

Board Meeting

Present: Ann Urwin
Brian Burnett
Chris Goldsmith
Carol Thomas

Apologies:
Dinah Bosomworth
Sheila Clark

Date: 21st November 2023 @ Thistledeoo

Meeting 003 Minutes

Chris Goldsmith (CG) opened the meeting by welcoming everybody present and thanking Brian Burnett (BB) for his hospitality in hosting the meeting. He declared the meeting quorate.

Item 1 – Minutes of the Previous Development Meeting 002

The minutes had not been circulated in advance of the meeting. CT to circulate ASAP, get comments and then get them signed.

Item 2 – Matters Arising

Conflicts of Interest – see appendix B. All to please check that your conflicts of interest are accurate. Please notify Carol Thomas (CT) if any changes are required.

Item 3 – Chair’s Report

3.1 Constitution

After making some changes to the purposes, our application has been accepted by OSCR and we are now a registered SCIO. Company Number SC052906. Congratulations to Chris G and Carol for getting this complete.

Date of incorporation October 25th 2023

3.2 – Sub-committees

There are no sub-committees, so nothing to report.

Item 4 – Finances

An application for a Bank Account with Bank of Scotland, is underway but the bank is asking for annual turnover and monthly deposit. BB will speak to them as this is currently unknown.

Avich & Kilchrenan Community Heritables

Item 4.1- Cash Position

Income: £0

Expenditure: £0

Balance on hand £167.62

Expected costs:

- ICO Registration £35 if paid by Direct Debit.
- DTAS Membership £90

5 – Company Secretary

5.1 – Membership

Founder members = 4

Ordinary Members = 0 (cannot open for membership until Bank account is open)

Membership rate was confirmed as £10 p.a. from 1st January 2024

5.2 – Trustees / Directors Briefing Pack

A copy of the signed constitution circulated to all; please keep this safe.

5.3 – Administration

We have a registered domain name: **AKCHeritables.co.uk** There is no website as yet but we do have email addresses in place for Chair and Company Secretary. Treasurer will be added.

Templates for letter head and all communications issued by pdf. The resolution to adopt these was passed unanimously

5 - Churches

The meeting continues to focus on the purchase of the two church buildings.

5.1 – Purchase of Church Buildings

Kirk session have given permission to presbytery; presbytery has authorised see photo and Presbytery will review 5/12/23

CG to contact Church trustees after January

5.2 – Request for additional Projects

CG has been approached about land by Vinh Burton-Smith, by Kilchrenan Boat Club. 4 to 5km the land has a restricted covenant regarding vehicular access. BB conflict - Chris Pollard to be approached by BB to form a sub-committee.

Avich & Kilchrenan Community Heritables

The probability of the Kilchrenan School Building coming up for sale and we are being asked to add this to our list of projects. Discussion centred around the whys and wherefores and our need to ensure that all projects fit with our purposes and had a charitable / community benefit.

5.3 Business Plan

Please review the latest Business Plan (to be recirculated 22nd November) and ask the following questions:

1. What if anything is missing?
2. What if anything shouldn't be there?
3. What don't I understand the relevance of?

5.4 – Consultation and Mailing

We will plan to hold a public meeting, drop in type, chat & refreshments in both churches in mid-March. This will allow community members to ask questions, give feedback.

6.0 – Progress Reports

We are still waiting on the Presbytery green light. Nothing much will happen until the relevant boxes are ticked.

7.0 AOCB

7.1 Sheila Clark, notified the team that there is an event coming up in Glasgow next week: Scotland's Churches in Transition - Planning for the Future
It's being hosted by SPAB, (Society for the Protection of Ancient Buildings). Sheila thinks it is an in-person only event, but it's worth having a read through of the page - it's under their events heading. Sheila had forgotten of SPAB's existence and believes they may be a useful organisation to tap into.

Ann offered to attend if she could, Board approved spend of £20 for a ticket.

Meeting closed 21:15

Next meeting 19:00 on 23rd January 2024 @ Thistlelo

Meeting Minutes approved on 6th February 2024

Signature of Chair:

Date 07.02.24



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Appendix A – OPEN ACTIONS & QUESTIONS

Nomenclature:

- Date = Date added
- Status = New, pending, open, obsolete, complete
- Priority = High, medium, low

Date	Description	Status	Priority	Notes
06/06/23	Finalise Business Plan v1	Pending	Medium	Needs a lot of additional data
06/06/23	Start legal process of applying to secure buildings	Pending	Medium	Needs discussions with presbytery, CoS Legal team, Kirk, etc.
06/06/23	Ensure we understand the nature and constraints of building listing and heritable property	Pending	Medium	

Appendix B – Conflicts of Interest.

The following Conflicts of Interest have been noted:

Dinah Bosomworth	None	
Brian Burnett	Kilchrenan & Avich Kirk	Elder & Treasurer
Sheila Clark	LAIA	Member
	DIG	Company Secretary
	Awesome Energy	Chair
	Historic Environment Scotland	Field Officer
Chris Goldsmith	Kilchrenan & Avich Kirk	Elder
	Kilchrenan Village Hall Committee	Treasurer
Carol Thomas	DIG	Treasurer
	Awesome Energy	Director
	An Suidhe	Panel member
	Kilchrenan & Avich Kirk	Member Kirk Session
Ann Urwin	Kilchrenan & Avich Kirk	Elder

Avich & Kilchrenan Community Heritables

Appendix 3 – Acronyms

AED – Awesome Energy (Dalriada) Ltd
AKCC – Avich & Kilchrenan Community Council
AKH – Avich & Kilchrenan Heritables
CoS – Church of Scotland
COSS – Community Ownership Support Services
DIG – Dalavich Improvement Group
DTAS – Development Trust Association Scotland
HAWO – Heart of Argyll Wildlife Organisation
KVH – Kilchrenan Village hall
OSCR – Office of Scottish Charities Regulator
RACBF – River Avich Community Benefit Fund
SCIO – Scottish Charitable Incorporated Organisation

Appendix 4 – Key Dates

Date	Item	Next Due	Notes
31/07/2023	OSCR registration Documents Filed	Not Applicable	
25/10/2023	AKCH Incorporated	Not Applicable	
25/01/2025	1 st AGM due	25/01/2025	No less than 12 & no more than 15 months between AGMs