

**THE FINDHORN VILLAGE CONSERVATION COMPANY**  
**DIRECTORS MEETING ON MONDAY 04 SEPTEMBER 2023 AT 7PM**

**PRESENT** - Christine Hunt (CH), Cathy Low (CL), Nicole Edmonds (NE), Sam Russell (SR), Donald Watson (DW)

**APOLOGIES** –

		<b>ACTION</b>
1	Declaration of Interest – SR – Correspondence from FRA CH – flooding at property	
2	Minutes of Meeting – Minutes approved by SR and NE	
<b>3</b>	<b>Actions Arising from Last Meeting – August 2023- not on agenda - none</b>	
<b>4</b>	<b>Communication</b>	
4.1	Resident email– issue re removal of street lamp on lane to his property. Board agreed this should be a joint communication with Moray Council by FRA and F&KCC and TFVCC. As this could impact other street lights in the village. CL to write to F&KCC. SR to take to FRA	CL/SR
4.2	Resident email– advising she wishes to loosen the surface soil/gravel outside her property to improve drainage. Board is concerned that this would not be effective and create an area of mud. CL to respond to advise and make recommendation that removal of hard landscaping such as slabs would be a better approach.	CL
4.3	Resident email– query re parking of vehicles on turning point before barrier on Dunes Track. CL to order sign No Parking Emergency Vehicle turning area only. CL will email back	CL
4.4	FRA request for contribution to New Year Fireworks. Board agreed £100. SR to provide bank details for BACS	CL
4.5	Quote for Fire Break maintenance £750. Board approved with one query re removal of vegetation from site. SR will check with contractor re cost of removing larger clearings if required. Letter to go to all residents affected to advise of work and cost. SR will deliver	SR CL/SR
4.6	Moray Local Place Plan team meeting Q&A on 28 September. CL will attend. CH has filled in a form for Moray Place Plan, identifying areas of opportunity. CH will share with rest of Board. CH has contacted architect firm re Local Place Plan asking if she is able to provide support and what would be cost. CH will follow up and arrange meeting/call	CH CH
4.7	Resident email – complaint from a visitor to heritage that the honesty box in car park was full. CL arranged for it to be emptied and apologised for any inconvenience. Yellow dinghy on broken trailer is still on the track behind village at allotments. Note to be put on that it must be removed in 28 days	CL
4.8	Enquiry from Glasgow School of Art coming to beach area for a field trip. CL had responded advising no permissions required, leave no trace	
4.9	Resident email - concern re steps on sea wall in bay being unsafe and he thought there should be a hand rail. Board unsure who is responsible for the steps. CL to contact Moray Council to identify who is responsible.	CL
<b>5</b>	<b>Finance</b>	
5.1	Treasurer Report August 2023	

5.2	Treasurer – ongoing.	All
5.3	Edited for confidentiality	
<b>6</b>	<b>Land/Sales/Leases</b>	
6.1	Edited for confidentiality	CH/CL
6.2	Edited for confidentiality	CH/NE
6.3	Flooding in Lanes NE has received quote for a topography/levels to be done on Bakehouse Lane to identify if/how drainage could be improved. CL has spoken with SW and they advised they had carried out a survey and could provide us with the levels. CL to request from SW	NE
<b>7</b>	<b>Car Parking Working Group</b>	
7.1	CL has emailed Ursa Gates to ask for meeting to progress installation of payment barrier at West Car Park. Board agreed to purchase posts for the edge of the road down to the Marina to prevent parking on the road side. CH has drafted a letter to the residents on the Marina road to advise of plan for barrier and the steps we are taking to mitigate parking on the road. TFVCC can only put posts on their land, it will be up to the residents if they wish to have posts, TFVCC happy to assist with this. CH has price for posts. CL will also contract Logie Timber as they are supplier for Beach Steps wood might get a good price.	CL  CH  CL/CH
7.2	Motorhome Barrier was broken on 31 August, van drove through whilst it was coming own and it caught on the front roof of van. No damage to van. Barrier broke as per its design. New part ordered, should be here by 8 <sup>th</sup> September. CL to arrange fitting. Cost will be £300 plus delivery.	CL
7.3	Maintenance work on the Dunes Track and Car Parks – CL has quote for work Dunes Track Area 1 – tidy grey gravel, ditches, and swales Area 2 and 3 Add more camber, put in swales and ditches. Dust and gravel Area 4 (end of track) tidy up holes grade and roll. Tidy east car park West Car park – tidy up holes and top with sub base and dust (to tie in with payment barrier work)	CL
<b>8</b>	<b>Armstrong Garages</b>	
8.1	No tender report back from, NE will chase up for next meeting	NE
8.2	Edited for confidentiality	CL
8.3	Edited for confidentiality	CL
<b>8.4</b>	Trees at garage site – NE contacted resident to advise trees would need to be cut back by a Tree Surgeon. Forres Tree Services have been contacted awaiting a response. NE will update resident	NE
<b>9</b>	<b>Toilet Blocks</b>	
9.1	Toilet Block opening ceremony was held on Wednesday 9 <sup>th</sup> August, Sue Finnegan, Deputy Lord Lieutenant opened toilets. Fizz and cake provided. Good turn out from the Village. Good coverage by the Press. Moray Speyside Tourism who helped fund both toilet blocks were in attendance. Will Burnish from Moray Council visited with RTIF funders last week and reported back they were very impressed	CL
10	<b>Membership Report</b> 243 members 181, associate 58 and 2 juniors. 75.1% - Membership drive needed – all to think about	ALL

11	<b>Findhorn Path</b> On going work weeding and planting.	NE
<b>12</b>	<b>Projects</b>	
12.1	Trip Lines – ongoing	DW
12.2	<b>Beach Steps</b> Seven beach steps have been replaced. The first one at the North Dinghy Park is buried in the dunes and does not require to be replaced. Rotten wood has been removed to make safe. First Board walk is under constructions at step eight. Will provide easy access to the beach steps. It will require to be zig zagged to reach acceptable gradient.  Olive Coffee Van, Watershed Sauna and Vibe Movement Yoga held a fundraiser on Friday 31 August and raised £600 for the Beach Steps.  CL will be claiming the funds from G&E Baxter and Berryburn CH has advised there could be funding to link the beach steps to provide an accessible walkway along the top of the sea defences. Will need specialists to advise on construction. CH will look into	CL       CH
12.3	Edited for confidentiality	CL
12.4	All ability path and view point (back beach) – no update.	CH/CL
12.5	Edited for confidentiality	
12.6	Allotments – ongoing resident has been in contact and advised he can support work on the allotment project – NE to contact	NE
12.7	Queen’s Canopy – NE has quote for 105 tree guards - £350 – approved to purchase	NE
<b>13</b>	<b>General Board</b>	
13.1	Risk Assessment review – Completed review 2024	
13.2	Policy and Procedure update – Complaints and Land Enquiries to be written as priority	SR
13.3	Village Goodwill Fund – ongoing.	CH
13.4	Boats at Church slip – being monitored. Trailer on grass area – polite notice asking for it to be removed or put below bank.	CL
13.5	Grass at Dumella triangle NE advise local resident adjacent to triangle has offered to support grass cutting but would need a lawn mower. SR advised FRA will cut grass as, grateful for the offer of help	SR
<b>14</b>	<b>AOCB</b>	
14.1	Minutes for Website – CL has uploaded all edited minutes to July 2023.	CL
14.2	DW has honesty box for toilet block, Jason Brodie will collect and install at south toilet block	DW
14.3	Report of a car park in west car park for a couple of weeks. CL has tried to report to police but long hold times to get through – will continue to try. (since meeting car has been removed – owner lost their keys.)	CL
14.4	SR reported back from FRA re walking the stryplies. It is felt that TFVCC and FRA should work together on this. Plan to have an event in October and if possible, record some stories about the different houses and their history – particularly the local stories from the past.	SR
14.5	SR advise the FRA have completed work on the playpark with new bark and edging. Applying for grant funding for new bench/tables one of which will have disabled access. Offer of help from resident who has offered to look at what can be done to repair the football pitch.	

	The Annoying Little Jobs Company will cut the playing field grass. Schedule to be arranged. TFVCC Board offered a contribution to costs if required	
14.6	There will be a Resilience plan Meeting in the FVC on 12 <sup>th</sup> September. This is being arranged by Rupert Hutchinson from F&KCC.	
14.7	DW raised that there has been 'chat' that we have not put out a newsletter or communicated with the village all that we are doing. CH to draft a newsletter. A Resident who has been very helpful with organising press releases for TFVCC – Beach Steps and Toilets to be asked if she would if she would be willing to come onto the Board with the remit of communications.	CH SR/CL
	Date of Next Meeting – 02 October 2023	
	Minutes Proposed by DW	
	Minutes Seconded by NE	
	Chairman CH	



Treasurer's Report  
2023.08.pdf

	<b><u>Treasurer's Report</u></b>				
Period Reviewed	<b><u>Aug 2023</u></b>				

		<b><u>SUMMARY</u></b>		
	<b>Overall</b>	MAIN ACCOUNT: £75,081.76 at 4/9; was £74,812.12 at 7/8  DU ACCOUNT: £5,155.63 at 4/9: was £5,151.43 at 7/8;		
	<b>Car parking</b>	Collected to date:	£173,256.00	
		On hand to pay in (included in above)	£300.00 (approx)	
	<b>Garages</b>	Income from rentals to date:	£34,467.00	
	<b>Notable income in month reported</b>	Main: £475 garages income for month (£50 short - missing August Ripley payment), manual car parking money collected £645 - £500 paid to bank, £9205 auto payments received (see below in "Parking" section).  DU: Interest only		
	<b>Comments and actions required:</b>			
	<b>Other Notable movements not mentioned elsewhere</b>			
			<b>Credit</b>	<b>Debit</b>
	<b><u>MAIN ACCOUNT</u></b>			
	14/08/23	SIGNED GRAPHICS Signage		£41.00
	04/09/23	DAVID A JOHNSON Loan Repay #2		£5,000.00
	04/09/23	ADRIAN SMITH General repairs		£260.00
		(D Johnson loan: £10,000 paid back to date)		
		<b><u>Beach Steps work Summary to date:-</u></b>		

22/05/23	Just Giving		£77.27	
30/05/23	Just Giving		£1,262.48	
05/06/23	Just Giving		£81.60	
08/06/23	Total other personal pledges / donations		£550.00	
12/06/23	Just Giving		£415.12	
19/06/23	Just Giving		£544.81	
23/06/23	FOUNDATION SCOTLAN FOUNDATION SCOTLAN Budge foundation for steps		£21,500.00	
26/06/23	Just Giving		£941.52	
03/07/23	Just Giving		£960.83	
02/08/23	Just Giving		£460.27	
21/08/23	Just Giving		£53.35	
			<b>£26,847.25</b>	
08/06/23	J Brodie			£3,500.00
08/06/23	LOGIE TIMBER			£6,384.32
26/06/23	LOGIE TIMBER			£906.53
17/07/23	AARONS GROUNDWORKS			£806.40
17/07/23	J Brodie			£3,500.00
07/08/23	J Brodie			£5,000.00
29/08/23	J Brodie			£5,000.00
29/08/23	AARONS GROUNDWORKS			£403.20
29/08/23	LOGIE TIMBER			£322.56
				<b>£25,823.01</b>
		<b><u>Parking</u></b>		

			Total paid in to date (manual and auto collections)	£172,956.00	
	<b><u>Collected</u></b>				
	<b>Month end</b>		<b>Collected</b>		
	31/07/22	Total for month (manual collections)	£625.82		
	31/08/22	Total for month (manual collections)	£894.66		
	30/09/22	Total for month (manual collections)	£571.94		

	31/10/22	Total for month (manual collections)	£420.75		
	30/11/22	Total for month (manual collections)	£236.69		
	31/12/22	Total for month (manual collections)	£77.19		
	31/01/23	Total for month (manual collections)	-		
	28/02/23	Total for month (manual collections Jan and Feb)	£372.12		
	31/03/23	Total for month (manual collections)	£225.00		
	30/04/23	Total for month (manual collections)	£380.00		
	30/05/23	Total for month (manual collections)	£393.73		
	30/06/23	Total for month (manual collections)	£458.85		
	31/07/23	Total for month (manual collections)	£619.73		
	31/08/23	Total for month (manual collections)	£645.33		

	<b>Auto payments</b>				
	31/07/22	42 transactions		£6,510.00	
	31/08/22	45 transactions		£8,008.29	
	30/09/22	44 transactions		£5,125.00	
	31/10/22	39 transactions		£2,676.35	
	30/11/22	33 transactions		£1,800.94	
	31/12/22	12 transactions		£457.70	
	31/01/23	30 transactions		£1,443.80	
	28/02/23	28 transactions		£1,980.00	
	31/03/23	33 transactions		£1,975.00	
	30/04/23	28 transactions		£5,355.00	
	31/05/23	30 transactions		£5,446.00	
	30/06/23	34 transactions		£7,929.35	
	31/07/23	29 transactions		£6,307.00	
	31/08/23	33 transactions		£9,205.50	

	<b><u>Garages income</u></b>		Total (end of month)		
				£34,467.00	
		RECENT PAYMENTS			
<b>Date</b>	<b>Detail</b>	<b>Payment</b>	<b>Credit</b>		
01/08/23	GRAEME MACKAY		£50.00		
NONE	H RIPLEY RIPLEY5		No payment received in August		
01/08/23	A SMITH		£50.00		
01/08/23	MRS F M DURLING		£50.00		
04/08/23	MICHAEL MAWBY		£150.00		
07/08/23	AMANDA COX		£50.00		



10/08/23	J BRODIE GARAGE LEASE		£75.00		
16/08/23	WILD THINGS STORAGE RENTAL		£50.00		
		<b>OVERALL CASH FLOW SUMMARY</b>			
	Main Account				
	In	Out	nett increase / decrease	Account Balance month end	
Jun 2022	£7,035.95	£8,352.64	-£1,316.69	£87,804.12	
Jul 2022	£9,370.70	£10,964.15	-£1,593.45	£86,210.67	
Aug 2022	£8,148.29	£3,336.78	£4,811.51	£91,022.18	
Sep 2022	£38,419.95	£3,132.23	£35,287.72	£126,309.90	
Oct 2022	£4,885.35	£36,758.80	-£31,873.45	£94,436.45	
Nov 2022	£2,418.94	£9,934.42	-£7,515.48	£86,920.97	
Dec 2022	£6,492.70	£8,156.06	-£1,663.36	£85,257.61	
Jan 2023	£1,723.80	£19,029.54	-£17,305.74	£67,921.87	
Feb 2023	£8,905.26	£16,383.27	-£7,478.01	£60,473.86	
Mar 2023	£27,907.40	£13,685.91	£14,221.49	£74,695.35	
Apr 2023	£17,490.41	£20,397.29	-£2,906.88	£71,788.47	
May 2023	£8,716.45	£18,924.53	-£10,208.08	£61,580.39	
Jun 2023	£56,965.90	£42,687.02	£14,278.88	£75,859.27	
Jul 2023	£15,483.03	£9,273.45	£6,209.58	£82,068.85	
Aug 2023	£14,575.80	£16,307.89	-£1,732.09	£80,336.76	

		Footpath Account			
			<b>Credit</b>	<b>Debit</b>	<b>Balance</b>
27/05/22	THE FINDHORN VILLA 800677 06007146 (transfer for payment of Andersons bill)			£15,157.08	£10,887.73

09/06/22	INTEREST (GROSS)	£0.16		£10,887.89
13/06/22	THE FINDHORN VILLA 800677 06007146 (Keith Builders merchants)		£104.40	£10,663.49
28/06/22	THE FINDHORN VILLA 800677 06007146 (Highland Landscape bill)		£120.00	£10,543.49
21/07/22	THE FINDHORN VILLA 800677 06007146 (Nigel Hilton)		£120.00	£10,423.49
19/07/22	SCOTTISH GOVT	£527.45		£11,070.94
11/07/22	INTEREST (GROSS)	£0.09		£11,071.03
11/07/22	THE FINDHORN VILLA 800677 06007146 09JUL22 Wyer Masonry bill		£2,200.00	£8,871.03
09/08/22	INTEREST (GROSS)	£0.29		£8,871.32
22/08/22	THE FINDHORN VILLA 800677 Wyer Masonry bill (final part)		£400.00	£8,471.32
09/09/22	INTEREST (GROSS)	£0.37		£8,471.69
22/09/22	THE FINDHORN VILLA (main account transfer for maintenance contribution)	£2,000.00		£10,471.69
10/10/22	INTEREST (GROSS)	£0.41		£10,472.10
02/11/22	THE FINDHORN VILLA (transfer for plant purchase)		£33.00	£10,439.10
09/11/22	INTEREST (GROSS)	£1.12		£10,440.22
09/12/22	INTEREST (GROSS)	£2.39		£10,442.61
06/02/23	THE FINDHORN VILLA 800677 06007146 04FEB23 (for H+Macl bill)		£1,384.56	£9,058.05
09/01/23	INTEREST (GROSS)	£4.46		£9,062.51
09/02/23	INTEREST (GROSS)	£5.23		£9,067.74
09/03/23	INTEREST (GROSS)	£4.27		£9,072.01
10/04/23	INTEREST (GROSS)	£5.74		£9,077.75
09/05/23	INTEREST (GROSS)	£5.16		£9,082.91
15/05/23	AW Landscape invoice		£400.00	£8,682.91
06/06/23	AW Landscape final invoice		£1,262.00	£7,420.91
09/06/23	INTEREST (GROSS)	£5.47		£7,426.38
10/07/23	INTEREST (GROSS)	£5.05		£7,431.43
18/07/23	Transfer to main account - Black Isle Bronze		£2,280.00	£5,151.43

09/08/23	INTEREST (GROSS)	£4.20	£5,155.63
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