

DRAFT

Minutes of the Nailsworth Community Land Trust Board meeting held at 7pm on Monday 13th February 2016 in the Council Chamber, Town Hall, Old Bristol Road, Nailsworth, Glos. GL6 0JF

Present: Jonathan Duckworth, Mike Levett, Elizabeth Francis, Ian Potts, Ian Crawley, Steve Robinson, Keith Angus, Wendy Gerard.

Items

1. Apologies: None.

2. Minutes of the Board meeting held on 12th December 2016 agreed with correct spelling for Elizabeth Francis. **Action: Jonathan** to place on the website.

3. Matters arising not on the agenda. There were none.

4. Other Development Possibilities.

4.1. Pike Lane. Noted Secretary and SDC Ward Cllr, Steve Robinson had expressed concern to SDC Leader on 16th January that a Council officer was advising private developers not to talk to the CLT.

4.2. New Lawn. Secretary had chased Ecotricity, who would be responding.

4.3. Ringfield Close SDC garage site. Noted Secretary and SDC Ward Cllr. Steve Robinson had requested that CLTs be enabled to bid for and partner SDC on small sites in the Council's ownership.

Action: Secretary to chase for response to the CLT's letter.

5. Lawnside

5.1. Legal Matters. Chair and Secretary had met TLT solicitors at their Bristol offices on 26th January to went through the CLT's comments on the current draft Land Transfer, Lease and Tripartite Contract documents. The revised documents had been passed to Aster Homes solicitors, who would then send them to SDC for approval. **Action: Chair** to circulate final drafts to Board. **Agreed:** If Board members had concerns which could not be addressed through email/telephone, a special Board meeting would be held.

5.2. Funding. Noted Aster Homes to apply for HCA grant funding when legal documents agreed. Aster and CLT consider there is a strong case for grant to bridge the gap due to the CRTBO referendum. The contract would then be let and costs challenged with the builder. Noted that construction costs increasing at more than 10% a year and therefore progressing the scheme urgent.

6. Finances.

6.1. Current funds. £6403.30, Noted £4000 payable to TLT solicitors with first invoice for £900 received; plus questions on original invoices for £167.40 from Stroudprint and £30 from CR Signs in Oct 2015. **Action: Jonathan** to track invoices.

6.2. Accounts. **Action: Jonathan** to write up 2015/16 Accounts to year end of 31st March 2016.

7. Dates of Board meetings. Next Board meeting 7pm Monday 13th March 2017

The following second Mondays in every month were agreed:

13/3, 10/4, 8/5, 12/6, 10/7, 11/9, 9/10, 13/11, 11/12. **Action: All to diary.**

Author: Ian Crawley/Board Secretary/14th February 2017.