

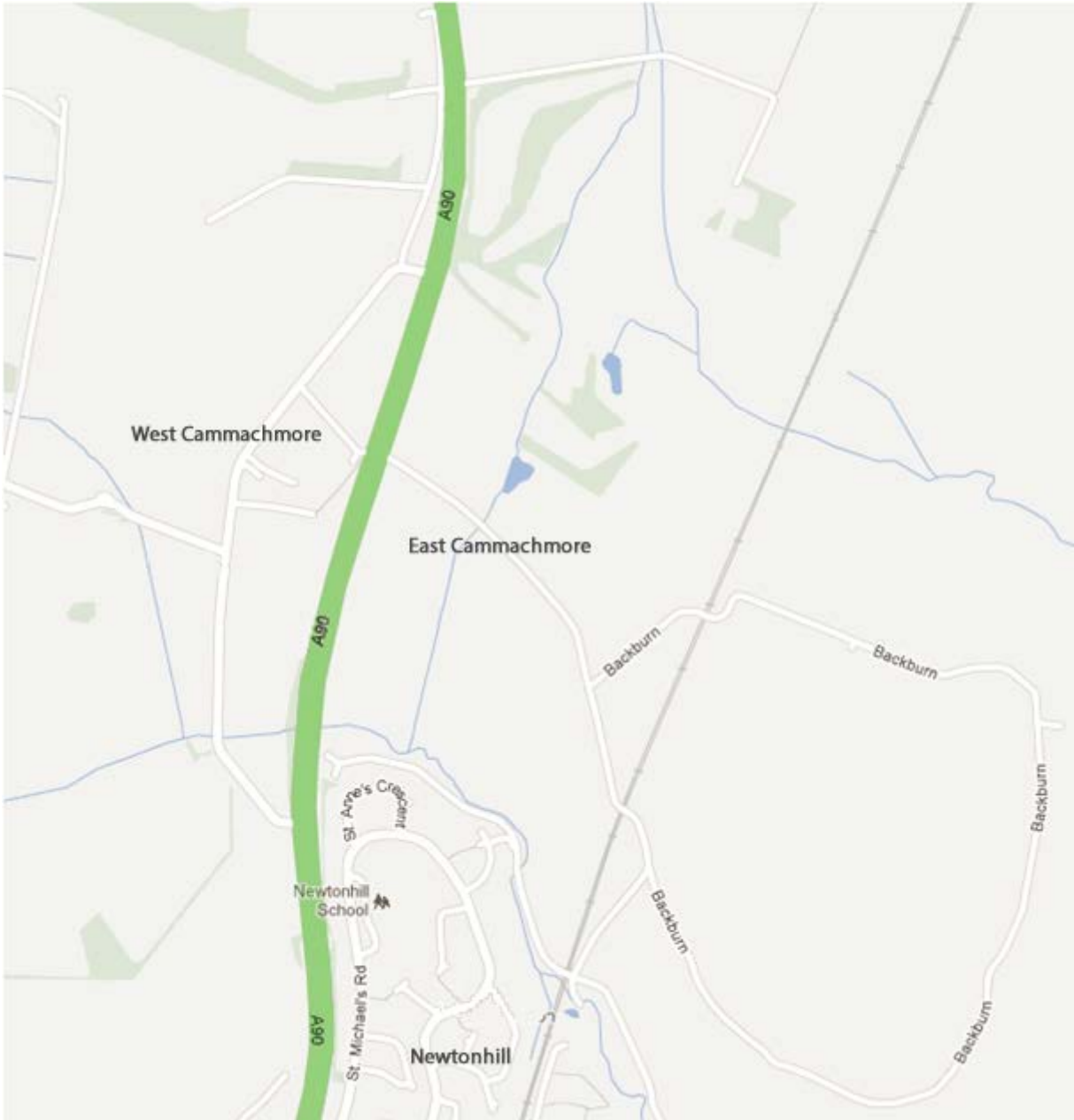
Cammachmore

Community Action Plan

2012

Prepared by
Newtonhill, Muchalls & Cammachmore
Community Council





Map of Cammachmore obtained from Google maps

Introduction

In March 2012 Newtonhill, Muchalls & Cammachmore Community Council, funded by the Kincardine & Mearns Local Community Planning Group, carried out a community consultation by delivering questionnaires to every property in the area. The outcomes from the completed questionnaires and comments given to members of the Community Council have been used to develop this prioritised Action Plan to help the community to focus on and develop future goals.

For the purposes of this report we have taken West Cammachmore to include the all properties in the village and to the west including Chapelton. The Community Council have worked with North Kincardine Rural Community Council in the preparation of this action plan.

The Community Council will use this Community Action Plan to inform decision making and to promote the views and wishes of the communities of Cammachmore and Chapelton.

History

There is evidence of settlements here from before the 1650. The natural harbour at Newtonhill provided a sheltered landing place for fishermen from Cammachmore and Skateraw. A pier was built around 1880 for use by fishing and cargo vessels (coal & lime), but the harbour proved unsuitable for steam driven vessels. The pier fell into disrepair and was blown up in 1980. In the late 1880's the Laird improved the cottages to encourage the fishermen to stay, but despite this, many fishermen relocated to Stonehaven and Aberdeen. The 1901 census tells us that about one third of the cottages were vacant.

West Cammachmore stands on what was the main drover's road, the Causey Mounth, from the south near Gillybrands Farm (formerly Jeally Bran's Inn in the mid 18th century).

Many thanks to the Newtonhill History Group. For more information contact elmawylie@yahoo.co.uk.

Population

Aberdeenshire Council estimates the current population to be 100 based on the number of properties and average population levels for Aberdeenshire. The figures below indicate a response rate of over 60%.

Location	Completed Questionnaires	Residents
East Cammachmore	11	20
West Cammachmore	16	41
Chapelton	4	6

Table 1: Number of responses by village areas

Top Three Priorities

The top three priorities to emerge from the review are outlined below

Deceleration lane on A90 at the entrance to East Cammachmore

The issue of the deceleration lane, for reasons of road safety, has been raised from time-to-time over the past few years. Historically, there have been three pedestrian fatalities and one serious traffic accident involving a motor cycle and a motor car. Any attempt to turn left off the A90 whilst travelling south presents a serious potential hazard because it is necessary to reduce speed to between 15 & 20 mph to affect a safe egress from the main carriageway. Motorists using this straight stretch of the A90 tend to travel at the maximum legal speed limit. The inclusion of a deceleration lane will undoubtedly reduce the potential for a fatality at a time when the volume of traffic is set to increase substantial as a result of new housing developments in the surrounding area and particularly Chapelton of Elsick. There was almost unanimous support from local residents for the deceleration lane.

Closure of the road linking West Cammachmore to Chapelton of Elsick.

As the new town at Chapelton of Elsick is developed there will be the possibility of increased traffic between Chapelton and West Cammachmore to gain access to the A90. This is a very narrow road that is not suitable for high volumes of traffic. The road cannot be widened and an alternative route is required for the traffic generated by the new town. Even with an alternative route some traffic may still chose to use the current road and the opinion of residents is that this road should be blocked off at some point to prevent through traffic except for cycles and pedestrians.

Maintenance of roads and grass verges in West Cammachmore

Residents said that the roads are generally well maintained, but with some pot-holes that need to be filled. It was also reported that wide vehicles have broken the edge of the carriageway in some places. The grass verges and the drainage of the roads are in need of regular maintenance. Drains need to be cleared more regularly and the where there is no pavement the edge of the carriageway need attention as it tends to become overgrown.



Entrance to East Cammachmore from A90

Other Issues

Community Wellbeing

The general level of policing is thought to be good; however, concern was expressed about vehicles speeding through West Cammachmore. This will be reported to the local Police Inspector for action.

Jobs and the Economy

Almost all residents are against any form of new development for new employment and prefer that the village stays residential. Some expansion of existing businesses could be seen as acceptable to a few residents. Employment opportunities should come from existing businesses and homeworking.

Development

The majority of residents were against any further development of both East and West Cammachmore. Many thought that Chapelton of Elsick would provide sufficient new housing in the area and that there should be a clear 'green' corridor either side of the Causey Mounth. A few respondents thought that the loop road through West Cammachmore could absorb some more housing.

The Aberdeenshire Local Development Plan, 2012 shows East and West Cammachmore to be within the Greenbelt from the railway line to the Causey Mounth.

Transport

A plan has been proposed to close the southern entrance to West Cammachmore and provide an alternative route linked to the existing Newtonhill flyover. Likewise the northern entrance to West Cammachmore could be closed and an alternative route provided to the proposed Bourtreebush grade separated junction that will be constructed as part of the new Chapelton of Elsick development. Most, but not all, residents favoured this suggestion saying that manoeuvres that required crossing the A90 at the existing junctions were seen as particularly hazardous.

Many residents thought that public transport provision is adequate and that the bus stops are in the best places, but crossing the A90 is very hazardous, especially during peak periods. A path linking the Newtonhill flyover to West Cammachmore would improve the situation. Opening the underpass by Newtonhill for pedestrians should also be investigated.

Environment

Many residents have asked that recycling facilities be improved. The proposed recycling facility at Badentoy would prove very useful, but there is also a need for the collection in the village to include bottles and tins as only paper is collected from households at present. Some residents reported that the facility at ASDA, Portlethen is frequently full to overflowing.

Litter is not seen as a problem most of the time, but it can accumulate along the roadside and there are reports of fly-tipping in some parts of the village.

Dog fouling is seen as much more of a problem than litter and many residents would like to see the problem tackled.

There are no streetlights and residents report that they prefer for it to remain that way. Some reported that they like to see the night sky without the light pollution from street lamps.

The Causey Mounth must be preserved as an area of historic significance and also as a good walking route. Other walking routes along tracks and byways have become overgrown and difficult to pass.

Lifelong Learning

Generally access to primary and secondary education was thought to be good. Access to further education and lifelong learning was less well catered for and needs to be advertised locally. It was reported that the quality of teaching at Portlethen Academy needs to be improved and the School has been informed.

Good things that should be kept:

By far the most popular response was to keep Cammachmore as a quiet, rural environment, to keep its unique identity and not merge with other towns. The countryside, wildlife, access to country lanes for walking and cycling as well as the dark skies were all seen as important and should be preserved.

Requests for improvements:

- Resurface the public road in the lower part of East Cammachmore
- Footpath from the underpass to St. Michael's Road needs steps
- Increase the width of the road outside of the former Bluebell Cottage to match the rest of the road.
- Make better use of notice boards; small ads, etc.
- Plant flowers along the loop road in West Cammachmore
- Provide pedestrian access across the A90
- Provide a path along the A90 to Newtonhill for pedestrian access to buses and shops
- More community events
- More trains stopping at Portlethen