

CORNHILL COMMUNITY ACTION

Minutes of meeting on Monday 9th January 2023 at 18.00, Village Hall

1. Trustees Present: Chrissy Caley
Elizabeth Devon
Martin Devon
Maggie Read
David Richmond

apologies: William Carrington
Anne Legge
Oliver Wright
Steve Wright

2. Minutes of the meeting on 26th October were agreed and will be signed digitally.

3. Matters arising, not on the agenda

Item 6 Publicity Social media - unfortunately Oliver does not have time to deal with the publicity for the Centre, especially as he no longer lives in Cornhill. Elizabeth will write to ask if he wishes to remain as a trustee.

Item 4 Finance / Funding - owing to a change of job which gives him very little time, Steve has agreed that Martin should take over funding.

a.o.b. - *wasps' nest* above Unit 5 - Martin will have a look at this while the wasps are dormant.
- *tree* - the goat willow (previously referred to as a sycamore) overhanging the roof at the back of the building has been removed.

4. Accounts

Anne reported that, as at 17th December, we had £3,154.83. However £2,200.64 of that is ring-fenced for the community fund, festive lights and social history.

5. Funding

Martin reported that the Bernard Sunley Foundation has agreed to give us as grant of £10,000 which should arrive soon.

Martin has also applied to:

William Leech for £5,000

Community Foundation £5,000

Garfield Weston £5,000

Pebble Grant - Rank Organisation £1,000 to £4,000

Iain Hedley of NCC Community Chest has pledged another £4,000 in April.

All this should bring the total of grants to £71,500 to complete our capital requirements but Martin has concerns about cash flow in January/February.

Martin added that once the rents are coming in and all maintenance costs for the Centre are met, there should be some money for the village green and, in a few year's time, it may be possible for the charity to give small grants to individuals in the community who are in need.

6. Refurbishment progress including decorating

Martin reported that progress has been good:

External joinery - fitted

Internal joinery - largely complete

Locks – complete other than unit 1.

Toilets have been delivered

A skip will be available soon.

Work still to do:

Electricity - separate meters, change discharge lamps in hall - electrician contacted

Heating, new boiler and calorifier - Hoval contacted - boiler on 6 to 8 weeks delivery

Plumbing toilets - plumber contacted

Water connection - waiting for plumber first

Decorating community areas - hall, entrance, toilets & exterior decoration - decorator to be contacted.

David offered to do some clearing up on site, cleaning windows, sweeping paths etc.

Decorating

Because tenants in units 2 and 3 want to start working from March, it was agreed with them that they would do their own decorating. The units would be rent free until they are ready to start (March at the earliest) and CCA would pay them £1000 each towards the cost unless the tenants prefer to take it as reduced rent.

7. Publicity

Maggie is meeting a possible new tenant to show him Unit 5 tomorrow morning. We all agreed to leave the kitchen unit for the time being. It would be good if someone would like to run a coffee shop. David thought such an enterprise would struggle in the current economic climate. Elizabeth will contact Lynda Hepburn again about Unit 4.

Although we hope everything will be up and running by March, it was decided to leave any big opening ceremony until the Easter school holidays in April.

8. a.o.b.

Manager's role - It was agreed that Maggie as the trustee with responsibility for the tenants would take this on. She would work out how many hours she spends each week in the role and sent her bills to CCA.

Signs - we shall need CT Centre signs on the building and at the entrance to the site where there is a Cornhill First School sign already. Maggie agreed to consider the colour schemes, logos etc. When she has some ideas, she will show them to the other trustees.

Steve will contact NCC about an official road sign to the building.

Fire extinguishers/First aid kit - David agreed to investigate these. He will find out if the ones we have can be re-commissioned. Maggie pointed out that every unit should have a fire extinguisher. David will investigate and report back.

Utensils in the kitchen - Elizabeth will investigate what can be done with these. *(At the CPC meeting held on 11th January, Kathy Wright offered to look at these.)*

Postal address and letter box - Martin will find out the procedure by contacting the NCC officer, Michelle in the Building Control office. At the moment the letter box opens into Unit 5 which is not satisfactory. An alternative is needed.

Refuse collection - Chrissy agreed to contact NCC about wheelie bins etc.

Lease will be signed by the tenants once they start to occupy their units.

Broadband will be shared between the units. If a tenant does not wish to use it then the rent will be negotiated accordingly.

9. Date of next meeting - Wednesday March 1st, a week before CPC meeting