



Uppingham Homes CLT

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**Minutes of the Uppingham Homes CLT Board Meeting No 12
held at 2pm on Friday November 27th 2020 by Zoom**

1. Roll Call

David Ainslie BEM, Graham Allison, Edward Baines (in the chair), Mark Shaw, Margaret J Simpson BEM, Ron Simpson BEM, Geoff Thompson, Nick Townsend.

2. Apologies for Absence

None

3. Declarations of Interest

The registered business, council, charity, community and voluntary sector interests of board members were noted.

4. Notes of Meetings

Board Meeting No 11 held on Friday October 23rd 2020 - Circulated and agreed.
Notes of the 2020 UHCLT AGM held on Friday October 23rd - Circulated and noted

5. Matters Arising

None.

6. RHP Documentation Workshop

Directors worked through a number of draft documents and policies in preparation for the UHCLT Part 2 submission to the Regulator and the planning submission on its first site, the Badley Orchard project.

- a) GT and DA led the board through a Zoom Screenshare of their joint work so far in preparing financial and policy options on the way forward for the Trust and its first site. The various options available were demonstrated and the impact on the site and Trust's bottom lines noted. The future significance of the level of support that may be afforded by Homes England was acknowledged. It was agreed that final decisions on UHCLT policy options be made toward the end of the application process
- b) RS reported that the governance documentation requested by Locality (following its online workshop) would be forwarded during the coming week following a decision on the Code of Governance to be made at this meeting
- c) Following last month's working session with Locality, a work schedule of document preparation had been circulated by NT and accepted by the board together with the documentation preparation lead persons proposed. A second tranche of documents would be tabled for approval at the next meeting but on this occasion, NT presented the following for acceptance and/or amendment by the board....

Paper 1 - Meeting the Requirements of the Regulator and the Code of Governance

Resolved that: The board adopt the recently published National Housing Federation Code of Governance 2020 noting that certain parts of it are not yet relevant to UHCLT given that the CLT is still in its formative stage and does not yet have properties to let or sell and does not yet have any residents or staff. It was further agreed to investigate taking up membership of the National Housing Federation.

Paper 2 - UHCLT Code of Conduct

Resolved that: The proposed code of conduct be approved and published on the website

Paper 3 – Conflicts of Interest Policy

Resolved that: The proposed conflicts of interest policy document be approved and published on the website

Paper 4 – Notification by a member of UHCLT of Relevant Community, Business and Pecuniary Interests

Resolved that: The proposed notification of interests registration document be approved and published on the website

7. Housing Survey and Planning Application

RS and MJS led board members through a screenshare of the draft report and anonymised affordable housing needs data generated by the Uppingham pilot of the September 2020 CPRE Rutland Housing Needs Survey. The report clearly showed evidence of local housing need relevant to the UHCLT Badley Orchard project. Significant was that none of the respondents expecting to set up a new home in the next five years were currently on the current County Council housing list.

Resolved that: The CPRE report be forwarded to the Trust's planning consultant and GSS invited to proceed with the planning application for the Badley Orchard project.

8. Any other business – UTC Call for Sites

RS confirmed that the Trust's Badley Orchard project had now been submitted to Uppingham Town Council in response to its call for sites regarding the update of the Uppingham Neighbourhood Plan.

9. Date of Next Meeting

Friday December 18th 2020 at 2pm.

Ron Simpson BEM
Secretary
Uppingham Homes CLT
28.11.2020

Please address all correspondence to the Secretary of the Uppingham Homes Community Land Trust at

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