

# RAASAY DEVELOPMENT TRUST

## Monthly Board Meeting Minutes

### Minutes

Tuesday 19<sup>th</sup> January at 7:30 pm  
Online - zoom

#### **Present:**

Donnie Oliphant (DO),  
Darryl Simpson (DS),  
David Westgarth (DW)

Artemis Pana (AP),  
Barbara Martin (BM)  
Elizabeth Macleod - LDO (EM)

Trevor Stratford (TS),  
Alasdair Macinnes (AM),

#### **Apologies –**

Iain Hector Ross (IHR),

Calum Gillies (CG),

#### **Adoption of Minutes –**

Adopting the minutes

- o 17<sup>th</sup> Nov 2020 approved by DO and DS

#### **Amendments to previous minutes –**

/

#### **Matters Arising –**

AGM - 11<sup>th</sup> February @7:30

- Notices have been sent out and placed on the Raasay Residents page
- BM has indicated she would like to stand down as a director but remain part of the tourism sub-group
- AP has indicated she would like to stand down as a director and as treasurer but not immediately at the AGM. AP is staying on after the AGM to maintain the link with Raasay Community Renewables as the Anchor Share Holder directorship on the RCR board until the share offer is completed and to provide a handover to the new treasurer.

#### **Finance –**

A finance report was provided

Our financial year ended on 31<sup>st</sup> December 2020

December 2020 was slightly better than November 2020

Our expenditure under core costs is mainly accountancy fees – 2020 accounts will be supported by RCR as a number of income and expenditures relate to the hydro

Wood fuel income is crucial to our operations

As we are acting as a holding account for RCR while they await the opening of their own bank account we need to take the possibility of requiring audited account for 2021 – RCR will support us with this cost.

#### **Hydro Scheme –**

The share offer is now live and has raised over £60k to date. All the documents passed the standard mark assessment.

The development now officially has OFGEM pre-accreditation.

F&LS pre missives have been signed.

We will also need a lease with the Dept' and with a private landowner –

- Dept' – MOC's were sent out and Crofters were to have a zoom meeting to discuss and the Dept' was contacted today for a response – no meeting has been arranged
- Private landowner – with TDL and the private landowners lawyer

Raasay Community Renewables is awaiting the opening of their bank account. Offline investments for the share offer are going into the RDT account and a note of these is being kept and sent to Crowdfunder weekly.

As RCR is now set up we need to start the process of assigning over the consents – this is just admin and doesn't affect the timeline or share offer

- SEPA forms to be signed to assign the CAR licence – Action AP and IHR
- SSEN grid connection – application submitted, awaiting response
- We will need to assign over the OFGEM registration, but we can't do this until after commissioning

RCR and RDT have entered into a deed of covenant covering the Funds donated towards the community benefit fund

RCR and RDT will need an agreement covering the grid connection point at the pit – action EM

# RAASAY DEVELOPMENT TRUST

## Monthly Board Meeting Minutes

### Forestry –

It was agreed that we need a meeting with the forestry re next steps with the loch path – needs recovered and a notice not to walk on it until it is dry.

### Pontoon and Ferry Terminal building –

Crown Estate Lease negotiations are ongoing, they have provided updated Heads of Terms based on the new feasibility study, but these are still unsatisfactory – no update

We have submitted a stage 2 application to the Regeneration Capital Grant Fund, we should hear early next year – still waiting on the outcome of our application.

We have submitted an expression of interest to the Highland Council Coastal Fund set up to disseminate Crown estate revenues. We have been invited to submit an application to the main fund but this has to be in by 31<sup>st</sup> January – EM to action

All LEADER and HIE funding have been received

We have been reviewing the asset transfer request started last year and Trevor has been looking at the plans to draw up options of using the Ferry Terminal Building to provide onshore facilities for the pontoon – this includes adding showers and a laundrette.

A CATS application is ready to submit, a valuation was undertaken and returned a value of £40k. to complete the CATS application, we need to agree on what we proposed to offer Highland Council for the facility. Board agreed that we should ask HIE for advice – EM to action.

### Boathouse –

No update

### Visitor App –

No update

### Housing –

We have received the fantastic news that we have been awarded £537,739.00 from the Rural Housing Fund. The projected timeline is that we will submit planning in the new year and look to commence construction in the 3<sup>rd</sup> quarter of 2021.

We have submitted the QHT application and they wish us to reapply once we have planning

Additional funding sources, including loan funding, are being investigated.

- Ecology Building Society – received email with a list of information they require, will work with Susan and Morven at CHT to answer this and EM has a meeting with Ecology on Friday am.

We are progressing with the Deed of Servitude between ourselves and the Dept' of Agriculture for the wastewater treatment plant on Dept' land. We have agreed terms and the NRSSC have agreed to assist with covering the cost of the agreement HIE are also assisting with the costs. Twin Deer law are progressing on our behalf – needs SEPA approval before finalising

We are progressing with the sale of land to LSHA with Twin Deer progressing on our behalf.

We have received the invoice from TDL covering the sale of land to LSHA – we are c£1100 short of covering this with our remaining SLF award. The SLF are releasing the remainder of our grant and if there is an underspend in the fund when it winds up in the new year they will allocate some of this to cover our shortfall – still waiting to see if the SLF will award us further funds and are holding off on paying the TDL invoice until the sale the LSHA is complete.

Although the self-build plots cannot be marketed until we have planning or sold until the construction completes it was agreed that we need to take notes of interest and to look into the potential of the any potential buyers working with our contractor to undertake groundworks while they are on site – action EM to discuss with the Communities Housing Trust

# RAASAY DEVELOPMENT TRUST

## Monthly Board Meeting Minutes

### Website –

Hannah Moore and CG working on this and hopefully the new site will go live in the new year – continuing

### Pit–

Our application to the Community Climate Action Fund for trailer was successful. We have purchased the trailer and it will be delivered before April – C-19 and Brexit delays – they ordered the trailer from the manufacturer in September...

Pump ordered to repair tractor – equipment is being updated and repaired as required, in house if possible

The increased volunteer involvement and the social benefit to the community was discussed.

### Pathways –

No update

### Covid-19

#### Strengthening Communities Grant update

- Our award has been extended enabling RCA to claim their remaining funds. Any remaining underspend to be claimed against LDO Dec and Jan wages – EM to reduce hours to 3.5 days per week in January – no further update

### A.O.C.B –

- We have received a complaint and IHR is investigating
- We agreed to write a letter to the Community Council regarding our concern at the state of the roads – DW and DS to action
- We discussed that due to resource limitations along with changing priorities due to Covid we had not been able to complete a review of our Articles of Association as planned this year

**DONM: 11<sup>th</sup> February @6:30 – 1 hour prior to the AGM**

**Meeting ended**

Signed:

Date:

Signed:

Date: