

## **Minutes of Morvern Community Development Company**

### **Board Meeting held in public**

**Thursday, 12<sup>th</sup> January 2017, Lochaline Primary Community Room, 7.30pm**

**Directors:** Mike Foulis, Clare Holohan, Angus Robertson, Sarah Jones, Jim Bolton, Lilia Dobrokhodova (Development Officer), Kirsty MacIntyre (accounts).

**Members of the public:** Peter Llewellyn, Gillian Llewellyn, Martin Sampson, Veronique Walraven, Alasdair Firth.

**Apologies:** Malcolm Burge, Jane Stuart-Smith, Lesley Jones, Sam Firth, Ivan Woolley, Lynn Douglas, John Hodgson, Jenni Hodgson

#### **Agenda:**

1. Minutes of last board meeting, 10<sup>th</sup> November 2016
2. Matters arising
3. Projects update
  - Marina
  - Housing
  - Hydro
4. AOB
5. Next public meeting – 13<sup>th</sup> April 2017, Lochaline Primary School, 7.30pm

1. **Minutes** – Alasdair proposed, Mike seconded.

2. **Matters arising**

Ownership of the land for projects that MCDC run remains a concern to Jim. Jim suggested that all assets are put in a trust, so that if MCDC was to buy land then MCDC will own it, not MCTC. Angus explained that MCDC is already set up in this way – MCDC is a charity and a parent company that owns all assets that are then leased to MCTC, the subsidiary company, or other community organisations, like CLAM leases allotments. This does not currently apply to land, as land is leased from the Estate, but if the land was to be offered at a reasonable price, then MCDC could and should buy. It could be an idea to start negotiations with land owners.

Jim had to leave the meeting at this point due to family circumstances.

3. **Projects Update**

**Marina** – MCDC secured funding from LEADER for pontoons expansion. With this funding in place, MCDC have 100% funds for pontoons expansion. Other funding came from MCT, HIE and MCDC's own funds. The expansion is to be completed by mid March.

Angus presented to the board the work boat that is proposed to be purchased for the harbour. The cost is £4,250.00 and MCDC paid £500.00 deposit out of their own funds for it in order to secure the boat. The board agreed to go ahead with the purchase. Chris will pick up from down South as he will be there in February. A discussion took place as to possible uses for the harbour boat; it will be up to MCTC to decide on terms and conditions of use. MCTC will shortly advertise for a third harbour master to cover holidays and days off.

**Housing** – planning for both sites is now in place. MCDC is to speak to the FC about the trees that would need to be felled in order to build houses. Veronique expressed an interest in the wood for pensioners on behalf of MCW. MCDC to have a meeting in February dedicated to housing and community building project only.

**Hydro** – nearly ready to apply for planning for both sites. A discussion took place about Barr hydro and suitability of it for hydro due to its history and heritage. It was agreed that works would be carried out sympathetically to the environment and perhaps there is an opportunity to do some restoration there too. MCDC have SSE grid offer, need planning and SEPA license plus money and then would be in a position to build. MCDC should start thinking about where the funds will come from, including share offer

#### **4. AOB –**

**Doctor's Wood** – the FC will have new guidelines on land purchase to replace NFLS called CATS (Community Assets Transfer Scheme) on 23<sup>rd</sup> January. There are several changes to NFLS, including a community ballot will no longer be required, the community are able to offer the price they are willing to pay and be able to justify it and timescales are a bit tighter.

MCDC expressed an interest as one of the hydro schemes runs through the wood, plus possibility for woodland crofts and tree harvesting.

MCDC instructed a joint valuation with the FC.

Angus suggested that MCW help MCDC with commercial approach to wood management to see if the project would stack up financially. MCDC do not have funds to pay MCW now but if the project goes ahead there maybe opportunities for remuneration.

Possibility of cooperation with the Estate who also have an interest in the wood was suggested.

**Membership** – Sarah suggested that after each meeting MCDC send an email to membership with one question asking community's opinion on various points relevant at the time. The board thought it was a great idea. Lilia will put an email list together and will coordinate with Sarah the first email shot.