



Edinbane & Communities Company Board Meeting – Minutes 7<sup>th</sup> May 2026

**ACTION**

1) Welcome & Apologies

Present: Sara Twaddle, Chris Whatley, James Mounter, Roddy Macfarlane, Andrew Prendergast, Alistair Danter, John Boyle & Ceitidh Douglas.

Apologies: Sandra Wilson

2) Declarations of Interest

No declarations of interest made.

3) Minutes of meeting 26<sup>th</sup> March 2026

Approved by Roddy, seconded by James.

4) Matters arising

- **Second signatory for RBS account** – Sara & Stuart Whatley to go to bank and ask advice. ST
- **Abandoned car at shop site** – CD to chase Kenny to check progress. Roddy will raise at next Community Council meeting. Alistair raised that there is possibly another car abandoned at the school. This is also to be mentioned at Community Council meeting. CD/KM/RM
- **Governance training** – Sara will organise this. Need confirmed dates for meetings in order to arrange training. ST
- **Membership forms** – CD going to update forms with correct info and to summarise forms so they are not as long. CD contacted Vanessa who deals with website for assistance to have membership forms as web forms on website. There are forms already built in the back of the website but not live. Will get guidance from Vanessa for this. CD
- **Defibrillators** – Alistair has checked and the family are happy for the defib at Campbells (No. 7) to stay there. Defib at Redwood house needs replaced - ECC to pay pending budget approval. CD to liaise with John MacRae at Lucky2BHere regarding getting the defib at campsite checked and added to list. CD
- **Playpark benches** – CD to chase Kenny to check progress. CD/KM
- **Social media** – CD contacted Hall committee and Emma Shanks advised that the committee are happy to collaborate to create a 'What's on in Edinbane' page. ECC will have moderator – Chris Whatley agreed to be moderator – and Hall committee will also have moderator. CD will confirm this with Hall committee. Page to be setup. Option of 'turning off comments' on posts and setting up automatic response in mailbox to direct any queries to admin email. CD



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| 5) | <u>Projects</u>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           | <b>ACTION</b> |
|    | a) <b>Shop</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |               |
|    | <ul style="list-style-type: none"> <li>• <b>Business planning</b> – Planning permission is in for the shop. Next stage is the building warrant. Expenses for this are around £35k. Andrew expressed an interest to Highland Council’s CRF funding for £20k, waiting to hear back. There was a meeting with ST, AD, KP, AP &amp; CD to discuss the business plan for the shop. Karen has prepared a business plan for the shop but need this completed soon to be able to apply for funding. AP &amp; CD offered assistance with this. CD to chase Karen for work to date on business plan. A consultation for shop is planned for the village green opening event on 26<sup>th</sup> June 2026</li> </ul> | AP/CD         |
|    | <ul style="list-style-type: none"> <li>• <b>Community questionnaire</b> – CD to chase Karen for copy of questionnaire. Hoping to distribute this along with newsletter and have a web version on the website for completion.</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | CD            |
|    | b) <b>Housing</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |               |
|    | <ul style="list-style-type: none"> <li>• <b>Master planning update</b> – AD, AP &amp; CD attended meeting with Rural Design to go over corrections &amp; amendments of master plan. Nick at Rural Design advised that they are working on amendments and hope to have it completed by end of next week (week ending 17<sup>th</sup> May). Need to finalise plan so that whatever housing body (Highland Council, LSHA etc) are committed to plan. Community input is needed –. CD also received email from LSHA advising that their board are interested in collaborating with ECC to deliver affordable housing. MasterPlan needs to be finalised before further discussion.</li> </ul>                  | AP/CD         |
|    | c) <b>Link Paths</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |               |
|    | <ul style="list-style-type: none"> <li>• David Swanson at Highland Council has applied to Scottish Government’s ‘Active Travel Infrastructure Fund’ for full sum required for project. David has advised that HC’s Islands Fund project can hopefully cover any shortfall in funding from the Active Travel Infrastructure Fund. Application must be submitted by 22<sup>nd</sup> May. Planning permission has lapsed but Mike Hyatt dealing with queries. Should be resolved soon. For now, there is no involvement required from ECC.</li> </ul>                                                                                                                                                        | N/A           |
|    | d) <b>Village Centre</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |               |
|    | <ul style="list-style-type: none"> <li>• <b>Opening event</b> – Village green opening event set for Friday, 26<sup>th</sup> June 2026 from 1-3pm. CD has been in touch with Ewan Macintyre (puppeteer) who will do a workshop with the children at Edinbane Primary to make puppets and they will perform a show with the puppets they have made. The children at Macdiarmid Primary will also attend and we will have some musical performances from them. Parade down from school – discussion on who should ‘open’ the green. Possibly oldest &amp; youngest resident? Piper to lead parade – CD to contact Archie MacLean or Eilidh Beaton to see if available. CD also to contact Roisin</li> </ul>  | CD            |



at Edinbane Primary to enquire about PTA doing tea/coffee/home baking for event.

**ACTION**

- **Maintenance for 2026** – AD met with Peter (who does grass cutting) who will do 2 chemical treatments around small table. Ground will be reseeded at the end of August. Seed mix or something like to this to be bought from Harbro, and more bulbs planted in Autumn.
- **Kerb Stones** – CD to chase Kenny to check progress.

All

CD/KM

6) Newsletter

All agreed draft looks good and nice in colour. A few amendments to be made – shop picture needs to be changed to new picture and a change in wording. ST & AP to send wording amendments to CD. Add funding awards (Ladies Football) to newsletter. Hoping to distribute end of next week (week ending 17<sup>th</sup> May) but need shop questionnaire.

CD

7) Strategic direction & development plan

Andrew sent over strategic direction & development plan paperwork for board discussion. AP advised that it would be good to have a plan of what's next after shop and housing projects are complete. AP to look at what the community funding environment is like. Need an idea of what our financial projections will be. Ask HIE or DTAS for guidance. To be revisited in the autumn as shop is our main priority for now.

All

8) Finance & admin report

- **Current Position** - AD & CD met with Kerry at CSM. Accounting info is with CSM for accounts, hopefully be completed by June/July. VAT return for quarter end 31<sup>st</sup> March submitted a reclaim of £2588 received.
- **2026/27 budget** – AD has prepared draft budget for 2026/27. Total expenditure of £133k for the year but if 50% funding received for building warrant, expenditure predicted to be £110,550. ST clarified £73k has been received from Vattenfall for year so rest of expenditure will come from reserves. All members agreed & budget approved.

9) Windfarms update

No update.

10) Applications

Funding application received from Heather Mackenzie and all relevant documents now received. Applied for funding of £8550, board agreed to award £4000.

CD

11) AOB and DONM

- JB enquired about accommodation available for NHS nurse needing somewhere to live.



- JM enquired about slipway. AD advised to look at old minutes. All permissions completed but too much for ECC to take on. Needs a group/organisation to take on the responsibilities. ECC may be able to contribute if organisation set up.
- Provisional date for next meeting 15<sup>th</sup> June 2026 and then 20<sup>th</sup> July 2026. Agreed to move meetings to Monday evenings.