



Eastington Community Land Trust Ltd. (ECLT)

131st Meeting of Board Members

Village Hall 7.00 pm

Wednesday 14th June 2020

## MINUTES

### 1. Attendance and Apologies

1.1 Attendance: TM (Tom Morrison) Chair, MB (Muriel Bullock) Deputy Chair, NR (Nicola Rowlings) Company Secretary, AM (Anthea McCann) Minutes Secretary, LF (Lynne Farnden), SU (Sarah Underdown), TC (Tim Crane)

1.2 Apologies from JJ (Councillor John Jones) ME (Martin Elliott)

### 2. Project 2

2.1 Landowners have received and accepted the offer letter. 2R have said they are 'confused' what to do next. The Eastern Portion of land is to be held as security against further renegotiations. Our Solicitors, plus 2R & Landowners understand that agreement in principle needs to be reached before documents are drawn up. The Landowners can take this land back if we default. The Ground Rents from Projects 1 & 2 will service this debt. TM advises Legal charge & Lease must be completed at the same time so that the deal is assured.

LF expressed concern about the ongoing finances as quite a lot of the revenue from Project goes out in Annual fees, TL estimates this to be from £3K - £6K. TM calculates this should be ok. The agreement is based on payments from 2R. A Letter is being drafted from our Solicitors to the Landowners.

2.2 Update on Section 106 on hold

2.3 Planning Application on hold

### 3. Minutes:

3.1 The Minutes of Meeting No 130 were approved and signed by TM

### 4. Financial and Administration Reports

4.1 Financial and Administrations: Prior to the meeting TL advised no cheques to sign, and only activity on Account bank charges.

5.0 SDC Local Plan - feedback re land for industrial use.

5.1 MB advised that The Local Plan has been put back for 'several' months for the examiners to go through it more thoroughly as planners need more time to familiarise themselves with Parish Boundaries, and the Hamlets protected buffer - this information is available on the PC website

6. Any Other Business

6.1 The LDP/NDP housing survey is due next year. TL has all information.

6.2 Anthea reported that the frontage at Fullers Close (FC) was very overgrown, and no maintenance appeared to have taken place so far this year. Aster are responsible for this, and a local contractor was appointed, however as nothing has happened this requires further investigation and action.

6.3 TC & NR asked about a change of FCA rules - to be referred to TL

7. Date of Next Meeting

7.1 6th July 2023 at 7.00pm –subject to change depending on feedback on items from tonight's meeting. TM to advise.

Anthea McCann,  
Minutes Secretary

Signed by Tom Morrison, Chair.....

Dated.....