

## **Isle of Gigha Heritage Trust Board Meeting**

Monday 18<sup>th</sup> July at 7pm

Trust Office / Microsoft Teams

**Present:** Fergus Christie (FC), Andy Clements (AC), Jane Clements (JC) Jane Millar (JM), Ian Pinniger (IP), Ian Wilson (IW)

**Apologies:** Liz McCrindle (LM)

**Minutes:** Jane Millar

### **1. Chair welcome & apologies**

IW welcomed everyone to the meeting and noted apologies received from LM.

### **2. Monthly Management Report**

Bank Balances as at 30.06.2022

GHT has £61,282.83 in the current account and £155,850.55 in the reserve account.

GTL has £17,224.82 in the current account.

GGPL has £122,033.67 in the current account and £22,143.82 in the reserve account.

GREL has £103,541.44 in the current account and £69,553.16 in the reserve account.

**Plots:** The board agreed that a list of plots already identified and those requested should be presented to the members.

**Housing:** The board approved the quote from DM Hall to carry out EPCs for all properties. Quotes were received from APE Solutions and McLellan's for the EICR. AC & JC declared a conflict as their daughter works with APE solutions and were not present for this decision. The remaining board members approved to proceed with APE solutions as the quote was more competitive.

**Renewables:** AC & JM are progressing recommendations from the SKS Options Appraisal for replacing the V27's. A consultant/project manager is required to take on this project which requires further research and consultation.

AC is going to follow up with the insurance claim for GGPL. JM will continue to chase up compensation claim from Enercon for GGPL. Enercon have estimated that GGPL is owed approx. £110k for 19-20 and 20-21 downtime.

**Agriculture:** AC is to get quotes for fencing around various areas of the island.

### **3. Staffing Update**

**Wages:** The board agreed to give all staff a 5% wage increase from 1<sup>st</sup> August 2022 to support the increase in cost of living. This is not a reflection on performance. JC, AC and JM were not present during the discussion. Conflicts are noted and the board reported back for the purpose of the minutes.

**Ranger Post:** Casey-Jo's contract will be extended until March 2023 through the Gateway project funding. Thereafter, another 12-month contract will be offered. 3-year funding has been applied for, but to offer some security, IGHT is willing to find the finances internally to keep the post in place for at least another 12 months or until funding is secured.

**Financial Support:** The board agreed to advertise for financial support. IGHT and its subsidiary companies need a qualified accountant.

**Auditors:** RA Clement will complete the Audit this year for IGHT group, however, due to retirements, RA Clement will no longer be providing audit services. Fiona McGlynn intends to formally resign as auditor at the 2022 AGM.

**Bank Account access:** Since Hannah's departure, only SB has had access to making payments, therefore JM's bank account access is to be upgraded from "view only" to full access. IW has currently been reviewing and authorising invoices. This process will be reviewed once new financial support is in place.

#### **4. Governance**

**Managing Conflict:** HIE are offering support to review the Conflicts of Interest policy and procedure.

**Managing Member Communications:** The board are to review what process should be put in place when receiving and dealing with correspondence. The IGHT directors email account ([directors@gigha.org.uk](mailto:directors@gigha.org.uk)) has been set up which all board members have access to. The email account has an automated response to confirm receipt of emails, and thereafter all correspondence will be presented at the monthly board meeting. If the correspondence is of an urgent nature, it will be responded to sooner. The board agreed that members should be invited to more meetings with the board to discuss matters.

**Voting process:** The board are proposing that the Memo & Arts working group should review the voting process to ensure more members will vote and therefore gain a more representative view of the community. It was suggested that voting should be set up the same as local/national elections, where people can drop it anytime during the day and evening to vote, rather than during a members meeting. The working group will need to review this.

#### **5. Community Involvement Day**

A letter is to be sent to all residents to summarise the CID event and feedback received. A note regarding the working groups will also be included.

#### **6. Correspondence**

FC asked if a final note regarding Kinnererach could be included in the letter that will be sent out soon to update on the CID event and financial support position. The final net sale figure and allocation of funds is to be provided. IW noted that the Trust is now saving over £700 per month on loan repayments due to the reduction of the Nationwide loan.

- Correspondence was received from a member with a list of 15 matters, however, no specific details were given. The board are to invite a member to a meeting to explain concerns listed in their email.
- Correspondence was received with regards to the woodland management plan and the current leasing of woodlands on Gigha. The board are to invite a member to a meeting to discuss the Woodland Management Plan process and current arrangement for woodland on Gigha.
- Correspondence was received with regards to Liz's financial support position. The board noted this members' correspondence regarding the financial support arrangements however no further comments are required as the matter had been discussed by the board earlier in the meeting.
- The sale of land over 0.25 acres has been requested for the purpose of an extended garden, however the board have agreed this is not possible. Only areas of land less than 0.25 acres will be considered by the board as per the current Plot Sale Policy. Property sales such as South Drumachro, North Ardmish, and Kinnererach are not for comparison as these property boundaries were previously defined.

#### **7. AOB**

A map of all the proposed and existing plots is to be prepared and sent to Members for their comments.

#### **Next meeting dates:**

Board meeting: Monday 22<sup>nd</sup> August

Members meeting: Thursday 1<sup>st</sup> September

Meeting finished: 9.15pm