

MINUTES – DIRECTOR’S MEETING 8th DECEMBER 2014

1. **Attendance.**

Present: Nick Thomson (Rural Design), John (Quantity Surveyor), Rhoda MacDonald, Dougie Ferguson, Neil MacDonald, Neil Campbell (Secretary), Roddy MacDonald, Norman Iain Mackay, Murdo Mackay (Chair), Finlay Maclellan, Richard Maclellan, Duncan Macpherson (Commercial Development Manager), Lisa MacDonald (Development Officer) and Linda Green (Administrator).

Apologies:

2. **Community Enterprise Centre (Tenders)**

Nick Thomson (Rural Design) and John (Quantity Surveyor) talked the directors through tenders received for the CEC. Three elements of the build were priced much higher than expected, these were the roof, electrical and mechanical work.

It was suggested and agreed that a money saving exercise would take place, the over-priced elements would be investigated and then the project would be re-tendered. When the building next goes out to tender, more mainland contractors will be approached to tender to get a more competitive price.

Duncan suggested that an excavator be taken on to site to dig a few trial pits in order to get a better estimate of rock to be removed. Nick Thomson to look into this.

It was also suggested that the roof material be changed. As an example box profile was suggested, John gave an estimated price of £40,000, a considerable saving. Using a lighter material would also reduce the amount of steel required in the building, a further saving.

3. **Approval of Minutes 17th November 2014** (see appendix 1).

The minutes were unanimously approved.

4. **Review of Action Points**

- **Tackle BT on broadband provision**

A meeting is to be held with Stuart Robertson (BT) and Donnie Morrison (Connected Communities) on the 15th of December. Roddy to ask workers at the Scarista Exchange whether fibre is being brought into the exchange.

- **Design of Luskenyre water and electricity supply**

One plot has been offered and a number of questions have been received. A further 3 enquires about the plots have been made recently, 2 from retired couples and one from a young couple.

CnES has suggested that they are happy for a formal application for a loan to be submitted. Loan interest would be charged at 1%.

- **Legal model to own/manage Scool/CEC**

Duncan met with Maggie at Anderson Macarthur last month. It will cost £350 to set up a new company, £450 to set up the first lease and £200 thereafter. Duncan to proceed with setting up the new company.

5. **Updates**

Financial

A report for the West Harris Trust was shown, see appendix 2. .

Commercial Development Managers Report

The Report was noted, see appendix 3. The following updates were given at the meeting:

Shooting

Russell Hird had a successful shooting trip earlier this month with a combined bag of 31 Grouse, 34 Woodcock and 9 Snipe over 5 days.

Scarista Wind Turbine

Additional information requested by OFGEM has been supplied. Community Energy Scotland has offered to contact OFGEM on our behalf if no progress is made in the near future.

Neil Campbell reminded directors that the outstanding balance of £20,000 would have to be paid to Harbon at the end of March 2015.

Pontoon

Patrick Connon of Airfloat has had to cancel his visit next week due to bad weather but plans to fly up later in the month.

Development Officer Report

The report was noted, see appendix 4.

Seilebost School

Munro Gauld has been selected to carry out the feasibility study at the school with a price of £3800.

Campervan Hook-ups/Pitches

Rhoda MacDonald expressed an interest as a neighbour of the School and therefore did not take part in this discussion.

Finlay Maclellan asked why only one quote had been sought for electrical work at the hook-ups. At a previous director's meeting held on the 21st October 2014 it was agreed that John Alec Shaw's quote could be accepted providing that it was below £2000.

It was decided that the West Harris Trust's tender process would be;

- Anything under £2000 a supplier can be approached, anything over and a tendering process must be undertaken.

Horgabost Wind Turbine

Neil Campbell suggested that the Trust should aim to raise £150,000 from investors, the limit set for Seed Enterprise Investment Schemes (SEIS) which is designed to help small, early stage companies to raise equity finance by offering a range of tax reliefs to individual investors.

6. AOCB

School Catchment Area

The School catchment area for the West side has been decided as Horgabost south to attend Leverhulme Memorial School and Seilebost (from the cliff) north to attend Sir Edward Scott School.

Budget Projections

Budget projections were shown, see appendix 5.

Fundraising/Community Events

Ho Ro Gheallaidh event taking place on Tuesday 30th December at 5pm.

It was suggested that a 5th Birthday celebration take place for the Trust around the 25th of January.

A press release will be made to coincide with the birthday.

Fundraising group meeting tomorrow, 9th December to discuss events.

Diary Dates for future meetings:

- Tuesday 13th January