

Our Estate Newsletter

SPRING 2022



Contents

01 LATEST NEWS

- Community Consultation
- A welcome from Andy

02 ON THE ESTATE

- Sheltered Housing Service
- Tenancy Spotlight—Pet Policy
- Gannochy Events and Hall

03 OUR COMMUNITY

- Staff Spotlight—Alastair Morgan
- Gardens and Patios Awards
- Gardener's Corner

04 REPAIRS AND MAINTENANCE

- Heating and Hot Water emergencies
- Gas leaks and Carbon Monoxide
- Emergency Repairs contact numbers

A welcome from Andy

After a long and at times difficult winter it is great to look forward to the spring and being able to get out in the fresh air more. Our new Estate Manager, Gilbert Valentine, will be joining us at the beginning of May. He is currently working at Stirling University but has previously been Estates Manager at Perth College so knows the area well. We have also been working hard on our new grants strategy over the past few months and hope to have it completed in the coming weeks. This will guide how we distribute the Trust's income from its investments to help charities across Perth and Kinross and the rest of Scotland – we currently distribute around £5 million pounds annually. Finally, we have included a summary of the results from last year's tenant consultation with the Newsletter. It is pleasing to note the high level of satisfaction with the Trust's housing, however nothing is ever perfect and we are always keen to learn from the feedback we receive. Thank you to everyone who participated.



Quarrymill Kingfisher - Credit: Nick Yeats @yeatsnick

Community Consultation Report

The Community Consultation is nearing completion with just the Green Spaces element yet to complete. Thanks to all those that ensured your voice was heard.

The summary report is enclosed with this newsletter and the highlights include:

- **94%** want to continue living on the Gannochy estate as long as they can.
- **90%** are very satisfied/satisfied with their current home.
- **83%** thought the quality of service from the contractor was good/very good
- **77%** thought the quality of the actual repair work was good/very good.

“Sense of security. Happy, friendly and peaceful area to live in. Beautiful, comfortable, affordable home.”

Green Spaces Consultation, Saturday 14 May 2022

The final part of the consultation is about the green spaces in our community and we had delayed this event until it was appropriate to deliver it face to face. The Consultation gave us some of your ideas for green spaces and the event in May will develop those and help us finalise plans. Your priority ideas for the Curly included creating a play area for children and retaining its natural green feel with additional planting areas. Others also wanted to keep it as it is at present. For the green space at the back of the new extension, your ideas included developing it as a park and play area but also to keep its natural beauty. We will send out further information but hope that you can join us on 14 May to have your voice heard.

Sheltered Housing

At the end of March 22 Caledonia Housing will no longer be providing a sheltered housing service for The Gannochy Trust. They have been in place since 2010, but have had to withdraw their contract.

We are however delighted that Kincarrathie Trust is to take over the service. The Gannochy Trust have a long standing relationship with Kincarrathie and they have a wealth of experience providing a range of support services including running Kincarrathie Care Home.

Service Our tenants will receive the exact same service as before and an existing member of their staff, Margaret Easton will take on the role as manager based at 10 Gannochy Avenue.

Further details of the range of support services provided and contact information has been issued to all Sheltered Housing tenants.

Should you have any questions, please contact Andy Duncan, CEO or Carol Annand, Tenancy Officer at the Trust office, . **01738 620653** or email property@gannochytrust.org.uk

Gannochy Community Hall

We are very pleased to announce that the Hall has been re-opened for community events. Pandemic guidance still needs to be followed and this includes the use of face coverings. The Hall is free to use for community events and residents can book the Hall for private events at £15 for a morning, afternoon or evening session. Contact events@gannochytrust.org.uk or 'phone **01738 620653**

Gannochy Events Group

April 10th - Gannochy Easter Window Display

A new event for 2022. Create an Easter window display for all to enjoy and book in for judging on 10th April. Book your display by 9 April on Eventbrite - <https://bit.ly/36rET5R> or email events@gannochytrust.org.uk with your address.

May 2nd - Gannochy Scarecrow Competition

Join the Gannochy Scarecrow Event for judging on 2nd May. Create a scarecrow that can be viewed from the pavement and register it on Eventbrite by 1st May - <https://bit.ly/3DBo37b> or email events@gannochytrust.org.uk with your address.

May - Gannochy Sunflower competition

Get your seeds in the ground before the end of May and register your Sunflower before the judges visit with the tape measure on 26 August. Register on Eventbrite - <https://bit.ly/3Lde7wQ> or email events@gannochytrust.org.uk with your address.

June 4th - Platinum Jubilee Celebration Fun Day

Residents of Gannochy have worked with Gannochy Events Group to arrange a Platinum Jubilee Celebration Fun Day at the Curl on Saturday 4th June from 1pm to 4pm. They have planned a Jungle Fun Bouncy Castle, Races, Face Painting, Beat the Goalie and lots more fun stalls and activities. Friends and family all welcome to save the date, bring a picnic, and join in the fun! If you would like to offer ideas and/or help out on the day, you would be very welcome. Please contact Ian Gall on **07305 081566** or email events@gannochytrust.org.uk

To join the Gannochy Events WhatsApp Group, send a text request to **07305 081566**

To join the Gannochy Community WhatsApp Group, send a text request to **07545 164359**

Tenancy Spotlight - Pet policy (dog fouling)

The Gannochy Trust accepts that tenants may wish to keep pets as part of their family, and recognises the health and social benefits that pet ownership can bring. We therefore have a pet policy that outlines the conditions under which tenants may keep pets in property owned by the Trust.

It is disappointing that breaches in these conditions are on the rise. Dogs should not be left out continually in back gardens to bark and cause nuisance to neighbours. They should be exercised away from the property and any pet faeces must be picked up immediately from the garden or outside areas and disposed of safely and hygienically. Dog owners who walk their dogs on the estate must remove faeces from pavements and public areas. [Failure to adhere to the pet policy conditions may affect your tenancy with us.](#)

Dog fouling—dog walkers out with the estate.

We are a welcoming community and it is nice to see people walking through the estate and admiring the standard and beauty of the landscape and gardens, but unfortunately some persist in allowing their dogs to foul on pavements and public areas.



The Gannochy Trust do not have powers to spot fine or charge people who allow their dogs to do this, you should visit the Perth and Kinross Council website, <https://www.pkc.gov.uk/>, where you will find a section to report a case of dog fouling online.

Offenders may receive a Fixed Penalty of £80, rising to £100 if not paid within 28 days. It is also possible that some offenders will be reported to the Procurator Fiscal with the potential of a fine up to £500. An authorised officer can issue a Fixed Penalty Notice on their own, or based on sufficient and timely corroborated evidence. You can use the form or telephone the Customer Service Centre on **01738 476476** to make the Council aware of any irresponsible dog owners who have failed to pick up after their dog.



Staff Spotlight: Alastair Morgan, Assistant Estates Manager (Gardens and Grounds)

How long have you been working for The Gannochy Trust?

I started in March 1988 so am now in my 35th year. I intend to complete 40 yrs service, after which, I think I will throw in the trowel!

What is the best part of your job?

Leading and being supported by a Garden & Grounds maintenance team that carries out a variety of work that floods in daily, from the Deuchny Woods, down through four farms, across the main estate, and concluding in the beautiful Quarrymill Woodland Park.

What is your most memorable achievement?

Working with young people from the Duke of Edinburgh's Award, Rathbone, Kinnoul School, RSPB, BTCV, and Prince's Trust to introduce them to new life skills and culminating in local and national awards.

What do you like about living on the Gannochy Estate?

You appreciate a greater quality of life, being on the fringe of the wonderful countryside, and yet a 5 min walk into town.

What do you do to relax after work?

Looking forward to getting some normality back after a tough couple of years. My spare time will be taken up playing golf at Dunning and bowls at Kinnoul Bowling Club, and surprisingly looking after my new garden!



beautiful
Perth

Gannochy Gardens and Patios Awards

This year we would like you to nominate gardens and patios to be judged by Beautiful Perth.

You can nominate as many gardens or patios as you like, including your own, by simply emailing events@gannochytrust.org.uk

The top nominated gardens will be judged in July and we will notify finalists so that you know when the judges will be visiting.

Trophies will be provided for all finalists and winners will also receive garden centre vouchers.

Gardener's Corner

"And into the forest I go, to lose my mind and find my soul" John Muir

We were provided with a fantastic display of the river of purple crocuses at the entrance to Quarrymill again this year. The bulbs have grown stronger and multiplied to welcome in Spring.

It being Spring, it's time to tackle the grass. Start with a rake to remove debris and help break up the thatch - that's the tangled layer that develops between the soil and the growing grass. Service your lawn mower to make sure it's running well and has sharp blades. A good rule of thumb is not to take more than a third of the grass height off in one cut, that will mean that you should start the year with the blade on a high setting. Cut regularly to progressively reduce the height of the grass by Summer to enjoy your garden at its best.



Charity Spotlight: The Food Train

The Gannochy Trust has provided funding support to around 280 charities in Scotland over the last 3 years. One of those is Food Train who have been funded to expand their services into Perth and Kinross. Their services are offered to older people to support them with weekly shopping delivery, warm meals and social events.

Food Train Shopping provides home deliveries of groceries for a £5 delivery charge.

Food Train Meal Makers matches neighbours who prepare an extra meal.

Food Train at Home offers support with practical household tasks.

Food Train Friends provides a befriending service.

Anyone aged 16 and over can volunteer with Food Train.

To access any of these services call **01382 810944** or visit www.thefoodtrain.co.uk

New bench at the Terrace




Food Train
supporting older people

Emergency Calls which relate solely to Heating / Hot Water

For any Issues which relate solely to Heating / Hot Water the Trusts asks that you continue to contact **KINGDOM GAS on 0800 3899463**.

As previously relayed to all tenants, kingdom gas were taken over by McGill's so you can expect to see either a Kingdom Gas vehicle and/or one of McGill's vehicles turn up to carry out a gas service as well as attending to your emergency call.

After taking your call our contracted heating company Kingdom Gas / McGill's will log your emergency call and then arrange for an engineer to attend within a reasonable period of time. The engineer who attends will attempt to resolve the boiler issue in order to get your heating/hot water restored back to normal again. However, should he determine that a part may be required he will then inform you of this and offer you electric fan heaters as a temporary solution until a part is sourced.

Please bear in mind that when a heating/hot water issues occurs over the weekend and it's established that part(s) are required then part(s) cannot be ordered by the contractor until the next working day which is a Monday. As this process may take a little time, we ask that you please remain patient as the contractor is doing their utmost to resolve any heating/hot water issues which you are experiencing. Please contact the Trust's offices should you require additional heaters.



Gas leaks and carbon monoxide alarms

In the event of a gas leak or suspected gas leak, or if your carbon monoxide detector activates with continuous alarm, please contact the **National Grid Gas Emergencies on 0800 111 999** immediately and please take the following steps ;

- Turn off Gas at meter (quarter turn the handle on pipe at the side of the meter).
- Turn off all gas appliances
- Don't use electrical appliances or light switches
- Open all doors and windows
- Don't smoke or use naked flames
- Don't turn supply back on until remedial action is taken and authorised by a competent person.

Emergency repair contact numbers

Trade/Issue	Contractor	Tel. No.
Gas and Heating Systems		
<ul style="list-style-type: none"> • Boiler/heating not working • Radiator leak which cannot be controlled • No hot water • Carbon monoxide detector activating/faulty 	Kingdom Gas	0800 389 9463
Plumbing and Drainage		
<ul style="list-style-type: none"> • Blocked drains which are preventing the use of toilet or sink • Leak to cold water supply pipes 	Thermal Comfort	01738 787860
	Frank McDonald	07703 107364
Electrical and Smoke Alarm Systems		
<ul style="list-style-type: none"> • Electrical faults which will not re-set • Faulty smoke or heat alarms 	Dave Peebles	01738 447591 07709 365071
Joinery		
<ul style="list-style-type: none"> • Jammed or faulty door/lock or window which compromise security 	Graham Davidson	07493 233844
Roof leaks		
<ul style="list-style-type: none"> • Missing or broken slates causing water ingress 	Alan Robertson & Sons	07738499180 01738 551424
Sheltered Housing Aid-Call System		
<ul style="list-style-type: none"> • Faulty control unit • Faulty smoke or heat alarms 	PPP Taking Care Aid Call	0800 0851587