

An extraordinary meeting of the Trustees was held on Monday 4 April 2007

at 7.30pm in the Almshouse Chapel.

Present: Mr M Pullin in the chair, Mr R Artingstall, Mr M Gillian, Mrs M Hammond, Mrs R Kitley, Mrs S Watkins. Kathy Green

Apologies: Mrs J Down

To discuss whether Phase 3(Houses 7 & 8) and the electrical contract should go ahead immediately.

The meeting had been called to discuss the report issued by the Clerk on the lack of progress in challenging the quotation received from Sterling Contract Solutions for the installation of electrical cable underground at the back of the Almshouses. This was largely superseded by the report given to the site meeting in the morning by Kathy Green proposing that Phase 3 could proceed immediately despite a shortfall in finances of £15,000 due in large part to the urgent need to replace the electrical cables.

1. As the electrical work has to be done, it was agreed that the electrical contract should be signed immediately with Biggs being asked to undertake the trench work and the Clerk to continue challenging the estimate
2. It was reported to the meeting via a phone call from Pippa Wrigley that if the Trustees gave instructions for the electrical work to start immediately and if Biggs were given the authority to proceed to Phase 3 immediately then Biggs would be prepared to forward fund the project for up to 12 months.
3. Both Kathy Green and Pippa Wrigley stated that they were prepared to delay payment of their professional fees
4. Following discussion on the issues and having taken professional advice from Kathy Green that Phase 3 could go ahead. It was proposed by Mr Artingstall and seconded by Mr Gillian that Phase 3 should go ahead immediately. All were in favour with the exception of Mrs Kitley. Following this proposal it was suggested that the landscaping (cost £12,000) could be delayed for Phase 3 at this stage. This was unanimously agreed.
5. Work will not proceed to Phase 4 without further funds becoming available. Kathy will make a bid to the Housing Corporation in the Autumn. If successful, these funds will not become available until April 2008
6. It was agreed to hold an open afternoon on Saturday 28 April if Biggs had not started work on Phase 3 by then. The clerk to organise letters and posters.

Garden Wall: It was agreed that Mrs Hammond would respond to the letter received from David Colbourne about the work being undertaken to repair the garden wall. Mrs Hammond agreed to investigate whether Rowena Knight would be prepared undertake the work.

The meeting closed at 9.00pm

Post meeting Note: Biggs want to start on site on 16 April. As Me & My Van cannot move anyone until 26th April, Biggs have agreed to move the resident from No 7 to no 4 themselves on 16 April so that work can start on No 7 a week ahead of No 8. This means that the open afternoon will have to be postponed for 3 months. Resident at No 8 has suggested that he takes his furniture with him to his work place and has agreed to move on 20th April