



Coigach Community Development Company

Minutes of Directors' Board Meeting

Date: Monday 6th August 2018

Present: Iain Muir (Chair, IFM), Ann Macleod (AAB), Phil Shaughnessy, Richard Williams (RW), Steve Husband (SH), In attendance Julia Campbell, Donald Macleod (Local Development Officers LDO's JC/DM)

Declarations of interest: with the wind turbine operational formal interests have been declared by directors Steve Husband, Alison Sinclair (Coigach Wind Power Ltd and Coigach Community CIC) and Julia Campbell who are all share-holders of Achiltibuie Common Grazings. JC is also on the board of Highland Small Communities Housing Trust. A number of directors are pier users.

1. **Welcome and Apologies:** IFM Welcomed all, apologies from Iain Scott (IS) and Alison Macleod (AM).

CALL (item 9) was moved to the top of the agenda to allow Abigail Anne Campbell (AAC) to update and discuss CALL developments in Coigach.

Foxpoint Path: the start of the path needs to be discussed and agreed with landowner. Action: RW will speak to Bill Baxter.

Acheninver Path: it was agreed that Donald Mackenzie (DMz) should manage the path project along with the Posties Path. With the path routed over the bridge, it may qualify for SRDP funding (or equivalent). Action: LDOs/AAC to ask DMz to look at Foxpoint match-funding for bridge. CCDC to consider providing part-funding for bridge, and SWT as owners could apply.

Wildlife Hide: the board approved the proposal to create a wildlife hide out of the old fank at Acheninver. AAC has informal approval from the grazings committee and will now seek formal agreement.

AAC will ask DMz if he is able to manage tendering process and clarify management chain of Acheninver path. Action: LDO's to manage DMz who will manage the process.

The Soil Beneath Our Feet (music and oral history project) has had a successful first year and AAC is hoping to secure funding for more oral history work. AAC stated she would be happy to attend CCDC meetings quarterly to provide updates and discuss CALL projects.

2. **Minutes of Last Meeting:** Minutes of 4th June meeting – prop PS, sec AAB

3. **Matters Arising:** Electrician's invoice – has been requested from Hughie Mackenzie by JC. AAB attended the Good Governance training day in Ullapool and will forward the key points to board.

4. **Finance:** IS circulated the management accounts by email.

a. **CCDC:** Have received a payment from HIE that pays off all of last year's Grants. They paid us £1,280 more than expected for non-wage spends.

Almost finished transferring from Santander to RBoS. By next month's accounts the Charitable giving account will be active and show £67,006 as the balance.

b. **CCDC Trading Ltd:** First £1200 of rent for the smokehouse from SSF has been received. CCDC currently owes CCDC £500 which was lent to open account.

c. **Coigach Community CIC:** June was a poor month for with only 61% of the budgeted production, resulting in a loss for the month. Email received from RBS suggesting that the two additional accounts for the Maintenance Fund and accruing Triodos interest are imminent. After refinancing the forecast shows that the Community Donation may be able to be increased. CIC received £60k of FiTs in early July. VAT return completed with a £3k payment due.

Refinancing of the turbine has been completed. All funds received from Triodos, less their invoice of £66k. Both Assetz and LES accepted early final payments (less than contractually required) reducing the period of duplicate interest to three days. We have written confirmation from Assetz of their loan being repaid and security is being released. Triodos now has security over the turbine. Local Energy Scotland have verbally confirmed the receipt of the final payment of the loan, IS has requested written confirmation.

d. **CWP Ltd:** Nothing significant to report

5. **Governance:** Refreshment of Development Plan required; Action: IFM will contact HIE to request facilitation of development plan review. DM has been working on application forms and guidance for distribution. It was agreed to initiate a small grants fund (up to £5k) for organisations and to develop an education and training fund for individuals (age 16+) and a supporting children and young people fund (birth – end of secondary education). A gift scheme for new-borns was suggested: Action JC to investigate.

6. **Renewables:**

a. Coigach Community CIC (Turbine): Communications are up and running again. Locogen are chasing up re-painting issue. Action: IFM and SH to monitor.

b. Ben Mor Hydro: Low water over the last months, no action to report.

7. **Land and Housing**

a. Smokehouse building. SSF have started paying monthly rent.

b. Other land/housing:

8. Piers and Harbours:

Action: RW will speak to Pier Users Group regarding options for possible asset transfer. Action DM will speak to Pablo at THC and Sarah Lamb (FLAG).

9. **Coigach & Assynt Living Landscape Partnership (CALLP).** (brought forward to beginning of the meeting).

10. **Broadband** Action IFM will speak to Iain Simpson (Coigach rep) for update.

11. **Office Space** JC has approached Coigach Community Hall to ask about long term use of committee room as office space. Awaiting reply.

12. **Website:** it was agreed to use the name coigachdevelopment.com, payment method for subscription yet to be decided.

13. **Newsletter: Action** IFM will sign off all future publications.

14. **AOCB:** SH visiting Gigha who have a device which allows the public to see live figures of power generation.

15. **Date of Next Meeting:** Monday 3rd September. 7pm Coigach Community Hall.