POINT AND SANDWICK DEVELOPMENT TRUST

Minutes

of meeting held at Tiumpan Community Centre, Tuesday 21 July 2009

SEDERUNT DJ MacSween, Calum MacDonald, Angus McCormack, George MacDonald, Andrew MacKenzie, Willie MacFarlane, Norman MacLeod, Alex Murray, Bert Frater, Donnie MacDonald.

APOLOGIES Donald MacRitchie, Liz Chaplin, Katherine MacKinnon, Scott Connor, Jean Staines, Jane MacKintosh, Zena Stewart, Donald Crichton.

MINUTES The minutes of the last meeting were read out and approved.

MATTERS ARISING

a) **Accounts and Financial Report**
This has not been completed because the Clydesdale Bank, despite requests, has still not sent bank statements to the accountant. ACTION: CM

b) **Planning Application**
HIAL has now dropped its objections and is processing the necessary paperwork. ATMOS has submitted a radar analysis to NATS and we are awaiting their response.

c) **Memoranda of understanding**
This has yet to be completed. ACTION: DJM

d) **Charitable Status**
OSCR had asked for further information which was subsequently sent.

e) **Press Release**
A press release was issued as agreed on Wednesday, 27 May.

CURRENT BUSINESS

1 Melbost and Branahuie
Melbost and Branahuie Grazings Ctte held a public meeting with Calum in July following which they wish to develop its apportionment as part of Point and Sandwick Power, CM and WM sent a joint letter to Rona MacKay requesting funding for a feasibility study.

2 AMEC and SY Trust Lease
The Stornoway Trust is still considering its policy on wind development in the area of Beinn Ghrideag. Bert, a trustee, stated that the lease of this area to AMEC was ongoing and the Trust had been duly paid. The Factor had indicated that the cost to PSDT in rental charges for this site would be £6000 per MW. This was considered excessive and unacceptable.
CM stated that from the beginning, AMEC had been aware of our intentions and had been happy for us to use this site. Indeed, they had provided us with bird data to be further followed by wind data. The latter has not yet been provided because the mast had broken down last year. CM remarked that AMEC has been "very slow in coming forward" recently. CM and DJ were due to meet with Amec and British Energy in Glasgow on July 29 to try and get their agreement to a lease.

It was decided that clarification was required on the precise terms of the lease and what prior consultations with crofters had taken place, if any. The situation with apportionments also needed to be clarified. To this effect, a meeting of the Trust was requested together with a meeting with Simon Fraser, the Trust's solicitor. CM agreed to report to Bert/Norman on the outcome of the forthcoming meeting with AMEC and Bert agreed to fix a date for a meeting with the Trust.
Action: Bert/Norman/Calum

3 Community Consultation
This was a well worthwhile exercise. It was very broadranging and many issues were raised that were outwith the Point area. A discussion took place on the separate issues. Well done all involved.

4 Draft Lottery Application
CM gave a detailed report on the application in which he had identified seven worthwhile projects that may be supported by PSDT. Only one project is required so the choice of seven very good ones should be impressive enough to win the favour of the Lottery…..theorectically.
The projects are as follows:

1 Home Energy Efficiency and Insulation Programme
2 Croft Forestry Advisory Service
3 Hebridean Independent Learning and Living Service
4 Hebrides Alpha
5 Bethesda Hospice
6 An Lanntair Gallery
7 Wood Fuel Domestic Heating Study

The above projects will account for about 20% of PSDT's annual income.

The Trust would like to record its appreciation and gratitude for the tremendous amount of work that was put into this application by Calum.

5 Draft Equal Opportunity Policy
A discussion took place on PSDT's future policy and it was unanimously adopted.

6 CES Gubbins Seminar
Donald MacRitchie was not present to report on this subject.

7 CES Smartergrid Presentation
This presentation was delivered to ECOHEB. The concept of 'smartergrid' evolved from a study at Strathclyde University. With some technological wizardry they can 'make available' up to 14MW of extra capacity. Similar work has already been carried out in the Orkneys and they can deliver this within a six month period.
First of all, SSE would need to approach OFGEM but it would seem the former are not of a mind to do this at the moment. They are focused on getting the sub-sea cable ready for 2012.

In order to justify the interconnector, SSE must gather together enough applications from would-be developers and in this context are, perhaps, wary of PSDT having discussions with Smartergrid.
The interconnector (450MW) has to, ultimately, be approved by OFGEM. It was agreed that pressure should be maintained on SSE to introduce an RPZ. **Action: CM**

8 Kevin Dickson Seminar
This seminar was attended by DJ and CM who felt much more optimistic afterwards. The issue of funding was discussed in detail. The Beinn Ghrideag project would require a funding package of £10-£11 million. This would be 75% financed by the bank with the remaining 25% provided by PSDT. In achieving this, there is a distinct advantage in employing the 'Turnkey' approach. That is, the manufacturer deals solely with one individual who is in overall charge as opposed to several contractors and gives its warranty based on this. This is logical in that if the standard of work of one contractor was questionable then it has a knock-on effect on other contractors' work. The resulting investigation and time wasted could create more problems than is worth.

Once the manufacturer issues a warranty, it must honour it and compensate the developer should anything go wrong. The bank would need this re-assurance and have total confidence in the equipment and the project as a whole.

9 Financial Update and AOCB
There has been no change in finance but it's urgent that the bank sends statements to the accountant. It was agreed to take legal advice on crofting and other matters and approach Derek Flynn, solicitor.
Action: CM

It was agreed that PSDC should meet the travel costs for DJ's and CM's meeting with Amec in Edinburgh.

10 Date of next meeting. TBA