

Minutes of AGM

Morvern Community Development Company and Morvern Community Trading Company

Thursday, 12th November 2015, Lochaline Village Hall

Present

Directors: Lesley Jones, Clare Holohan, John Hodgson, Angus Robertson, Jenni Hodgson, Lilia Dobrokhodova (Development Officer)

Members of the public: Alistair Sinclair, Kay Nuttal, Malcolm Burge, Kirsty MacIntyre

Proxies: none received

Apologies: Jane Stuart-Smith, Mike Foulis, Sam Firth

Agenda:

1. Apologies and Proxies.
2. Minutes of the last AGM (27.11.2014)
3. Chairman's Report
4. Treasurer's Report and presentation of Accounts*
5. Appointment of Auditors
6. Retirement/Appointment of Directors***
7. Election of Office Bearers
8. Subscription fees (proposed to remain @ £1 for life)
9. A.O.B.

1. Apologies & Proxies: Lesley welcomed everyone to the AGM. Lilia noted that no proxies had been received. 3 apologies received. 4 duly completed and member supported nominations for directorship received. LJ noted that the meeting was quorate.

2. Minutes of the last AGM: The minutes of the last AGM (27.11.2014) were read and accepted. Angus proposes, Jenni seconded.

3. Chairperson's Report: Lesley thanked everyone for coming to the AGM and gave a brief account of companies' activities for the last year. The full report is attached to minutes.

Affordable Housing

Forestry Commission Scotland (FCS) approached MCDC in December 2014 to see if MCDC interested in buying land adjacent to Dalrainich. MCDC saw an opportunity for affordable housing on the land and expressed their interest. The land was valued by District Valuer (DV) at £80K (joint valuation by FCS and MCDC). Applied for National Forest Land Scheme (NFLS) to buy the land, about 0.7 hectares. Application successful and MCDC have until March next year to purchase the land. Applied to Scottish Land Fund (SLF) for capital and revenue costs of land purchase and been successful in securing £127K (95% of the costs).

Sheltered Housing

Private individual approached MCDC with a view to selling part of his garden for sheltered housing. Attractive proposition as MCDC already own the land adjacent. A triangle of Ardtornish land will be required to be purchased too. MCDC are in negotiations with land owners. DV has valued the land. Money from SLF available for purchase.

Community Building (Old Scout Hut site)

MCDC engaged JR Architects to carry out a feasibility into affordable, sheltered housing while looking at possibility of a community building at the Old Scout Hut site. Plans have been laid out in front of the community on 28th October during a drop in session in the Village Hall. Architects have revamped the plans at the Old Scout Hut site following the consultation and plans will be submitted to planners shortly. New plans are available at AGM.

Morvern Hydro

Loan of £150K still available to MCDC to take the project to financial close. Applied to NFLS, application successful now MCDC have 18 months to agreed a lease with FCS on 1 or both rivers – Allt achadh Forsa and Barr River. MCDC tendered for full hydro feasibility and have a preferred contractor. Also obtained pre – planning advise which has not flagged up anything unusual. The Government has taken away pre – accreditation for FITs and tax relief benefits for share offers but there is a hope that community hydro will still be a viable option for MCDC. Currently, MCDC are waiting for the outcome of consultation before spending any money.

Marina Expansion

Looking into modifying pontoons layout to allow for larger boats and installing swinging moorings. Hope to complete by the start of next season.

Website

Up and running and used by community organisations, i.e. Lochaline Village Hall and Morvern Community Trust. Other community organisations are encouraged to have presence on www.morvern.org

4. Treasurer's Report & Presentation of Accounts

Angus presented MCDC charity accounts and MCTC management accounts to the meeting. Angus proposed approving the accounts, Clare seconded. Lesley Jones signed both sets of accounts.

MCDC and MCTC accounts will shortly be available on www.morvern.org once they come back from accountants.

5. Appointment of Auditors: Currently using R.A.Clement Associates. Angus proposed to stay with them, Jenni seconded.

6. Retirement & Appointment of Directors: Lesley Jones and Jane Stuart – Smith are to stand down as Directors and can not be re elected this time in accordance with the Constitution. Although Morvern Community Council have not formed in October 2015, John and Jenni Hodgson (2 MCC

councillors on MCDC board in accordance with the Constitution) have stayed on the Board. When MCC forms again in January 2016, MCDC will hopefully have 2 representatives then. MCDC received 4 nominations for directorship – Malcolm Burge, Angus Robertson, Mike Foulis and Sam Firth. No need for election as there is room for all on the board. All 4 have been invited to join the Board.

7. Election of Office Bearers –

It was proposed that the following office bearers

Clare Holohan – Chair - Angus proposed, Jenni seconded
Jenni Hodgson – Vice Chair – Lesley proposed, Alistair seconded
Angus – Treasurer – Jenni proposed, John seconded
Lilia – Co Secretary - Angus proposed, Lesley seconded.

8. Subscription fee: to remain £1 for life.

9. AOB:

Thanks have been expressed to Lesley for acting as chair.

Thanks to Lochaline Stores for facilitating cash/All Star payments for automated filling station.

MCDC and MCTC Board meeting followed immediately after and members of the public had been invited to stay.