

**MURRAYFIELD COMMUNITY COUNCIL**  
Minutes of Ordinary Meeting of the Community Council  
Tuesday, 2 December 2025, 7.30 pm  
**Online**

**Present:** J Bishop (JBi), J Brown (JBr), J Cunliffe (JC), D Dawson (DD), B Knowles (BK), J McDonough (JM), S Macpherson (SM), E Robertson (ER), M Rumney (MR), H Ross (HR), G Scott (GS), J Yellowlees (JY), Cllr Alan Beal.

**In attendance:** PC Mike Bent (Police Scotland), 6 members of the public.

**Apologies:** J Lamb, D MacLennan, Cllr Euan Davidson, Cllr Fiona Bennett.

1. Welcome and Apologies

As above. Item 8 was taken before item 7 (below).

2. Matters Arising

The Christmas events on the Old Colt Bridge were to start on Thursday 4 December at 4.30pm. Fund raising this year was for *Tummies not Trash*.

3. Traffic and Transport

- (a) The recent Tram Line 2 consultation had closed.
- (b) The Scottish Water upgrade of a combined sewer outflow beneath Corstorphine Road continued. It was now expected to complete on 19 December 2025.
- (c) The no right turn into Murrayfield Gardens rule needed to be enforced or ended. A sign had been removed by the City Centre West to East Link project (CCWEL). Progress on the problem of parking on the Roseburn Place/Street junction showed that CCWEL defects could still be fixed. **Action: JY** will write to CCWEL to ask that the sign be restored.
- (d) The new double yellow lines at the Baird Drive/Balgreen Road junction, and the Traffic Regulation Order (TRO) process for double yellow lines on Western and Belmont Gardens, were welcomed.
- (e) The City Council's Transport and Environment Committee (TEC) had approved the start of a TRO for Controlled Parking Zones (CPZ) in Roseburn by autumn 2026. "Roseburn" did not extend north of the A8 (such as to Roseburn Cliff).

JBi reported for the MCC's Road Safety Group (RSG) as attached. It was also noted that:

- (f) PC Bent was keen to look at road safety in terms of access to services, not just accidents. **Action: JBi** will liaise with PC Bent to attend an RSG meeting in 2026.
- (g) If the January 2026 Ellersly/Kinellan road safety works started as planned, RSG would not be able to review the designs for the pavement widening or for the proposed crossing at the Ellersly Road / Murrayfield Road junction.

4. Scottish Rugby & Edinburgh Rugby

- (a) We noted the Edinburgh/Glasgow Derby (27 December 2026) and two Guinness Six Nations matches (14 February and 7 March 2026) at the main stadium. The next residents meeting was yet to be scheduled.
- (b) Recent pre-match details for games at The Hive advised supporters that in the local area "parking enforcements are in place ticketing car[s] parked illegally".
- (c) 2026 main stadium concerts include Zach Bryan (14 June), Luke Combs (24 & 25 July), and Bon Jovi (28 August).

- (d) DD reported that a Murrayfield Community Council (MCC) sub-group had short-listed 3 projects to discuss with Scottish Rugby. These were: a Roseburn Park play/exercise area aimed at teenagers and a wooden gazebo with seating; a Roseburn Park wetland area; and a QR code trail along the MCC part of the Water of Leith. Partners included Friends of Roseburn Park (FoRP) and The Water of Leith Conservation Trust. **Action: DD** will pursue these ideas with Scottish Rugby.

5. Participatory Budgeting

- (a) This was a way of letting local people suggest projects and decide which should be funded and how. The Small Grants Fund was a minor example of this bigger agenda.<sup>1</sup> It could be a way for us to help get things done, or do the City Council's work. **Action: HR** will find out what we are being asked.
- (b) The paved area next to the east boundary of the 37 Corstorphine Road site was an example of an area needing investment.

6. Councillors Reports

- (a) Cllr Beal welcomed item 3.(d) above. He knew of other areas in need of yellow lines: the junction of Riversdale Rd and Saughtonhall Terrace; the junction of Murrayfield Drive and Ormidale Terrace; and the junction of Ormidale Terrace and Kingsburgh Road. He noted item 3.(e) above and that the TRO can be objected to. He directed us to a new City Council digital app as a way to report things.<sup>2</sup>
- (b) Cllr Davidson sent the attached notes which JY reported.

7. Minutes of 14 October meeting and Actions Arising

- (a) An MCC delegation would visit the ice arena at 11 am on 12 January.
- (b) The Wester Coates eastbound bus tracker was not working.
- (c) The withdrawal of eastbound bus calls at West Maitland Street was discussed. **Action: Cllr Beal** will look into widening Lothian's mandatory consultation process.
- (d) There was no precise start date for the Craighleith Tunnel improvements.

8. Police Report

PC Bent reported as attached ("with intent" refers to a break-in where nothing was stolen). He mentioned recent firework intervention work. In the new year he would visit local groups to inform local policing. He hoped to do more *Coffee with a Cop* events.

9. Planning

- (a) The Landsdowne House (11-15 Coltbridge Terrace) Full application had been submitted (25/06035/FUL). St George's School remained the site owners and it was a joint application with Vivere Extra Care Group Ltd. Conservation Area and Listed Building Consents would also be required and we should comment on all at the same time. JBr and JC had only scanned the 76 documents. Areas of comment so far included the height of the Henderland Road buildings in the face of pre-planning advice that new builds should not exceed 3 storeys. There was not enough on-site parking. **Action: JBr & JC** will draft a comment submission for circulation. **Action: HR** will re-send the email concerning site security and maintenance to St George's.

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1 <https://www.edinburgh.gov.uk/community-planning/participatory-budgeting>

2 <https://www.edinburgh.gov.uk/app>

- (b) The Tesco application for a dynamic display sign (25/05546/ADV) was refused and there was a new listed building consent application (25/05530/LBC) for the site.

**Action:** JC will re-draft our objection for submission and suggest that enforcement procedures begin.

- (c) There was an advertising application for 101-103 Saughtonhall Drive (25/06275/ADV), and Listed Building Consent applications for 1 Easter Belmont Road (25/06229/LBC) and 68 Roseburn Street (Roseburn House) (25/06148/LBC).

**Action:** JC will report what, if any, MCC action may be needed.

10. Licensing

A member of the public had written with an update on the 6 Hampton Terrace House of Multiple Occupation (HMO) license. The single address appeared to be somehow residential (HMO) and commercial (hotel). Neither Donaldson Community Association (DCA) nor MCC objected to the end-use outcome. But both were concerned about due process failures. **Action:** DM will be asked to advise if, what, and to whom, any MCC comment should be made about this.

11. Engagement and Inclusion

The attached report was noted. It was hard to know what the numerical data meant. A written report at each meeting is not a Community Council Scheme requirement, so we should review its value before the next AGM.

12. Reports from Local Interest Groups

- (a) GS for DCA reported as attached. She also invited the Community Council to DCA's AGM (30 April 2026).
- (b) MR for Saughtonhall Community Association (SCA) reported good progress on the £100,000 hall refurbishment. They had also won a £3000 Community Grands Fund award for external storage. There were new committee members and Treasurer.
- (c) BK for Friends of Roseburn Park (FoRP) reported that the City Council Parks Service had appointed all three park rangers for the Northwest area. Roseburn Primary School had planted 4000 spring bulbs in the park in late October and said they were keen to do more (such as an area of tubs and raised beds).

13. Treasurer

JM reported to the end October as attached and anticipated the end November report.

14. Any Other Business

JY suggested we review at the next meeting the question of whether MCC should help arrange a Holyrood Parliament 2026 Election hustings next year.

The above are **subject to approval** at meeting of 13 January 2026.

Next meetings : 13 January and 24 February (both online), 7 April (Murrayfield Church Centre)

## **Murrayfield Community Council Road Safety Group**

Notes for Murrayfield Community Council Meeting of 2 December 2025

- John B. has had contact with PC Mike Bent to ensure Police Scotland is informed about the Road Safety Group and the Group's concerns about enforcement of 20 mph, not least to do with criteria for road crossings. Hoping for a joint meeting, now, in January
- John B. has welcomed a Donaldson Community Association member's offer of professional experience and advice to RSG. JB is hoping they can join a meeting scheduled of the RSG for 10 December.
- At the time of writing no news from CityCouncil officers on promised drawings for pavement improvement and crossing provision on Ellersly Road. Nor has there been a response for an assurance that road surfacing will be coordinated with these developments.
- Craigleith Tunnel improvements scheduled as part of 25/26 programme of works: no start date known at present.
- RSG Members visited Balgreen Road improvements and learned that work included road narrowing, raised tables and new crossings at the Glendevon Interchange. Impressed. A new member from Balgreen has agreed to join RSG.
- Fuller data from speed monitoring of Campbell Ave and Murrayfield Road received and being analysed.

John Bishop  
1 December 2025

## **City Councillor Euan Davidson**

Notes for Murrayfield Community Council Meeting of 2 December 2025

### **Roseburn Place/St Junction Parking**

I'm continuing to chase responses on this. Currently, I am waiting to hear back from the council maps team, as part of the enforcement problem is that the maps weren't updated to show the new arrangements after CCWEL.

### **Roseburn Primary School**

I am working on various issues via the Parent Council including drainage issues in the playground and crossing guards. We managed to get a Lib Dem amendment through at a recent TEC meeting which will block the removal of one of the crossing guards. There has been an issue with recruitment and sickness at two of the others sites which I've been assured are being addressed.

### **Balgreen Road Safety Improvements**

I am really pleased this is finally going ahead particularly removal of the problematic traffic island but I appreciate these are significant works so if anyone is having problems then do let me know.

### **Coltbridge Avenue Bin Hub**

This continues to be a source of deep frustration. I have been promised an update imminently. If I don't get anything back by next week I'll chase it up. If I have an update before the MCC meeting I shall share.

### **Tram Consultation**

Delighted at the scale of the responses we have seen, over 11000. Hopefully this reflects the level of opposition we are seeing in our inboxes to anything that would damage Roseburn Path.

26 November 2025



Northwest Monthly Community Meeting  
MURRAYFIELD & CORSTORPHINE WARD  
*13th October 2025 – 2<sup>nd</sup> December 2025*

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**Housebreakings:**

- 2 x report of theft housebreaking to a residential property
- 1 x report of housebreaking with intent to a residential property
- 1 x report of housebreaking with intent to a non residential property

**Vehicle Theft/crime:**

- 2 x report of vehicle stolen from address

**Antisocial Behaviour:**

- 4 x report of fireworks being let off in a public area
- 1 x report of youths on Suron bikes

**Bogus Caller/Fraud:**

- 8 x report of fraud
- 1 x report of suspicious male within the area trying to sell items door to door.
- 1 x report of suspicious persons within the common area
- 2 x report of suspicious persons in van seen in the area
- 1 x report of suspicious persons

**Other incidents of note:**

- 3 x report of drone activations in the area

Vehicle crime Roads policing good work:

- 1 x report of an unregistered vehicle.
- Charges include fail to stop, no license, no insurance, no VEL, dangerous driving, riding a motorbike without a helmet. Other misc charges

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**Advice section**

[Neighbourhood Watch Scotland | Safer Neighbourhoods Stronger Communities](#)

[Latest Scams - Trading Standards Scotland](#)

[tourist\\_motorbike\\_theft\\_UK.pdf](#)

[Prevent Van Theft.pdf](#)

**OFFICIAL**

Please feedback in regard to myself via my e-mail.

Kind Regards,

PC Fulton & PC Bent

Tel 101.

EdinburghCPTNorthWest@scotland.pnn.police.uk

**CONTACT US;**

**Email (for all ward areas):** [EdinburghCPTNorthWest@scotland.pnn.police.uk](mailto:EdinburghCPTNorthWest@scotland.pnn.police.uk)

Email address is not monitored 24/7 or for reporting crime or ongoing incidents. These should be reported by calling 101 (non-emergency) or 999 (emergency).

**Twitter:** @EdinPolNW **Facebook:** <https://en-gb.facebook.com/EdinburghPoliceDivision>

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**Murrayfield Community Council**  
**Engagement Report** for meeting of **02 December 2025**

**Liaison**

- 21-10-2025: Scottish Rugby Residents meeting
- 01-11-2025: Planning training
- 05-11-2025: Tram consultation drop-in Roseburn Primary School
- 10-11-2025: Community Grants Fund panel

**Newsletter Circulation**

- 30-10-2025 Newsletter: 123
- 16-11-2025 Agenda: 127

**New website/email contact from individuals** since last report

- antisocial behaviour in vicinity of Beechmount House
- raised table parking Roseburn Place/Street
- uncivil intervention at Balgreen Road works site meeting
- save the Roseburn Path keen to engage

**Website anonymous survey responses** since the last report

- speeds and lack of respect for pedestrians on Roseburn path. Weeds.
- “Thanks for being public-spirited enough to do what you do!”

**Facebook topics**

- intimidating masked youths / anti-social behaviour Roseburn (5 Oct - Hibs/Hearts derby)
- tents on Water of Leith walkway
- anti-social fireworks (20 October)
- where does the 100 bus stop?
- questioning MCC’s overall tram position (neither support nor oppose)
- alternative North Circular tram route Edinburgh Gateway - Granton
- pavement parking Roseburn Street/Place (numerous)

**Website page views** (30 days to 16 November 2025)

- 1180

**Facebook Data** (28 days to 15 November 2025)

- Followers: 331
- Views: 11,444
- Engagement: 509
- Interactions: 61

Hamish Ross 16 November 2025



### **1. Committee membership**

- We are delighted that 3 new members have joined the committee in recent months.
- While it has not been possible to find anyone able to take on the position of chair, the committee is operating well with a rotating chair and other tasks allocated to individual committee members. We will keep this under review.

### **2. Building Works**

- The committee continues to liaise closely with representatives from the various building works affecting their area – exclusively at the west end of Devon place, specifically student housing and the refurbishment of Osborne House into a hotel.
- The committee keeps members up to date, by email, of key developments, most recently the dismantling of a large crane at Osborne House which commenced very early Saturday 15<sup>th</sup> November.
- Road repairs to the cobbles have commenced, however there is concern that it is not yet of an acceptable standard at this stage. DCA reps will continue their discussions with the relevant contractors to get to a satisfactory solution.
- All building works are due to be completed in April 2026. DCA reps will pick up with the new operators early next year to build a relationship.

### **3. Planning Applications / Licensing**

- DCA has received an email (also sent to MCC) from a local resident regarding the HMO at the Miju Hotel at 6 Hampton Terrace.
- Given the diversity of individual views on HMO licensing for homeless accommodation, DCA is not minded to oppose any application as a committee. We remain concerned, however, that process may have been breached.
- It is recommended that DCA and MCC liaise closely on this matter

### **4. Weeding group**

- DCA are hugely grateful to the pool of 20 local volunteers who weeded our area once a month from March to September. The group will resume in March 2026.

### **5. AGM**

- The date for the AGM is 30<sup>th</sup> April 2026, in The Bible Society, 7 Hampton Terrace

# Murrayfield Community Council

## Treasurer's Monthly Report

**October 2025**

<b>OPENING BALANCE</b>	<b>01 October 2025</b>	<b>£2,537.07</b>
<b>Income</b>		
	<b>Total Receipts</b>	<b>£0.00</b>
<b>Expenditure</b>		
CEC Planning Course (M.Rumney)	15/10/2025	£31.75
Church Hall Hire (Sept & Oct 2025)	21/10/2025	£60.00
Bank Charges Aug/Sept 2025	21/10/2025	£4.75
	<b>Total Expense</b>	<b>£96.50</b>
<b>CLOSING BALANCE</b>	<b>31 October 2025</b>	<b>£2,440.57</b>

**\*\*Bank charges are £4.25 monthly fee and £0.50 per transaction**

**Murrayfield Community Council**  
**2025-26 Year To Date Treasurer's Report**

**October 2025**

<b>Opening Balance at 1st April 2025</b>			<b>£1,959.96</b>
	<b>Income</b>	<b>Expenditure</b>	
April	0.00	158.25	1,801.71
May	0.00	8.50	1,793.21
June	0.00	66.25	1,726.96
July	0.00	4.75	1,722.21
August	0.00	4.25	1,717.96
September	865.90	46.79	2,537.07
October	0.00	96.50	2,440.57
November			
December			
January			
February			
March			
	<b>£865.90</b>	<b>£385.29</b>	<b>£2,440.57</b>
Surplus/(Deficit) YTD	£480.61		
<b>Closing Balance at 31 October 2025</b>			<b>£2,440.57</b>