

# COLYTON AND COLYFORD COMMUNITY LAND TRUST LTD

## Minutes of the Board Meeting held on Zoom on Wednesday 1<sup>st</sup> September 2021 at 2 PM

### THOSE PRESENT

Charles Hill (Chairman), Jay Lambe (Middlemarch Community Led Housing), Howard West (Secretary), Barrie Hedges, Ian Priestley, Paul Arnott, Phil Johnson.

### APOLOGIES FOR ABSENCE

Colin Pady

### CHAIRMAN'S WELCOME

Charles Hill welcomed everyone to the Meeting, and thanked everyone for their support over the last few weeks..

He also reported that Alison Stenning had informed the Board that she had decided that she felt it was not possible for her to be co-opted to the Board, due to her other workloads on many projects that she is involved in.

### THE POSITION OF COLIN PADY AS A DIRECTOR

A further letter had been received from Colin Pady, and the Chairman confirmed that he had held discussions with EDDC Planning personnel with regard to Affordable Housing development in the Green Wedge, so this aspect had been investigated quite early in the process.

Secretary, Howard West stated, that as Secretary, he had been informed of the concerns of all of the Directors (except our Chairman) regarding the actions taken by fellow Director, Colin Pady over the last few months and years. He therefore proposed the following:-

A resolution that Colin Pady be removed as a Director with immediate effect, in accordance with the C&CCLT Rule Ref No. 18.10.2 which reads as follows:- "Directors must stand down if the Board of Directors resolves that they should be removed"  
This Resolution was seconded by Barrie Hedges, and carried *nem con*.

### PREVIOUS MINUTES AND PROCESSING/ SIGNING OF APPROVED MINUTES

The Minutes of the Board Meeting held on 13<sup>th</sup> May 2021 were approved, and it was unanimously agreed to amend the *published* Minutes of 10<sup>th</sup> March 2021 to remove the para regarding Laurence Anholt, which was ambiguous.  
Proposed by Barrie Hedges, seconded by Phil Johnson and carried *nem con*..

### DECLARATIONS OF INTEREST

There were none.

### CODE OF CONDUCT DOCUMENT

The amended Code of Conduct document as previously advised by Charles Hill was approved with a minor change. Acceptance was proposed by Charles Hill and seconded by Howard West and carried *nem con*.

Charles will now edit the document and distribute to all Directors for signature, scanning/photographing and return to the Chairman and Secretary by email.

**UPDATE FROM WAIN HOMES**

Barrie Hedges reported that Wain Homes were trying to organise a Public Meeting in Colyton in the near future, but no firm date had yet been agreed.

Jay Lambe reported that in the plans sent to EDDC, Wain Homes had detailed 6X1 bedroom Flats, and 2x 3 bedroom houses for affordable rent with a CLT. In the original plans, all affordables were to be houses. Jay has pointed this out to EDDC.

**SITES UPDATE**

A review of the current situation and possibilities was carried out.

**MEETING WITH COLYTON PARISH COUNCIL**

The Chairman will now re-arrange a Meeting with the Parish Council to discuss and investigate possible sites. Barrie Hedges and Phil Johnson will attend with Charles Hill.

**FINANCIAL UPDATE**

The current credit balance is £28,076, with £20,000 of this total held in a Deposit Account. It was unanimously agreed that we would use Hammett Associates to prepare an Accountant Certificate for the Annual Accounts at a cost of £250 to £300.

**REPRESENTATION ON, AND TIMING OF BOARD MEETINGS**

It was agreed that the Board should consider having some evening Board Meetings to make it possible to include potential younger Board Members and those who work during the day.

The Chairman will again contact Trudie to establish if she would be able to attend evening Meetings.

**COMMUNICATIONS**

It was agreed that Barrie Hedges will prepare a Statement of Direction to explain how the Board intends and plans to move forward for the future

**DATE OF NEXT BOARD MEETING**

The next Meeting will be on Zoom on Tuesday 12<sup>th</sup> October at 6PM

The Meeting closed at 4PM

ACH

Signed.....

Chairman