

## Tattenhall & District Community Land Trust

### Minutes of Board Meeting on Tuesday 23rd October 2018 held @ PC Office above Library

**Attendees:** Lesley Grainger (Chair) Graham Spencer (Vice Chair), Carol Weaver, Sheila Chapman, David Tanswell, **by invitation:** Mike Jones CWaC Councillor

**Apologies:** John Heselwood Cheshire Community Action (CCA)

1. **Minutes of Board Meeting 26<sup>th</sup> September** were approved, to be published on Parish Council website, new Clerk to publish items, rather than Cllr Black as previously.
2. **NWD Architects:** Another meeting with David Tilley a few days ago. Emphasised we want to push ahead with a planning application, in spite of perceived issues with Planning Officers. David will now 'push the button' at their end. Stressed he needs as much information to back our ambitions, notes of meetings, copies of emails, garages sites we feel have been built upon already within CWaC etc. We confirmed that Parish Council are behind us and has previously intimated they will pay for the planning application as they only pay half fees. David feels we do not need environmental surveys, although a tree survey may be needed. He will obtain quotes.
3. **Planning Issues:** Need to formally approach the PC to pay for our Planning Application, Sheila will ask for this to be placed on Agenda for November PC meeting. She and GS will speak. View to submitting an application in late November/early December.
4. **Sanctuary Housing:** They have now come back to us with site maps, Land Registry title and are currently pursuing the registration of the small strip of land between larger site and No. 1 Castlefields. No 1 Keysbrook Avenue is a Sanctuary tenant and appears to have 'acquired' part of the land behind the site. Probably when the first round of anti social behaviour became apparent. Should we let Llyr Williams have sight of the Land Registry titles? No we will wait until we have firm idea of what land will actually be transferred to us. We note no fencing has been put in place around the site. Sheila will intimate to Amy Soper of Sanctuary we would prefer Heras fencing, which can be seen through and will be less cumbersome to remove, when we commence building.
5. **CCA: Attendance @ Community Led Housing Conference in Manchester, 9<sup>th</sup> October** LG, CW, SC & DT attended. Felt this was beneficial to us. We made some contacts, one of whom was Ann Siepp & Craig Bradley of Homes England. We had shied away from predecessors HCA as they had conditions we felt were prejudicial to our scheme. Ann assured us these were no longer an issue and she had several 'pots' she felt we might be able to tap into. LG undertook to contact her and invite her and/or or Craig to visit us. Or we will go to them in ? Warrington ?
6. **AOB:** TADCLT mailbox no longer operative. Continue to use our private email addresses. An Invoice for fees from FCA received by our previous Company Secretary. Ensure when these are paid, they are advised of our correct postal address and remove Ken Black. £67 FCA fees OK to pay? Unanimous vote to do so. Also ensure Bank, Llyr, CLT network have our correct postal address. GS said he had met Richard Creasey of Emma Creasey Lettings socially. Richard had asked how we were getting on and would be happy to assist us in any way he can, regulatory issues? etc GS to pursue. We need to have our AGM and submit an Annual Report to members, use Parish News, Tattenhall online & PC website to publicise AGM. Do we want to pursue a meeting date with Rachel Rens? Not at the moment
7. **Date of next meeting:** Wednesday 21st November @ 7.30pm, Venue return to Carriages
8. **Action List:**

**LG** Contact Homes England to suggest a meeting either her or their offices.

**GS** Speak at November PC meeting

Continue dialogue with Richard Creasey

**CW** Pay FCA Invoice - £67, check correct postal address held by them, remove Ken Black as Company Secretary

Pursue information on garage sites already built upon within CWaC.

**SC** Speak at November PC meeting

Continue dialogue with Amy Soper of Sanctuary

**MJ** Pursue application to Cheshire Community Fund via David Briggs

**Anyone** Call @ Library for post from Santander