



**Eastington Community Land Trust Ltd. (ECLT)**  
**Seventy Third Meeting of Board Members**  
**Transacted by e-mail from 8.00 pm Thursday 14<sup>th</sup>**  
**May to 6.00 pm Sunday 17<sup>th</sup> May 2020**

**Minutes**

**1. Attendance:** Tom Morrison (Chair) (TM), Lynne Farnden (Treasurer) (LF), Tom Low (Secretary) (TL), Cllr John Jones (JJ), Martin Elliot (ME), Alan Brasier (AB), Muriel Bullock (Vice Chair) (MB).

**Apologies:** Cllr Mark Chatterley (MC), Alison Loveridge (AL), Sharon Wells (SW), Georgie Brocklehurst (GB).

**Declarations of Interest:** none.

**Quorum:** All Trustees who responded by e-mail by 20.00 on Sunday 17<sup>th</sup> May were deemed to have attended.

**2. Approval of Minutes**

The minutes of Board Meeting of 12<sup>th</sup> April 2020 were approved by Email to be signed by TM.

**3. Financial and Administration Report**

**3.1 To note interim approval of invoices**

List issued by LF 26<sup>th</sup> April totalling £11,809 for National CLT, Midland Survey and Anthony Collins. Approved by e-mail and cheques signed by LF and TL 27<sup>th</sup> April.

**3.2 To note grant receipts from Homes England**

Two payments received of £17,969 each on 15<sup>th</sup> April and 5<sup>th</sup> May. The resulting balance of funds after all cheques have been cleared is £31,187.29

**3.3 Budgets update for Project Two**

A report from TL and LF had been circulated and no adverse comments were received.

The conclusion of the report was that there was “free budget” (i.e. unallocated cash resources) of £9,463 which should be sufficient to see us through the remainder of Feasibility.

TL submitted the second claim for £17,896 on 12<sup>th</sup> April. The remainder of the Grant can only be claimed upon completion of the Feasibility Study: £28,632 upon technical completion and £7,158 after public consultation, including support from Parish Council.

Signed by TM, Chair ..... 2020

**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. Project Two**

##### **4.1 Geotechnical Report**

This detailed report had been circulated, with several members commenting favourably and no adverse comments received.

##### **4.2 Project Plan to conclusion of Feasibility Study**

TL had circulated a report, taking up the tasks flowing from the Geotechnical Report now received. The Civil engineer and architect are now working to produce a revised masterplan by the end of May, for circulation to Trustees. A video-conference with all technical consultants may be required to provide feedback and discuss a final layout to be tested against the Acoustic Model.

With an agreed, tested layout, it would be time to open up our plans to planners and other technical consultees and of course the Parish. Public consultation will probably have to be by letter-drop to all households, since public displays in the village hall will be difficult if not impossible.

We have planned for £1,000 of consultation costs in Budget 800. A draft public report will be circulated next month for Trustees' comments.

#### **ACTION: TL**

There will be a parallel set of tasks to engage with Housing Associations, now that we have something interesting to present. It would be ideal to have interviewed a short list and chosen a partner as part of Feasibility but as long as we have realistic prospects of a partnership, that would probably suffice for this stage. Binding Conditional Contracts will be an early part of the Planning Submission stage.

#### **ACTION: TL**

In conclusion, for Project One, we took the draft Feasibility Report to Parish Council as the final step before publication, which remains a likely suitable conclusion to this stage. A target of August Council should be possible.

#### **5. On-site Activity at Fullers Close**

Building works were ceased six weeks ago due to un-safe working conditions under Covid-19 protocols.

TL attended a virtual site meeting with Aster and EG Carter 10.30 Thursday 14<sup>th</sup> May, principally concerned with re-opening. EG Carter confirmed that preparations were complete for the safe opening of the site from Monday 18<sup>th</sup> May.

Signed by TM, Chair ..... 2020

It is too early to say what the revised completion date might be, since all the working methods are still being tested and government advice is being revised on a weekly basis.

One outstanding item which involves ECLT is the Section 38/278 agreement for road adoption. TM is awaiting the fifth draft from EG Carter.

The next site meeting is planned as a virtual meeting for Thursday 18<sup>th</sup> June and TL is planning to “attend”.

- 6. Date of next ECLT meeting** dependent upon national advice on virtual and public meetings. The anticipated revised layout is the next key event, followed by agreeing public consultation methods.

**Meeting closed at 6pm on 17<sup>th</sup> May**

**Tom Low, Secretary**

**May 2020**

Signed by TM, Chair ..... 2020