

Minutes of meeting
Tuesday, 20th January 2026
At Brora Community Centre

Present: Becky Clay BC (Chair), David Andrews DA (Vice Chair), Gina Stewart GS (Secretary), Robbie MacLennan RM, Peter Fassen de Heer PFDH (Treasurer), Ruwan Uduwera-Perera RUP, Diana Royce DR, Dawn DeHavilland DDH (Minute Secretary)

Also Attending: 2 Members of public.

Apologies: Richard Gale RC (Highland Councillor), Mhairi Burd MB, Russell Rekhy RR

Minutes meeting 18th November 2025:

The minutes of last meeting were accepted on the proposal of Gina Stewart GS and seconded by David Andrews DA.

Welcome: The Chair welcomed everyone to the meeting.

Police Update:

Please see appendix 1a

Gina GS will forward the police report to Dawn DD to upload with the minutes to the Brora Development Trust website.

Ruwan RUP advised that he is working with the police on how best they can communicate with the community. BCC will ask for ideas from the community and pass the information on.

Action: Send Report to Dawn DD **Member:** Gina GS **Review Date:** 17.02.2026

Action: Ask for input from the community **Member:** Gina GS **Review Date:** 17.02.2026

Matters Arising:

Gina & Becky have completed the Micro Grant posters. BCC members have been sent the posters and asked for feedback, any amendments arising will be made & Becky BC (Chair) & Gina GS will publish posters & advertise on social media by the end of the week

Action: Publish Posters **Member:** Becky BC & Gina GS **Review Date:** 20.01.2026

20.01.2026: Not discussed

Preparing an information leaflet outlining the roles and goals of the Development Trust, Brora Community Enterprises Group & Brora Community Council.

Action: Produce Leaflet **Member:** Becky BC & Russell RR **Review Date:** 17.02.2026

Red Barriers:

Becky BC (Chair) received an update from the Bridge Manager at BEAR Scotland who advised as bridge is over a tidal, marine area we need to comply with the Marine and Coastal Access Act 2009. This means obtaining a marine licence from Marine Scotland and this is a process that typically takes around 6 months to complete. This means the work cannot start before May next year. BCC will need to obtain three quotes from sub-contractors and submit them to BEAR. BCC will contact Marine Scotland for further advice.

Action: BCC to contact Marine Scotland **Responsible Member:** Becky BC **Review Date:** 17.02.2026

20.01.2026: No Update. Not discussed

Ongoing from September 2024: Fountain Square repairs are still to be carried out.

16.09.2025 Richard RG advised the amenities Team said they are not responsible. BCC to investigate who is responsible.

18.11.2025 (See previous minutes for past actions).

Action: Chase up repair work **Member:** BCC **Review Date:** 17.02.2026

20.01.2026: No Update. Not discussed

Ongoing from September 2024: Clyne Kirkton, Old Parish Church and churchyard 40m N of Balranald, Ellen Lindsay reiterated that Clyne Kirkton is a listed building & the trees are now dangerous.

19.08.25 (See previous minutes for past actions).

Gina GS advised Richard RG (Highland Councillor) hasn't moved any further forward with the issues in sourcing a suitable contractor, Historic Scotland will need to be involved & trees need to be assessed.

Ellen Lindsay EL advised BCC that a report was carried out by Historic Scotland in 2008, it's very disappointing that the information is given time and again with no action being taken, Ellen EL will once again ask Nick Lindsay to pass the information onto BCC.

Action: Highland Council Update **Member:** Richard Gale RG **Review Date:** 17.02.2026

20.01.2026: Becky BC ongoing.

Ongoing from October 2024: Nick Lindsay there are no AGM minutes for the last two years.

19.08.2025 (See previous minutes for past actions).

Ellen EL advised Nick Lindsay still has not received copies of the minutes, Becky BC (Chair) asked if he could check his spam folders as she is sure they were sent, if Nick NL has not received then Becky BC (Chair) will resend, past AGM minutes will be sent to Sarah Morrison to publish on the Discover Brora website.

Action: Email Past AGM Minutes **Member:** Becky Clay **Review Date:** 17.02.2026

20.01.2026: Not discussed

Ongoing from April: Concern about campfires, BBQs etc especially on the beach near the Harbour given that Wildfire Alerts have been issued across the Highlands

18.11.2025: (see previous minutes for details.)

Gina will ask Richard RG (Highland Councillor) to chase the Countryside Rangers to obtain posters like the ones in Golspie. From the floor: Signs should also be put up at Loch Brora.

Action: Contact Countryside Rangers **Member:** Gina GS, Richard RG **Review Date:** 17.02.2026

20.01.2026: Not discussed

Ongoing from May: RTS (Radio Teleswitch Service) switch off

16.08.2025: Becky BC (Chair) has downloaded a poster from OFCOM.

18.11.2025: (See previous minutes for past actions)

Action: Arrange deliveries **Member:** Becky BC & Gina GS **Review Date:** 17.02.2026

20.01.2026: Becky asked David DA for an update Royal Mail not contacted yet.

Ongoing from May: Royal Mail.

19.08.2025: (See previous minutes for past actions)

Action: Contact Jamie Stone **Member:** David Andrews on behalf of BCC **Review Date:** 17.02.2026

Place Plan

The paper copies of the place plan have now been printed, this will be shared on social media with the locations where they can be picked up.

Action: Report back the findings **Member:** Becky BC **Date:** 7.02.2026

Becky BC confirmed the Defibrillator positioned at Struan Lodge Gordonbush is for public use. Following a discussion, it was agreed Becky BC would ask for the Defibrillator to be added to the online map & for clear signage to be put up.

Action: Map & Signage **Member:** Becky BC **Date:** 17.02.2026

Salt Bins:

Becky BC has received request for salt bins to be put in the following locations:

Stafford Terrace, Lower Brora, Muirfield, Moray Terrace, the top road at East Clyne & two for Johnson Crescent. Gina GS will contact Richard RG to arrange this.

Action: Contact Richard RG **Member:** Gina GS **Review Date:** 17.02.2026

The issue with vehicles parked in the lorry park at the Scout Hall:

BCC will contact the landowner directly to discuss a solution for the removal of the white van & boat.

Action: Contact owner **Member:** Gina GS **Review Date:** 17.02.2026

20.01.2026: Not Discussed

Ongoing from October: Diana DR advised Helmsdale Community Council hold their monthly meeting in various venues in the locality of the village & asked if it was something the BCC could do, as this would reach a wider audience for example residents who live in Doll, a

resident from Doll said the Community Hall would be happy to host BCC for a meeting. John JM agreed this is a good idea, but the BCC should be mindful of letting the public know of any venue changes as not everyone is on Facebook. BCC to discuss & update at the next meeting.

Action: Update **Member:** BCC **Review Date:** 17.02.2026

20.01.2026: Not Discussed

From the Floor: Disappointment was expressed about the local vaccination program, in previous years there has not been any issues, however, this year appointments have been cancelled at late notice, indeed residents from Brora who had appointments cancelled & rebooked at Helmsdale on arrival were advised the vaccine would not be arriving until after one thirty or later in the afternoon, this after being given an appointment time of nine o'clock in the morning. The local pharmacy did have two dates available, but these were very quickly booked up. David Baines advised that both the Covid & Flu vaccines were available at the Vaccination Centre in Inverness, ideally an appointment should be booked but they do take walk ins. Richard RG asked if the Community Bus could be used to alleviate the situation & take a group of residents to the Vaccination Centre & claim a micro grant for the fuel. BCC will discuss this option further & if possible, arrange for vaccination trips.

Action: Update **Member:** BCC **Review Date:** 17.02.2026

Councillor Update: Richard Gale RC (Highland Councillor), not in attendance items carried to next meeting.

Signs are to be erected in the cemetery to prevent people from exercising their dogs in the area.

Action: Update **Member:** Richard RG **Review Date:** 17.02.2026

Richard RG advised the retrospective planning for the Murphy compound next to the recycling centre will be discussed at the planning meeting Wednesday 26th November 2025

Action: Planning Update **Member:** Richard RG **Review Date:** 17.02.2026

Ongoing from November: David DA asked about BCC legal indemnity for Community Councils, Richard RG advised that all members of the Community Council are liable individually & responsible for the decisions that they take, he is working to get the Highland Council to ensure Community Councils have adequate funding to get the insurance cover required, he advised that Community Councils are advised not to hold assets/property. Peter PFDH will review the current Insurance policy to find out if legal indemnity is included (Gina GS will send him the password to gain access to the document)

Action: Update **Member:** Richard RG **Review Date:** 17.02.2026

Action: Update **Member:** Peter PFDH **Review Date:** 17.02.2026

Action: Password to Peter **Member:** Gina GS **Review Date:** 17.02.2026

Ongoing from May: Robbie RM the land by the Old Bakery is very overgrown & encroaching on to the public pavement. Following discussion Becky BC will contact James Wilson to ask for the land to be maintained.

22.07.2025: Becky BC has not received a reply from the landowner, Richard RG will ask the Highland Council to contact the landowner.

Action: Update **Member:** Richard RG **Review Date:** 17.02.2026

Ongoing from August: John McMorran asked BCC & Richard RG for information on a consultation taking place by the Scottish Government with regards to BESS applications, neither had any information both would look into it as a matter of urgency as John JM advised he understood the closing date to be within the next seven to eight days.

Action: Update **Member:** BCC, Richard RG **Review Date:** 17.02.2026

Ongoing from April: Richard RG advised that regarding the War Memorial a survey had been carried out by Fairhurst Consulting and Structural Engineers. BCC has past information that may be useful Gina GS to forward the relevant emails to Richard RG.

20.01.2026: Diana DR asked who is responsible for the maintenance of the clock? Becky BC thought that Kathleen & Nick were, David DA advised he offered his services given he is a extremely experienced Stone Mason, but Nick Lindsay declined the offer.

Action: Update BCC with report details **Member:** Richard Gale RG **Review Date:** 17.02.2026

Action: Email information to Richard RG **Member:** Gina Stewart **Review Date:** 17.02.2026

Planning Issues:

Diana DR advised there is a Transmission line meeting on 18th & 19th February 2026, she believes that community Councils will not be allowed an opportunity to speak, she has contacted the Highland Council but not received a response yet. The Highland Council to be asked for confirmation.

Action: Ask Richard RG **Member:** Gina Stewart **Review Date:** 17.02.2026

Diana DR advised the Murphy planning application has not been discussed by the Highland Council for the last two months, according to their published minutes. Following discussion, it was agreed it is critical that conditions are attached.

Action: Planning Update **Member:** Richard RG **Review Date:** 17.02.2026

Ongoing from November: Diana DR advised Clyne Kitchen (Brora Heritage Centre) have submitted a planning application for the erection of kitchen extension, a general discussion ensued, why was this not done at the time of the original application? Agreement the current kitchen does seem a bit small for the needs of the cliental.

The issue of the Solar Panels was raised the glare effect can be quite distracting from East Clyne especially when driving, could a non-reflective coating be applied if the extension work is carried out?

Action: Contact Brora Heritage re non-reflective for solar panels **Member:** Gina GS **Review Date:** 17.02.2026

Ongoing from November: 18.11.2025: Not discussed

Diana DR suggested producing an A4 information sheet to assist residents in making planning objections.

It should be black & white with precise clear information. Robin Ward RW agreed to produce a map to be added to the document.

Action: Produce Document **Member:** Becky BC, Diana DR & Robin RW **Review Date:** 17.02.2026

Correspondence:

All correspondence has been circulated & discussed with the whole committee by email.

Ruwan RUP advised that that he had been contacted by the owners of Balnacoil Estate regarding setting up funding. This was discussed prior to moving forward with this Ruwan will discuss with Frank Roach & glean further information from Balnacoil Estate.

Who is responsible for the snow clearing? Diana DR there are only two gritters that must cover Brora & the surrounding area. Peter PFDH asked for Information regarding the resilience group, it was set up during Covid volunteers would assist people in their local area with shopping etc. During the recent snow volunteers were called for the help with snow clearing, shopping etc. Following a discussion Becky BC is to contact Sarah at Brora Development Trust to ask for funding to cover the volunteer expenses, produce a clear Information pack explaining what the Resilience group do, how they can be contacted, put posters in the notice board to inform residents who aren't on social media. Becky BC to discuss what can be learned from the mistakes this time & arrange quarterly meetings for updates on the work of the resilience group.

Action: Update **Member:** Becky BC **Review Date:** 17.02.2026

Treasurers Report:

Current Account: £6,916.49

Foundation Scotland account: £181,426.00

Administration Fund is -£145.24 as no money has been received from the Highland Council, Richard RG will investigate this as Golspie Community Council have reported the same issue. £3000 from Gordonbush has not cleared banking yet.

Becky BC has £660 approximately in cash donations from the Firework display, this hasn't been deposited because a card is need, Becky BC, Peter PFDH, David Andrews and Gina GS will be card holders, Peter PFDH will process the paperwork.

Becky BC advised Mr & Mrs Sweetman of the Rotary Club have offered to donate £2000 towards the Firework expenses.

Action: Cards **Member:** Peter PFDH, Richard RG **Review Date:** 17.02.2026

Action: Admin Fund **Member:** Richard RG **Review Date:** 17.02.2026

Action: Rotary **Member:** Becky BC **Review Date:** 17.02.2026

Drawdown Fund:

Who represents BCC on the Windfarm panels?

Becky BC advised for Kilbruar it is herself and David DA, for Gordonbush is Russell RR and Mhairi MB however due to other commitments neither has attended the Gordonbush meetings, David DA asked if Gina could step in and cover for Mhairi MB which she agreed to. Diana DR why aren't the meetings reported back at BCC monthly meetings, given that the attendees are representing BCC? Becky BC advised current applications cannot be discussed, however Kilbruar have awarded grants to Brora Community Radio, Brora Community Centre for heating panels in the ceiling & the food annex, Gordonbush have awarded grants to Brora Village Store CIC Brora Post Office and Brora Rangers Mini Kickers.

Ruwan RUP asked for six monthly updates on what funds are awarded to Brora, David DA advised that not many applications from Brora are received, BCC will advertise the funding that is available & the application procedure.

BCC to write to Kilbruar to get clear guidance on the ring fenced funds to see if this can be accessed for future projects.

Road Safety:

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Also see Police Report appendix

Action: Ask Richard RG **Member:** Gina Stewart **Review Date:** 17.02.2026

Liability for Community Councils:

General discussion, Ruwan advised in the past Rogart Community Council had received a claim against them, unusual however it does happen.

BCC is to take out more appropriate Insurance, Gina is to investigate costs and chase Richard RG for an update. To be discussed further at the next meeting.

Also see Highland Councillor Update.

Action: Quotes & Richard RG **Member:** Gina GS **Review Date:** 17.02.2026

Responsibility for Snow Clearing:

See Correspondence

Community Feedback

Ruwan RUP will be attending the Highlands & Islands Climate Plan Consultation event is being held at Timespan in Helmsdale on 22.01.2026.

Action: Report **Member:** Ruwan RUP **Review Date:** 17.02.2026

Diana DR has produced posters BCC have approved them & they will now be put into the menu boards outside the building.

The Sutherland Arms closing is a great loss to the village, a general discussion was held: the asking price has been reduced, hopefully a buyer will be found in the not too distant future.

Ongoing:

20.01.2026: Further discussion about the issue, Diana DR to contact Mike Taylor. Diana DR has produced a leaflet BCC are happy for it to be circulated to the residents.

Diana DR The Angels Breath is an issue Residents living close to the old whisky storage warehouse, many residents have said their [properties are being affected by whisky fungus.](#) Diana advised the warehouse is owned by Glenmorangie Company Ltd which is a subsidiary of Louis Vuitton Mœt Hennessy. Following a general discussion, it was agreed BCC will contact industrial chemist Michael Taylor and ask for his advice as he has been of assistance in the past.

Action: Contact Michael Taylor **Member:** Diana DR **Review Date:** 17.02.2026

Diana DR advised Clynelish Distillery has closed the visitor centre and shop, it's not known how many employees are affected, Glenmorangie has stopped production for twelve months, all present agreed this was a great loss to the area. The whisky industry has been hit, partly by the tariffs, but they have overproduced and the market is shrinking and not expanding. They have lost a bit of traction in the Far East.

Ruwan RUP advised the Poppy collection had been badly affected by the co-op being closed this year. Following discussion, it was agreed that an effective plan should be put in place for this year, such as designated collectors in each area, further discussion required as it was felt often those who have the least give the most. Poppy collection boxes could be placed in Brora Rangers, Brora Rangers Social Club and other sites not yet used.

Robbie RM the community car needs to be upgraded as it is not fit for purpose, a return journey to Raigmore Hospital left a range of seventeen miles, had there been any traffic issues on the journey the vehicle would not have made it back. Ruwan RUP asked if driver expenses could be paid to cover refreshments etc. As on occasion the driver can be out all day.

Becky BC to contact Richard RG with regards to an upgrade of vehicle one with more space that can accommodate a wheelchair.

Action: Contact Richard RG **Member:** Becky BC **Review Date:** 17.02.2026

Micro Grant Applications: Discussed in Follow on Meeting.

Date & Time of Next Meeting: Tuesday 17.02.2026 7PM, BESS Sub Group 09.02.2026