

**ARDENTINNY COMMUNITY TRUST LTD.** (Registered Company No. 245169)  
(Registered Charity No. SC034235)

**Minutes of the Annual General Meeting held on 22 July, 2011.**

**Present:**

**Board Members**

Dennis Gower (Convenor)  
Jimmy Gordon (Vice Convenor)  
Bill Williamson (Secretary)  
Pauline Gordon (Treasurer)  
Merle Ferguson  
Vicky Fairley

**Members and others**

Bel Lilley  
Teresa Forsyth  
Dougie Menzies  
Chris Emmett  
Anna Williamson  
Marion Norris  
Eileen Connell  
Jennie McLundie  
Carolyn Elder  
Guy Elder  
Ian Kerr  
Lynn Kerr

**Apologies:** Margaret Emmett  
David McDowall  
Alistair & Ann Wood

## **Opening Remarks**

Dennis welcomed those present and thanked them for attending this first Annual General Meeting of the current Trust Board.

## **Minutes of the EGM held on 19 May, 2011.**

These were approved. Proposed by Pauline Gordon and seconded by Merle Ferguson.

## **Plans and Progress of the Walled Garden Project**

Dennis began by saying that the Trust planned to buy the Walled Garden before the end of this year, if at all possible, although it has until March 2012 to do so. He reported that the committee had been raising money in a variety of ways, i.e., from local fund raising; several donations; and a substantial loan amount. He went on to say that a loan agreement had been drawn up whereby those who wanted to make a loan could be assured that their money would be returned, should the project fall through for any reason. The terms of the loan are no interest, over a period of 10 years. Over and above the money raised locally, the Trust has also applied for Grant Aid from several funding bodies. It has already received money from Highlands & Islands Enterprise which went to pay solicitors' fees for conveyancing, drawing up the loan agreement and the amendment to the Constitution adopted at the last EGM on 19 May, 2011. It also received a grant of £500 from Firstport, won by Dennis at a Dragon's Den competition at the ABSEN conference last year. This amount, which had to be spent by the end of the last financial year, bought a poly tunnel with a view to growing the garden's first cash crop. The Trust currently has grant applications in/being prepared to the Co-op; Trusthouse Charitable Foundation, Awards for All and LEADER.

Dennis went on to say that once the purchase of the garden is completed the hard work will begin in clearing the site, making it secure and planning the garden layout, the design of which is included in the Business Plan, copies of which are now available to the public. He said that, given the cost of producing the hard copy version, it was decided to make a small charge. However, it will be available

for download on the website. He also said that they hoped to employ a part-time project manager through grant funding and that the post is likely to be advertised in September. The post job description is included in the Business Plan. The following year there are plans to employ a horticulturalist/trainer which potentially should allow the Trust to employ trainees through the Scottish Government's Community Jobs Scotland scheme. Dennis then handed over to Jimmy Gordon for his report on Grant Funding.

## **Grant Funding**

Jimmy Gordon, who has led the Grant Funding sub-committee, presented the following report on the work done thus far:

Ardentinny Community Trust.

A.G.M

Friday 22<sup>nd</sup> of July 2011.

### Funding Resume.

The after named applications are those that have been submitted and worked on, with help from the organisations themselves, and DTAS (Development Trust Association Scotland) and SCVO.

Numerous meetings both here at the village, and as far travelled as Blantyre, Haddington, Rothesay, Balloch and Dunoon.

Representatives from the aforesaid groups have visited the Trust from, Skye, Lochgilphead, Campbeltown, Glasgow and Edinburgh.

Members of the Trust have also taken part in Funding seminars and lectures in Lanarkshire, Glasgow and Argyll & Bute and Campbeltown.

Attended Knowledge & Skills Exchange visits to walled

## Gardens in Rothesay and Haddington

Application Submitted/ under consideration

The Co-op,

Community Fund.

Submitted. 23/1/2011.

Sum. £2000. Part purchase.

### Trusthouse Charitable Foundation

Helping Communities.

Submitted. 10<sup>th</sup> May 2011.

Result of application end of July 2011.

Sum. £30,000

( £10,000 purchase, £20,000 start wall restoration)

Highlands and Islands Enterprise                      £1,500

F.C.S      Seedcorn funding                                      £1.000

### Applications being developed.

Leader (Argyll & Bute)

Awards for All.

Highlands & Islands Enterprise.

Investing in Ideas.

These applications are in the main,  
being developed with a view to co-funding  
a short term part-time, Project officer/Development  
manager, to oversee the project and source Funding to  
allow the project to become sustainable.

Communications have been started with potential funders, that are keen to be involved in providing funding for our project.(once owned)

Funders such as:

The Big Lottery Fund,  
Heritage Scotland,  
Historic Scotland ,(building repair grants scheme)  
Growing Community Assets,  
Peoples Postcode Trust,  
Scottish Communities Foundation,  
Charles Hayward Foundation.

These Foundations and Charitable Trusts, are in the main concerned with the development and progression of the project, rather than the purchase of the asset.

Funding projects such as ours, is not an easy task, with Funders' guidelines subject to fluctuations based on banking, tax, and financial governmental restraints, but it is not an impossible task.

The Trust would like to thank all the aforementioned groups, Trusts, agencies, which have provided encouragement, knowledge And most of all, help.

He concluded that, from feedback from funders, once the garden is purchased, it should be easier to access funding for specific parts of the project, as it develops.

### **Treasurer's Report**

Pauline Gordon presented the following Statement of Accounts with regard to the Walled Garden accounts. She stressed that this did not include membership funds which are kept separate as there may be residents who wish to be members of the Trust but who do not wish to support the Walled Garden project.

## STATEMENT OF ACCOUNT AS OF 1/7/11

Savings acc.      2,430.26

Ck. Acc.          1,599.22

Petty Cash        8.74

TOTAL            4,038.22

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### Receipts breakdown

My Charity        330.00      + gift aid 86.66

Collection cans    53.01

Open mornings  
& Kilmun          1,245.20

Donations        1,083.00

Loan              1,000.00

Grants            3,000.00

Unavoidable large expenses : Lawyer 1,999.20 & Poly Tunnel 489.00 = 2,488.00.

### **Local fund raising**

Merle Ferguson has headed the local fund raising sub-committee and presented the following report on their achievements and plans for continuing to raise money locally and beyond.

Fund Raising Events for Glenfinart Walled Garden

Ongoing: Stall at Kilmun Fleamarket (monthly)  
Stall at Village Hall Open Friday (monthly)  
Sponsored Hulahoop  
Raffle (Prizes : a week's holiday in a holiday cottage in Ardentinny; £90 worth of jewellery; a painting by a local artist; + a bottle of Whisky

Sunday 4<sup>th</sup> September 2011: FundRaising and Community Kindling Party for members of Trust and friends of garden in woodland and garden of the Mount and Lorien. This will include an auction of promises , a small art auction, and the finale of the sponsored hulahoop by 4 members of the Trust. Invitations will be sent soon.

October 15<sup>th</sup>: Cowal Walking Festival – Welcome to visitors and Pucks Glen Walk ( Risk Assessment to be investigated)

From next Spring, advertisement of Guided Historic Walks around Ardentinny and publication of a History of Ardentinny and Glenfinart by the Trust.

November 26<sup>th</sup> 2011 Bag Packing at Morrisons

November/ December

Christmas Markets for EWE products. This is an initiative Anna thought up whereby we begin asking for well designed products from volunteers to be sold with profit going to funds, e.g., knitted hats, ceramics, cards, candles, jewellery.

December 2012 Cello Concert . (Cello player from Edinburgh, promised without fee.)

January 2012 Concert in aid of Walled Garden Funds to be held in Dunoon.

All are invited to participate in any or all of the above.

## **Election/re-election of Directors**

Dennis announced that, as stated in the Trust Constitution, all the Directors are required to stand down and an election/re-election needs to take place of a new Board of Directors. He said that Vicky Fairley and Bill Williamson were not standing for re-election and that he had a list of 5 names willing to stand for election. As Vicky was not standing for re-election, Dennis asked her to chair this part of the meeting, which she agreed to do. Members willing to stand for election/re-election were:

Dennis Gower  
Pauline Gordon  
James Gordon  
Merle Ferguson  
Anna Williamson

Vicky asked if there were any objections to any of the proposed directors of the new Trust Board. As there were none, she asked for a proposer and seconder for each.

Dennis Gower was proposed by Bell Lilley and seconded by Teresa Forsyth

Pauline Gordon was proposed by Dougie Menzies and seconded by Merle Ferguson.

James Gordon was proposed by Bill Williamson and seconded by Dennis Gower.

Merle Ferguson was proposed by Pauline Gordon and seconded by Bill Williamson.

Anna Williamson was proposed by Jimmy Gordon and seconded by Teresa Forsyth.

Vicky then handed the chair back to Dennis who explained that officers would be elected by the Trust Directors at their next meeting but, if no one had any objection, he would continue to chair the AGM. This was agreed.

## **Appointment of Auditor**

Dennis proposed that Dougie Menzies be appointed auditor. Pauline Gordon seconded the proposal. Dougie accepted the appointment.

## **AOCB**

Dougie Menzies said he thought it would have been better if the AGM had been an open meeting so that non-members could have come along as a lot of people seem to be in the dark about what is being done.

Marion Norris congratulated the committee on all the work they had done but said that all Trust meetings should be open and held in the hall, for example, as that was her experience when she was on the Trust committee.

Dennis replied that it was always the Trust's intention that this AGM be open to the public. He apologised for the lateness of the notice on the board. However, Marion went on to say that all meetings should be open to the public and that they had checked with Companies House and were told that to be the case. She stressed that she thought it was a legal requirement and that she felt it was not transparent enough. Vicky replied by thanking Marion for her advice and said that what the Trust had been doing was having working sub and sometimes sub sub committee meetings which they understood to be perfectly legal and not 'Trust meetings' but that they would look into it to check the legality of the issue. (***N.B. The Trust has since spoken to Companies House who said they were unable to advise on the issue. However, the Compliance department of the Office of the Scottish Charity Regulator assured the Trust that there was no obligation to have open meetings other than AGMs and EGMs unless specifically stated otherwise in the Trust's constitution. There is no such statement in Ardentiny Community Trust's Constitution.***) Marion went on to suggest that a way round it might be to hold more regular Trust meetings, e.g., every two months. Dennis itemised the ways the Trust had communicated to the community, e.g., via the website, notice board, letters to residents etc. Eileen Connell agreed that more regular meetings would be a good idea, saying that there was a lot of suspicion that the Trust had something to hide. Dennis responded by saying that none of the information that the Trust had put out gave the impression that what it was doing was not for them and that he could not accept her assertion. He continued by saying that if that was the feeling it must be a personal feeling as it was not a

feeling that the Trust had sought to engender. Merle said that that was not the impression she had received, this was echoed by a number of others present. Bel Lilley said that first of all she would like to thank the committee and others for all the work they had done and all that they had achieved so far. Secondly she proposed what had already been suggested, i.e., that there be an open meeting every two months so that the residents can realise the amount of work being done, further advertise the project and hopefully receive more donations and/or loans. Merle seconded the proposal which was accepted by the meeting.

Marion asked if the Trust needed approval for its Business Plan. Vicky explained that the original draft plan was necessary for the Forestry Commission's independent panel of advisers to help them decide whether or not to recommend sale of the garden to the community. It has been recently updated to reflect the research and changes that have taken place since October 2010. It is also a plan, which can be changed through further consultation. Dennis stressed that it is not the plan of 6 directors but that they do speak to the village on a regular basis and take their views into consideration and Vicky pointed out that, in essence, it is the result of the initial consultation of every village resident regarding not only if they wanted the community to buy the garden but what they wanted it to be if it became a community asset.

Dougie asked would it not be a good idea to get more members. This was agreed.

Dougie also asked a question about the Christmas markets. Where would the produce come from. Merle responded by saying that the profits would go to the garden. That some of the items might be donations but others might be paid for the cost of their materials but would not be paid for producing them. Anna stressed that the stalls would not be flea market stalls but quality goods and that if they were not available, they would not have a stall. She said it may not happen this year but it was planned for the future as there were so many talented people interested in helping and who normally charge a lot of money for their products. Merle agreed that they wanted to draw on the strengths of the village and the strengths of this area as there are an amazing number of skilled and talented people interested in participating in the project in that way.

As there was no other business, Dennis closed the meeting and invited all present to have a glass or wine, tea or coffee and a chat.