



Eastington Community Land Trust Ltd. (ECLT)

107th Meeting of Board Members

Conducted by ZOOM from 7.00 pm

Wednesday 2nd February 2022

Minutes

1. **Attendance:** Muriel Bullock (Vice Chair) (MB), Anthea McCann (AM), Alan Brasier (AB), Tom Low (Secretary) (TL), Martin Elliot (ME)

Apologies: Tom Morrison (Chair) (TM), Lynne Farnden (Treasurer) (LF), Cllr John Jones (JJ).

Declarations of Interest: none

Members or Public Attending: Nicola Rowlings (NR), Tim Crane (TC)

2. **Approval of Minutes**

The minutes of Board Meeting of 19th January 2022 were approved to be signed by TM.

3. **Financial and Administration Report**

- 3.1 **Invoices**

There was one invoice for Anthony Collins Solicitors, which was approved. TL reported that the solicitor had £450 left out of a £10,800 estimate

- 3.2 **Draft AGM Agenda**

AM noted a typo in her name, otherwise the draft agenda was approved.

4. **Project Two**

- 4.1 **Update on legal items**

- 4.1.1 **Conditional Contract and Lease**

The landowner's solicitor is pushing for the Longstop Date in the conditional contract to be reduced to 6 months, from 3 years. 2RH had offered 30 months and are likely to resist significant reduction. ECLT are not directly involved.

Signed by MB, Chair of this meeting February 2022

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

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4.1.2 Second Conditional Contract

There is an on-going discussion on the linkage of the two contracts (see 5.1.3 below)

ACTION: TM and TL to monitor

4.1.3 Boundary Agreement

TL has had an acknowledgement from the Parish Clerk that action is underway.

ACTION: TL to monitor at Parish Council

4.2 Planning Application

TL reported that Pippa Stroud had been very supportive and encouraging.

There had been some confusion with the SuDS officer but that had been settled. There remained some discussion on the monitoring of sound levels in gardens. TL and consultants have provided compromises.

ACTION: TL to monitor with SDC

4.3 Presentation to Parish Council

TM and TL would attend Parish Council on February 10th in a low-key presentation. TL asked if anyone else felt able to support on that evening. ME volunteered.

4.4 Volunteers to scrutinise the LEMP tender

AM and ME agreed to assist TL in judging the tenders, to be reported to Board in late February.

5. Project One - Aster/Carter procedures for End of Defects (EoD)

TL had received the list of final defects from the inspection in December. However this failed to define the actions required for the grassed areas

ACTION: TL to monitor

6. Date of next meeting

The next meeting date will be the AGM on 17th February at 7.00 pm in the Village Hall, followed by a Board meeting at approx. 7.45 pm.

Meeting closed at 7.26 pm

Tom Low, Secretary

February 2022

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