrs Aitken and Rust: public footpath to rear of Oxgangs Farm Grove, leading to Redford woods, closed for safety as a wall is leaning on a lighting column. Repair or renewal works are expected to take 3-4 weeks and be completed before schools resume.
- 21 Eileen Hewitt: Licensing Forum Minutes from 25 June meeting.
- 22 Archie Clark re "Housing Needs and Demand Assessment 2" by SESplan: consultation closes on 1 Aug. <u>http://sesplan-consult.objective.co.uk/portal/hndaconsdra</u> for documents.
- 23 Kim Aitchison: notes from Firrhill Walkabout 10 July includes issues re dog fouling, flytipping, and foliage overgrowing Braid Burn.
- 24 Eileen Hewitt: Customer Forum & Scottish Water agree business plan for 2015-21 re service level improvements, investment priorities and charges for the next six years, ie, stable price rises of 1.6% in contrast to price hikes of other utilities. <u>www.customerforum.org.uk</u>
- 25 J Napier Planning Weekly Lists, including: 76 Colinton Mains Drive re-applying for licence, but for 10 pm close instead of 11 pm; also, 230B Oxgangs Rd North (next to Scotmid) applying for change of use from cold food takeaway to café and hot food takeaway.
- 26 Eileen Hewitt: notice of her 18-month secondment as a Professional Officer to assist with Edinburgh's 20 mph programme. New contact arrangements for CC Secretaries detailed.
- 27 Self-Assessment Questionnaire <u>https://www.surveymonkey.com/s/2VXJHTH</u> to demonstrate how CCs are fulfilling their responsibilities of communicating with residents in their communities. [Firrhill CC's filled in by HL]
- 28 Sarah MacDonald: Pentland Neighbourhood Partnership meeting dates for 2014/15
- 29 City Council: new recycling service pilots taking place (not in this area yet)
- 30 Scott Neill: request for articles for Pentland Digest (by 28 August)
- 31 Sarah MacDonald: re Council's proposal to roll out 20mph speed limit across city: to be discussed at special meeting of E&T sub group members, 3 Sept. [PW attending]
- 32 City Council: re Late Hours Catering Consultation: meeting on 20 Aug. (HL attending)

For more detail on any of the above contact: Peggy Wright, Tel 531 9796, peggy.wright@live.co.uk