

## **MINUTES – DIRECTOR’S MEETING 21<sup>st</sup> May 2013**

### **1. Attendance.**

*Present:* Richard Maclennan (8pm), Finlay Maclennan, Murdo Mackay (Chair), Neil Campbell (Secretary), Rhoda Macdonald, Norman Mackay, Roddy Macdonald, Fiona Mackenzie, Neil Macdonald, Duncan MacPherson (Commercial Development Manager), Cait Wooll (Business Development Officer) and Linda Green (Administrator)

### **2. Approval of Minutes 23<sup>rd</sup> April 2013**

The minutes were unanimously approved.

### **3. Review of Action Points**

### **4. Updates**

#### **Financial**

The report was noted, see appendix 1  
£23,189.91 in the bank at 30 April 2013  
£9393 Income  
£6025.98 Expenditure

#### **West Harris Trust Renewables**

VAT Repay for Seilebost Turbine £2279.50

The first Energy Savings Trust Loan repayment is due in the next few days.

#### **Commercial Development Managers Report**

The Report was noted, see appendix 2

#### **Proposed Rubha Romagaidh Turbine**

Hendrick is currently working on a feasibility study for a 50KW turbine at the Rubha Romagaidh development. The accepted noise level to the nearest building is generally 35 decibels. It looks likely that at the development this may reach 38-39 decibels. The directors decided to continue with the feasibility study despite this as the planned houses will be well insulated and have a ventilation system which will reduce the noise.

#### **Plot Sales**

It was decided to write to three applicants who have previously expressed an interest in purchasing a house plot and offer them the available house plots. The applicants will be warned of the high cost of building and will be asked to provide a £1500 deposit.

The Trust now has Rural Housing Body Status.

#### **Seilebost School**

***Rhoda Macdonald declared an interest as a teacher at Seilebost School and therefore did not take part in this discussion.***

The report was noted, see appendix 3

CNES have suggested that they would be willing to lease the building to the Trust in the short term. They have suggested that they would charge £100 per annum plus insurance and running costs. The Comhairle will remain liable for maintenance of the building.

The directors agreed that they would like to lease the school building for the short term as an alternative office and have space available to lease to other users.

It was decided that Duncan would write immediately to the Comhairle, APC treasurer and Malcolm Burr and express the Trusts desire to lease the building.

### **Business Development Officers Report**

The report was noted, see appendix 4

### **Horgabost Marine Project**

The development has been advertised on a government website which has drawn a number of companies who have provided quotes.

### **AOCB**

### **Extension to Cait's Contract**

***Cait Wool expressed an interest and therefore did not take part in this discussion.***

The Big Lottery have agreed to continue funding Cait's post part time for another 6 months. The directors agreed to this.

### **4 Scaristavore Apportionment**

***Fiona Mackenzie declared an interest as the tenant of 4 Scaristavore and therefore did not take part in this discussion.***

The tenant of 4 Scaristavore intends to build a house on an apportionment of the croft. Until recently documentation stating that the apportionment was in place has been lost which has led to a delay in the tenant being able to commence building work.

The Crofters Commission sent the file relating to 4 Scaristavore to the Trust some time ago but it was missing the apportionment order which meant that the tenant had to reapply.

The directors decided that they would write a strongly worded letter to the Crofters Commission asking that all croft files relating to West Harris should be sent to the Trust. Alasdair Allan to be copied in.

### **Business Plan**

The business plan was noted, see appendix 5

A number of changes to the business plan were discussed. Any comments to be directed to Duncan.

**Diary Dates for future meetings:**

- Jun 18th
- Aug 20th
- Sept 17th
- Oct 15<sup>th</sup>
- Nov 19th
- Dec 17th