



## Eastington Community Land Trust Ltd. (ECLT)

### Fifty-fourth Meeting of Board Members

Thursday 6<sup>th</sup> June 2019

at 7.00 pm in the Village Hall

### Minutes

**1. Attendance** Tom Morrison (chair) (TM), Lynne Farnden (Treasurer) (LF), Tom Low (Secretary) (TL), Cllr John Jones (JJ), Cllr Mark Chatterley (MC), Ed Davies, Ann Pitcher.

**Apologies:** Muriel Bullock (vice chair) (MB), Karl Hine, Aster (KH), Paul Mannings (PM), Martin Elliot (ME), Alison Loveridge (AL), Alan Brasier (AB), Sharon Wells (SW).

**Declarations of Interest:** There were none

**Questions to the Board:** There were none

### 2. Approval of Minutes

The minutes of the Board Meeting of 16<sup>th</sup> May 2019 were unanimously approved and signed by TM.

### 3. Financial and Administration Report

There were no cheques for signature, leaving clear funds of £1,033.78.

Noted that TL will present ECLT's story as a case study to a symposium in Forest of Dean on 10<sup>th</sup> June.

Upon receipt of the final invoice from Mr Curran (see item 4.1) a final claim for £2,150 could be raised on SDC.

**ACTION: TL, LF**

### 4. Legal Matters

#### 4.1 Progress on S 106 items

SDC produced engrossments on June 4<sup>th</sup> and Aster signed and sealed all four copies on 6<sup>th</sup> June.

TL presented the documents for ECLT signature. LF asked TM to explain clause 6 (mortgagee provisions) and following some discussion, it was agreed to apply signatures.

The landowners will apply their signatures on June 8<sup>th</sup> and TL will take the documents to SDC on Monday, June 10<sup>th</sup> for SDC to apply their seal. TM asked that our solicitor release the documents "unconditionally and irrevocably" to SDC for completion and that Aster do the same, to save time for completion.

**ACTIONS: TL**

TL confirmed that sealing of the documents by SDC would release the Planning Decision Notice and TM added that the subsequent step would be Aster issuing the Press Release.

Signed by LF, Treasurer..... 20<sup>th</sup> June 2019

**A Registered Society under the Co-operative and Community Benefits Societies Act 2014, registration number 7425**

**registered address: Hazel Cottage, Millend, Eastington, Stonehouse, Glos. GL10 3SF, [www.eastingtonclt.ltd](http://www.eastingtonclt.ltd), 01453 823425**

## 4.2 Funding from Homes England

Two documents are now ready for engrossment: the contract between Homes England and SDC, to be produced by the former and the deed between SDC and Aster, to be produced by SDC. TL understood that both processes were underway, hopefully for completion before the next Board

**ACTION: KH**

## 4.3 Progress on access easement with Highways England (HE)

There has been some delay due to HE insisting on the entrance being moved at a future date. However, KH's report of 5<sup>th</sup> June was that HE were pressing for completion and asking for suggested signature dates. This indicates that HE are now of a mood to move to a simpler solution.

**ACTION: KH**

## 5. Implementation of Conditional Contract

### 5.1 Site visit for Zayo fibre cable track

It is clear that we have to have the cable run moved and that Zayo's contractors JSM are the only ones authorised to do this. KH has secured contingency funds to cover the costs, outside of the main Build Contract. Aster will hold off committing this sum (which has to be paid in advance) until item 4.3 is completed.

**ACTION: KH**

### 5.2 Summary of impediments to implementing Contracts

TM acknowledged that significant progress had been made on 4.1, 4.2, 4.3 and 5.1. There were grounds for believing that all four would be resolved in the next few months, allowing Aster to take up the Lease and announce a start-on-site date.

## 6. Dates of next meetings

Agreed as June 20<sup>th</sup> and July 4<sup>th</sup> at 7 pm in the Village Hall. TM gave apologies for 20<sup>th</sup> June.

Meeting closed at 8.05 pm

Tom Low, Secretary, June 2019

## CIRCULATION

Board of Trustees

Webmaster: Ed Davies

General Members attending

Aster Group Karl Hine (KH)

Parish Council Cllr Mark Chatterley

**GLOSSARY: As per previous minutes**

Signed by LF, Treasurer..... 20<sup>th</sup> June 2019

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