

IGHT Board Meeting

Monday 15th December 2019

Trust Office – 5.30pm

- 1) Present: Ian Wilson (IW), Fergus Christie (FC), Jane Clements (JC), Ailsa Raeburn (AR), Anne Shaw (AS), Stuart McNeill (SM) Linda McDonald (LM), Brandon Clements (BC)

Apologies: Malcolm Henderson-unable to phone in due to phone office being on the answer machine.

Minutes: Alexandra Vipurs

2) Chair update

IW opened the meeting at 17:30 and a prompt start was made in discussing items on the agenda.

2ai) Gigha Community Fund

The Gigha Community Fund was launched on Friday 13th December 2019 by Jane Millar. Clarity was given on the application criteria and the Trust look forward to receiving applications for this fund.

2b) Holiday cottages appraisal

Jane Millar met with Kerrie Grant on Wednesday 11th December 2019 to look at the appraisals for the Holiday cottages and to investigate future options for the cottages. A report on this will be presented to the IGHT and GTL boards at the end of January 2020.

2c) Renewables

Several opportunities for renewable energy sources have been recently identified. IW spoke with a member of the Environmental Department from the Scottish Salmon Company about the opportunity for an anaerobic digester. This could be used to harvest methane gas from bio-degradable matter which could be sold for fuel for heating, providing an income. However, a feasibility study needs to be funded in order to complete further investigations into this.

3. Finance update

Management accounts were presented by IW. The Board are looking for further refinement of the management accounts for future ease and clarity of understanding.

4. Bidwells

Bidwells are the current land agent used by IGHT. They have proposed to increase the financial cost of their services to £1,000 + VAT per month. This is not cost effective for the service being provided. IGHT will terminate their agreement with immediate effect and negotiate an exit strategy from the current agreement. The Board will look for a new land agent. All agricultural tenancies on island will be contacted regarding this.

5. Campsite

The Board are responsible for ensuring camping on the island is properly regulated and feel a campsite is necessary for the island. The Boathouse tenant has confirmed he wants to close the current campsite. Funding and planning permission have been secured for a new development. Members have been asked on several occasions for their opinions on the design and operational options of this. 11 responses were received to the latest consultation – 7 of which were supportive and 4 not

supportive. The campsite will provide both local employment and an income for the Trust. A letter which has been approved by the Board will be sent to all members confirming that given the above circumstances, a vote will no longer be held.

6. Achamore Gardens

Priorities for the gardens were discussed including drainage, access, the buildings, shelter belt, plant collections and generating income. Woodland and plant surveys will be conducted. A detailed future plan will be produced and involved in future negotiations regarding funding.

There are 14 applications for the currently advertised post of Head Gardener and interviews will be held on 6th/7th January 2020.

7. Housing and hub development

Plans to develop four additional houses (two for younger residents and two for older residents) and two plots (with a rural housing burden, meaning they cannot become second or holiday homes) have been discussed. Grant funding is currently available from Scottish Government until March 2021. The next step is to appoint an Architect to produce layout plans to develop future accessible housing and a community hub for the existing residents of Gigha.

8. Staffing

Current staffing and wages were discussed. JC and BC left the meeting during this discussion.

9. Board Vacancy

There is currently a vacancy for a Board Member. A skillset in financial management or accounting will be required. Jane Millar to speak to HIE to arrange for an advert to be put out for this voluntary position.

10. AOCB-Feedback from AGM and Community Open Day

Positive feedback has been reported from the residents about the Tea in the hall days. Members also responded positively to the prompt and succinct manner of the AGM.

Meeting ended at 19:10.

Next meeting 27th January 2020 at 7pm.