

Minutes of the Nailsworth Community Land Trust Board meeting held at 7.00pm on Monday 8th April 2019 in the Council Chamber, Town Hall, Old Bristol Road, Nailsworth, Glos. GL6 0JF

Present: Ian Potts (Chair), Keith Angus, Wendy Gerard Jonathan Duckworth, Mike Levett, Steve Robinson, Ian Crawley, Elizabeth Francis, Kevin Hibbs

Items

1. Apologies. All present.

2. Minutes of the Board Meeting held on 11th March 2019. Agreed.

Action: Jonathan to place on the website.

3. Matters arising not on the Agenda.

3.1. Q&A on lettings for CLT website – **Secretary to complete**, following LLP agreement.

3.2. Corporation Tax / HMRC – **Secretary to update** on progress.

3.3. Local Lettings Plan - **Chair to finalise** with Aster.

3.4. Website - Minutes added to December. Jan & Feb sent to Jonathan. Equalities and Environmental Policies to be added. **Action: Jonathan.**

4. Progressing the Lawnside Scheme.

4.1. Construction. Completion signed off by QS 18th March.

4.2 Lettings. All properties now occupied.

4.3. Boundary Planting. Mike noted there remained a gap overlooking Fieldway properties. Chair noted Aster has undertaken to deal with this. **Chair to raise with Aster.**

4.4. Land at top of Dark Lane. Noted although in SDC ownership, the CLT will probably have to erect a small fence. Noted that NTC could do for materials only cost. **Action: Jonathan to explore with Steve.**

4.5. April 11th Opening Event. Noted Autumn event still intended. Confirmed list of those attending, being formally photographed and visiting one of the homes. Agreed substance of Chair's welcome to be chronology of those organisations involved; their involvement; and thanks for that. **Action: Chair.** Agreed timing with start on-site at 11am and tea and coffee at Arkell from 11.15. Board members to mingle and emphasis community led nature of the scheme and the desire of the CLT to undertake further local developments. **Action: All.**

4.6. Press release. Noted quote from Chair provided to Aster. Noted no media have confirmed attendance. **Action: Jonathan** to seek sight of final draft.

4.7. CLT welcome letter to residents. Agreed, to include offer of meeting board members. Secretary and Wendy offered to do any visits. **Action: Secretary** to draft for comment.

5. NCLT Policies.

Action: Secretary to circulate approved Environmental Policy for review.

6. Other possible CLT developments.

6.1. Tetbury Lane. Site visit agreed at 3pm Friday 12th April. Meet outside farm on Tetbury Lane.

6.2 Renishaws: no response to letter. **Action: Secretary** to chase up with Renishaws.

6.3. Library, Mortimer Rooms & NTC offices. Noted potential for building over or redevelopment with flats above. Agreed invite to Robert Burford for future meeting. **Action: Jonathan. Action: Secretary to arrange** Homes England site visit to explore grant for feasibility.

6.4. Small SDC parking area on Lawnside opp.end of Bunting Hill. Action: Secretary to arrange Homes England site visit. **Steve** to explore transfer with Council colleagues.

7. Current CLT Financial Position.

7.1 Noted £843.63 in the bank, with an invoice of £150 received for NCLTN membership. Agreed payment. **Action: Jonathan** to progress.

7.2. Postscript. Aster ground rent payment of £200 per property per year.
Action: Chair to discuss with Aster.

8. Any Other Business.

8.1. A route map of the NCLT Journey with key lessons for future projects and other CLTs. Agreed needed. **Action: Secretary to draft.**

8.2. SDC Local Plan Review. Noted draft new local Plan due in Autumn; draft Housing Policy and Community led Housing Policy recently circulated for comment. Secretary noted that there was no recognition of potential for CLH in urban areas (i.e. towns of over 3000 population). **Action: Secretary to draft comments.**

9. Schedule of Meetings. Next meeting - 13th May, then second Monday in every month - 10th June, 8th July, 12th August, 9th Sept, 14th October, 7th November (AGM then Board), 9th December.

Author: Ian Crawley 12th April 2019

Signed

Ian Potts

Nailsworth CLT Chair