

From: Keith Marshall <REDACTED>

Sent: 26 April 2022 07:31

To: Commercial Property <Commercial.Property@edinburgh.gov.uk>

Subject: Community Asset Transfer (CAT) - Ravelston Dykes Pavilion

We refer to the above CAT and am writing to express my discontent with the transfer. We are the owners of the adjacent property at REDACTED, which is the property that will be most affected by the proposals for Blackhall Nursery, and we are concerned both by the impact on the community and the impact on the property at REDACTED.

We'd like to start by saying that it is disappointing that the Council have no council run nurseries within the Blackall area and it is disappointing that we as a community are having to rely on nibbling at pieces of land that have previously been donated to the people of Edinburgh. This CAT should not be seen as a solution to an issue that has been created by previous Edinburgh Councils. We would also say that we are delighted to have the Blackhall Nursery as neighbours and have been happy with them for the last 16 years, and recognise the dire need for local nurseries. It is a shame that the Council cannot find a larger piece of land somewhere, for example, the quarry behind the Blackall Primary School, to build a property large enough to properly satisfy the demand of the parents of Blackhall.

We are objecting to the transfer for the following two reasons:

1. Although it is only a small piece of land that is being transferred, it will have a big impact on the park area. Blackhall park is a very small park and attracts a huge number of people of all ages and is extremely important to the community, and any loss of ground is a serious loss to the community. In addition, once we have set a precedent for this transfer, we can see that in another 15 years there could be another CAT in order to expand the nursery, especially since there is no other council run nursery in the area. The loss of land and the potential for further losses of land at some point in the future is a big problem for the park area and not one that the Council should be inflicting upon the people of Blackhall.

We would add that the Council have recently transferred another piece of land from the wooded area behind the park to a private property developer which has already significantly reduced the walking area in Ravelston Woods. This is to create a small number of new houses on Ravelston Dykes Road and the impact is that there is now no direct access available to the upper part of the woods from the south west corner of the park. If this CAT goes ahead, it is a statement of intent by the Council that it does not care about what area of community land is available to the people of Blackhall. Extremely concerning!

2. From a personal perspective, we are greatly concerned at the creation of a 'Heritage Space'. Although we are again behind any plans to create spaces for use by the community we are concerned that this new space will be available for use in all evenings of the week which will give us problems with noise levels from our 'new' neighbours from over the wall.

We are only a small voice in this long running problem however I would encourage the Council to stop this transfer and work with the land that it already has at the back of Blackhall Primary School, or some alternative piece of land, and leave the park alone so that it can be used by the residents of Blackhall, and the future generations, for its original purpose. Please could the Council spend some time on coming up with a solution for the people of Blackhall that does not involve impairing a land site that was a long time ago donated to the people of Edinburgh.

Ravelston Park – Representation 018

Thank you for your consideration.

Yours sincerely

Keith & Anna Marshall
REDACTED