

Swillington Educational Charity
Minutes of meeting held Thursday 7th March 2013

Present:, Reverend Canon Rosemarie Hayes (Chair), Councillor Ian Wallace, Councillor Judith Woodhead, Gill Weatherhead, Jan Pettitt, Ken Watson, Councillor Mark Dobson (from item 5), Margaret Forth (Minute taker).

1. Apologies: Susan Wheeler

2. Minutes of last meeting:

were proposed and seconded as a true record and accepted by the meeting.

3. Matters Arising. None

4. Update on meetings and progress with potential developer:

4.1 Mr Malcolm Smith, Beech Tree Development agreed all communication to be by email so copies kept with minutes.

4.2 Councillor Ian Wallace met with Mr Smith and architect, Mr Moriss Clayton, on 12th February. They propose demolishing everything but Old School main room and rear room, building 3 town houses and renovating hall creating kitchenette and toilets in rear space. The hall would be handed over on long term lease for community use. Some parking spaces would be provided.

4.3 Outline plans for the site were presented to the meeting. If agreed, the developers request an 8 week exclusivity period for them to consult with Planning and Highways before entering into a contract.

4.4 If the Trustees agree to the request, the developers will meet with them and legal representatives to discuss in more detail and answer contractual and lease queries.

RESOLVED.The Trustees agreed to conditionally proceed with the request.

5. Consider Legal representation:

5.1 Legal representation and independent valuation of the site will be needed.

5.2 Concern raised about paying the bills. The current account now has £2128.15 following the transfer of £1355 from the investments; this represents the total funds available. The Solicitors to be informed of this. If the plan put forward by Beech Tree is accepted they have verbally said they will cover legal fees and reimburse for cost of asbestos survey.

RESOLVED It was agreed by the Trustees to ask Ison Harrison Solicitors of Garforth to handle this on behalf of the SEC as they acted for them when land was sold to build the Community Centre.

Councillor Dobson joined the meeting.

6. Demolition and Reclamation:

6.1 It could be suggested to the developer we use McHugh Demolition to demolish the unwanted property, which constitute approximately 2/3 of the buildings, it may mean that we can still get £4000 for the stone. It may be possible to do this work during the 8 week waiting period.

7. Bank Mandate:

7.1 Reverend Canon Rosemarie Hayes and Councillor Ian Wallace have signed the bank mandate and Councillor Judith Woodhead will go to the bank 08.03.13 so that she can sign the form.

8. Transfer Control of Investment Funds:

RESOLVED. See item 5.3 above

The 2011 and 2012 statements and transaction notices are still needed to make up the account book.

9. Date and Location of Public Meeting:

Unable to arrange until all information available.

10. Any Other Business: none

11. Date of next meetings:

Thursday 4th April and Thursday 2nd May, 2.00 pm. in Church

Signed.....Chair person

Signed.....Minutes Secretary