



Dirleton Community Association
Minutes of
General Meeting (open) held 26th February 2026



General Meeting of the Dirleton Community Association.

Held on: **Thursday 26th February 2026**
Start Time: 1830hrs
Venue: The Castle Inn, Manse Road, Dirleton - The Function Room
Chairperson: Mike Howarth (MJH)
Attendees:

Fred McClintock (FM), Carl Hamer (CH), Janice MacLeod (JM), Tracy Lonie, Derek Carter (DC), Jim Hutchinson (JH), Aiden Stokes, Keith Chalmers Watson, Paul Du Vivier, Felicity Dingwall, Nancy Steele, Tom (TD) & Carol Drysdale (CD), Ian Oliver (IO), Rhona Campbell (RC), Hazel Wager, Margaret Chynoweth, Anderina Soave

		Action Points
DCA-GM-25/26-01.	Apologies: Simon Paterson Brown (SPB), Zena Trendell, Valerie Nimmo, Brian Moody	
DCA-GM-25/26-02.	<u>Minutes of Last Meeting</u> These have been circulated and signed off as factually correct.	
DCA-GM-25/26-03.	<u>Matters Arising</u> All matters arising are discussed within the meeting	
DCA-GM-25/26-04.	<u>Treasurers Report - MH</u> SPB at Community Council meeting. Accounts have been filed with OSCR. TD couldn't find the accounts on the website. MH to check and clean up.	MH
DCA-GM-25/26-05.	<u>Membership - JM</u> Members will shortly receive an email requesting they validate their membership. An email will be sent to members in October requesting payment of 2026/27 subscriptions preferably by BACS, cash in exceptional circumstances. Donations welcome. Gift aid can be claimed on donations but not subs as members have free entry to castle.	
DCA-GM-25/26-06.	<u>Dirleton Good Neighbours - JM</u> JM confirmed the lunch hub is monthly. The Open Arms has agreed to host a "Bite & Bleather" event in the winter months (January, February, March & April). JM requested assistance getting the word out and to see whether transport is required for anyone.	
DCA-GM-25/26-07.	<u>Planning - CH</u>	



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	<u>22/01050/P - Change of use and alterations to workshops to form 2 houses, formation of dormers and change of use of open space to garden ground</u> Construction works ongoing by Platinum Property Services, contractors to R3, who are part of ELHA Group. Roof, dormers and solar panels installed. Properties to be put on the market shortly. ELHA have decided to remove the disused septic tank and reinstate the green. ELC confirmed planning application fee of £595 to extend the verge next to the new pavement across Castlemains Place. Unless coincides with septic tank removal not cost effective. <u>25/01242/P Alterations, extension to 11 Foreshot Terrace, formation of driveway, hardstanding areas, erection of gate and gate posts</u> Neighbours consulted. No comment from DCA. Gravel driveway within front garden will alleviate on street parking close to Ware Rd junction. Adjoining properties have driveways. Slight loss in character with removal of chimney. Modern extension to rear. Determination deadline elapsed. <u>25/00593/CAC Demolition of Community Hall</u> & <u>25/00594/P Siting of 2 storage containers and associated works Castle Park</u> DCA Application supported by members. <u>25/01195/P The Water Tower Village Green Road</u> Part change of use of dwelling to short term let. No comment from DCA as no change to the architecture of the building. Consented. <u>25/01151/P Redcote Manse Road</u> Installation of awning. No comment from DCA. Consented. <u>25/01216/P</u> & <u>25/01217/LBC</u> Alterations, extension to Dirleton House, Manse Road and formation of hardstanding area, steps, walls, raised terrace and part demolition of building and log store. Proposed architecture in keeping with existing buildings. No public objection and Historic Environment Scotland raised no objection to the listed building consent application - As these works do not detract from the special architectural or historic interest of the listed building, they would also preserve the character or appearance of the Dirleton Conservation Area. Consented. <u>25/01345/P</u> & <u>25/01346/LBC</u> Old Manse House Main Road - Erection of greenhouse, gates, widening of openings in walls and formation of hardstanding areas. Three objections raised of which only one was planning related and addressed by planner. Historic Environment Scotland raised no objection to the listed building consent application - As these works do not detract from the special architectural or historic interest of the listed building, they would also preserve the character or appearance of the Dirleton Conservation Area. Consented.	
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	25/01405/P 11 The Village Archerfield - Extension to house and formation of first floor balcony with handrails. Materials and proposals in keeping with large detached houses at Archerfield and therefore DCA did not comment. Neighbours were notified, no objections received. Consented. 25/01129/P The Archerfield Walled Garden - Change of use of woodland to form outdoor children's adventure trail, erection of toilet, shop/ticket office buildings, play equipment and associated works. The DCA has submitted a letter of support for this local business venture. 25/01265/P Land South East Of Villa Victoria Muirfield View - Erection of building containing 1 flat and garages for use as holiday accommodation and uses in association with the use of The Renaissance Club, and associated works. Proposed development is in keeping with the tourism land-use. Neighbours notified. No comment from DCA. Consented with conditions regarding tree felling, protection, landscape and biodiversity. 26/00077/P Chapelhill Cottage 1 Chapelhill - Alterations to house, erection of covered canopy and associated works. DCA made a neutral comment on the use of aluminium windows and door in the proposed porch structure made of natural materials. 26/00003/P Archers Hill, Chapelhill - Alterations to house and formation of dormer. The materials proposed are in keeping with what is a relatively new build property, located on a private road. Neighbours have been notified and DCA do not propose to comment. 26/00123/NAF Ferrygate Farm Prior Notification of an extension to agricultural building. DCA do not intend to make any comment on agricultural buildings.	
DCA-GM-25/26-08.	<u>Fete & Games 2026 - FM</u> Date confirmed as Saturday 20th June. Preparations are already underway. A second village party was considered around the same time but the F&Gs committee view is that this should be held later in the year possibly August/September.	
DCA-GM-25/26-09.	<u>Major Projects</u> Heritage Lighting - DC ELC's program is linked to the cable upgrades by SPEN. SPEN intend to connect lighting up to the school end of March 2026. TD and IO raised health and safety concerns regarding the limited lighting on Manse Road at the west end of	DC



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	the green. ELC has confirmed there are no funds remaining for additional lights in the 2025/26 budget. Heritage lighting currently stops short of either end of Main Road DCA to request that this and the additional lighting on Manse Rd are included in the 2026/27 budget. Road Improvements - DC ELC road and pavement improvements are ongoing from Manse Road to Castlemains House entrance. Whin kerbs to the south side, no kerb to the green. ELC to install a duct beneath the road for a new festive lighting supply cable (to be installed by SPEN) during the road works. No further road improvement works are proposed. Old Village Hall - DC ELC wouldn't condition the planning application requiring a Bat survey. Survey identified one hibernating bat. A specialist will be employed next winter to move the bat(s) (if still present). If a) consented, and b) DCA can raise funds, then DCA to purchase the hall from ELC for £2,000. Last tender for demolition is due 1st March.	
DCA-GM-25/26-10.	<u>Constitution</u> The DCA amended constitution has been submitted to OSCR and accepted.	
DCA-GM-25/26-11.	<u>Post Box - JM</u> JM has prepared a draft consultation for the proposal to move the Maxwell Rd post box to a more convenient / accessible position. TD stated that the current position is covered by the hedge. A location close to the Open Arms was suggested. CH pointed out that it is the east end of the village that is currently disadvantaged.	
DCA-GM-25/26-12.	AOB Old phone box – FM confirmed that a temporary repair has been made to make the library watertight, but it needs a new wooden door frame. The F & G may fund the likely cost of c.£500. Painting is not as urgent but it was suggested that there may be an opportunity for assistance from the Community Payback Scheme. The Castle – Custom scaffolding is to be erected to increase access whilst repair works are ongoing. Increased access will allow HES to increase the current	



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	entry fee. Visitor numbers are health with a 17% increase on 2024. Primary School – Holding a History in the Community event from 11 -12pm 19th March at the Open Arms. Request for personal stories to generate a digital living history for the village. Open Gardens – RC confirmed that the Open Gardens event would take place from 2 – 5.30pm 13th and 14th June. If your considering opening up your garden for viewing, please contact Rhona. Castle entry will be included in the fee. CD stated that having only a 1 week gap between two significant events in the village was not ideal. To be considered for future events. Phone Mast – JH requested an update on the phone mast. The ELC Councillor responsible for progressing this is currently awaiting quotes. Trying to get SPEN and SGN on board for better smart meter coverage. Hareup plantation is being considered for the location. Kirk Hall Wifi – The treasurer for the Kirk and MH have been pushing for Wifi to be installed. This required a change of bank account to allow BACS payment. An order has yet to be raised for installation of commercial grade equipment. Once delivered the commissioning time will be about 2½ weeks. Equipment cost c. £250, fitting c. £60 and c. £35/mth. Rubbish bin – With conversion works ongoing for Amalfi to a residential property it was suggested that the rubbish bin should not be lost. Possible relocation to bus stop. Defibrillator Awareness – A suggestion was made to hold a Defibrillator Awareness course at the Castle Inn or Kirk Hall.	
DCA-GM-25/26-13.	The next public meeting is to be held on Thursday 23 rd April 2026 at 7:30pm in the Castle Inn, Dirleton.	

Signed as an accurate representation of the meeting

Print Name Dated

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