



Minutes of the Nailsworth Community Land Trust (NCLT)

Board Meeting held at 7 pm Monday 7 April 2025

at the Café, Sub Rooms, Bath Road.

Present: Colin Smith (Chair), Ian Crawley (Secretary), Keith Angus (Treasurer), Mark Mitchard, Jonathan Duckworth, Cllr. Steve Robinson (GCC & SDC rep), Julian Dennis (NTC rep.)

1. **Apologies.** There were none.

2. **Declarations of Interest.** There were none.

3. **Minutes of last Board Meeting** held on 3 February agreed, with addition of Jonathan Duckworth as present. **Action: Ian to send to Jonathan to place on the website.**

4. **Matters Arising** not addressed below.

4.1. Ian and Colin had explored to two C of E sites mentioned and neither were suitable.

4.2. Ian has been involved in drafting a paper on a Gloucestershire Growth Corridor Development Corporation – to deliver sustainable and resilient new communities and neighbourhoods instead of more unrelated housing estates. This idea is being promoted to existing SDC and GCC Cllrs. **Action: Ian to circulate paper.**

5. Governance

5.1. **Becoming a Charitable CBS.** Ian reported that this should be approved by the FCA by 29th April. FCA fee of £120 now payable. **Action: Ian to send details to Keith and Jonathan.**

5.2. **AGM.** Ian confirmed arrangements for Thursday 26th June in the Sawyer Hall. Invitation & Agenda agreed for circulation to NCLT members and to be used in publicity via the Nailsworth News by 15th May. **Action: Ian to talk to the NN editor.**

6. **Website Update.** Jonathan reported he has access to the control panel, but the hosting account remains with Carl. There have been 200 visits a month, but these are probably mostly bots. Agreed new constitution and a legacy page to be added when available. **Action: Ian to provide.**

7. **Finances, payments and FCA reporting.** Ian reported that he was chasing Aster Homes for the annual ground rent payment. Ian noted FCA fee of £120 now payable. **Action: Ian to send details to Keith and Jonathan.**

8. **Membership. Actions:** Ian to take on the membership list. **Jonathan** to provide support on using Mailchimp for mailing to CLT members.

9. **Valley View.** Nothing to report.

10. **Site Update.**

9.1. **Forest Green Preferred Site.** Ian reported he had visited Wood Farm twice seeking information on the site owner leaving contact information; the resident had agreed to pass on the enquiry. Agreed that a letter would be provided to the resident to pass on and to the owner's agents. **Action: Ian to draft.**

9.2. **The New Lawn.** Ian reported that Ecotricity were waiting for the determination of the overall p/a for the stadium site which now included a hotel, care home and surrounding site road, before progressing the stadium development.

9.3. **Old Market Civic Centre Complex.** Ian reported that following the meeting with Peter Bodkin, the Town Mayor, on 28th March, a draft proposal had been circulated for consideration by the Town Council. **Action: Colin and Ian would finalise the proposal tomorrow for submission to the Clerk and potential consideration by the Town Council at its meeting on 15th April.** PS: the proposal was provided to NTC and a reference to the meeting is included in the Mayor's Report, with the suggestion that it is considered by the Civic Centre WP.

10. **Publicity.** Ian reported there was no further information on the leaflet that Aster Homes was producing for the benefit to communities of local CLTs.

11. **National, Regional and Local campaigning to improve the environment for CLT development.** Ian reported that the CLTN continued to seek the reinstatement of the Community Housing Fund and that Simon Opher had agreed to raise this with the Housing Minister.

11.1. **Simon Opher MP.** Visit to Valley View re-arranged for 2.30 pm Monday 14th April 2025. **Action: Jonathan to take photographs.**

12. **AOB.**

12.1. **Board membership.** Agreed to promote the CLT when the new status of charity was achieved.

13. **Next meeting dates** – 2 June; 4 August; 6 October; 8 December.