



Eastington Community Land Trust Ltd (ECLT)

161st Meeting of Board Members

7.15pm, Wednesday 19th November 2025

MINUTES

1. **Attending:** Muriel Bullock (MB, Vice Chair), Martin Elliott (ME), Lynne Farnden (LF), Sarah Underdown (SU), Tom Low (TL, Treasurer), Chris Bennie (CB, Member)

Apologies Tom Morrison (TM, Chair), Nicola Rowlings (NR, Secretary), Tim Crane (TC), Cllr Moya Shannon (MS, SDC Liaison).

MB chaired the meeting in the absence of TM

2. **Financial and Administration Reports**

- 2.1 **Approval of Minutes**

Trustees agreed the minutes of Meeting 160 to be signed by TM, chair of that meeting.

- 2.2 **Update on Rules and Regulations**

NR reported that the Regulator was assessing the Rule Change and had had no negative feedback.

ACTION: NR

- 2.3 **Invoice for approval**

The invoice for Land Insurance was approved at £503, a 1% increase on last year.

- 2.4 **New Members**

Including the attendees at the Drop-in, 21 new members have signed up, bringing the total to 190.

- 3. Project Two**

- 3.1 **Progress on Services Agreements**

TM is still awaiting Severn Trent and 2RH for the access easement with the Parish Council.

The National Grid (NG) agreement is being held up by NG failing to confirm that the location of the acoustic bund is not going to interfere with NG's equipment or rights of access.

ACTION: TM to monitor.

3.2 Progress on Site

TL reported that two groups of visitors had been accommodated but did not enter the site due to muddy conditions. However, four of the units are nearing completion and trustees asked to view the interiors. A visit was organised for 21st November, attended by SU, TL, CB and MS.

3.3 Attendees for next Site Meeting LF and TL will attend on 26th November.

4. Project Three

4.1 Proposal by Cotswold Homes to build windfall site by Bath Road (now S.25/2138/FUL)

TL gave an update and a discussion followed.

ACTION: TM & TL to monitor

4.2 Progress on NDP and HNS

Noted that the HNS had been widely promoted since 1st November.

TL reported that the NDP Review Team would meet on November 21st, including MB, LF and TL.

Noted that Severn Trent had been active at the Bath Road pumping station and that a significant upgrade had been installed. NDP Review Team will verify the quantity of the upgrade and thus the potential for future development.

5. Project One

5.1 Grass Cutting

Trustees discussed the part-meadow style of grass cutting in the orchard area and decided to revert to a flat greensward.

ACTION: TL

5.2 Update on Orchard Path and side letter

TL reported that TM had approved the wording and Aster had been instructed to provide a fair copy for signature.

6. Date of next meeting:

Agreed to be Thursday 4th December at 7.00pm in the Village Hall. MB and ME presented apologies

Tom Low, Treasurer

November 2025

Signed by MB, Chair of this Meeting..... Date.....

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

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