



Minutes of IoCCDT Meeting held on Wednesday 23rd April 2025 at 4pm in The Inverter Shed

PRESENT: GARETH COLE (GC) (CHAIR), ISEBAIL MACKINNON (IMK), WINNIE MACKINNON (WMK), JANE BASER (JB), AILEEN COLQUHOUN (AC), ANDREW PRENDERGAST (AP), MARGARET WILLINGTON (MW) (MINUTES)

Agenda Item	Minute	Action Point & By Whom
1.Introductions & apologies	APOLOGIES: GERRY MACKINNON (GMK), CAROLINE MARTIN (CM)	
2.Minutes of previous meeting	APPROVED	
3.Conflict of Interest	NONE	
4.Matters arising/ Action points	Action Points - Community Archive email, Senior Care email and Multi-purpose building email from AP. These are examples from other communities to look at. AP suggested we could organise a visit later in the year.	ALL to read these emails from AP.
	Letter to NHMF - no further feedback received.	AP to send letter to the CP for NTS to check.
	Dark Skies Development - External lighting on any new development should follow the Dark Skies Lighting Plan.	
	Calmac - Visitor numbers	MW to ask at Friday meeting with Calmac
	Borehole - AP is mainly interested in getting the updated report from High Water. Mike Ayers had said that there is enough	AP to take to CP meeting

	water and with the addition of the new borehole, this will take care of the CB development as well.	tomorrow.
	Visitor Hub Outdoor Tap - yachties are utilising the water tap.	
	Community Shop - We now have a seasonal staff person for the shop. The shop is not always manned apart from cruise boat days.	
	Canna House Opening days - stall from the shop set up in the Shearing Shed.	
	Moorings - servicing was carried out yesterday - Andy will send his report and invoice.	
	Esmee Fairburn Foundation - Susan	AP to follow up on this.
5.Finance	AC circulated finance report prior to the meeting - no further queries.	
6.Development Manager update	Housing - currently finishing the technical design to get the building warrant. The aim is to get this done by the 3rd week of May. We will need the High Water report for this. It will then go out to tender, prices returned and then we will select the preferred contractor. The process will be a hybrid between traditional procurement and design & build. AP has spoken with Isle of Eigg about their experience and has queried the processes with RIHF. Morven Taylor at CHT has said the hybrid plan is good as we are looking to do all 3 houses at once.	AP to follow up with RIHF re tender processes.
	Small Isles & Knoydart Property Management - There have been a few meetings with another planned for next week. AP is putting together an outline to talk about numbers and financial projections. AP wants to get the communities talking about costs as it has to be affordable and financially viable. Canna will have 3 houses, Muck has 2 however Eigg has 16 and Knoydart has 14 houses.	
	Coroghan Barn - AP has largely finished the Business Plan and shared with Directors. There are still some bits to add. There will not be many direct jobs created out of it versus the number of people needed to run it. We want to be conservative in the projections with pricing and occupancy rate to show viability. We could look at getting more employment out of it with other business opportunities e.g. direct versus indirect employment. Creating and safeguarding jobs can be counted but we haven't claimed any safeguarding, just creation.	

	Coroghan Barn - AP has spoken to Tommy MacQuade at Morrow & Brotchie (QS) and they said that there isn't much construction work out there for the first time so contractors are actively asking to be put on tender lists. This may stabilise prices slightly. Tommy will have a look at the figures and feed back to us.	
	Coroghan Barn - Still waiting for planning and building consent - there was a comment on the size of the new part of the build but nothing too serious.	
	Rhu Church - Eol has gone into the Community Regeneration Fund for the feasibility study. Tenders for the feasibility study has gone out to 5 firms - WTA, LDN and 3 others.	
	Visitor Hub - still waiting for NHS to come back with SLA for doctors room.	
	Empty Homes - MW has done the first draft of the list. We will need to prioritise and assess each one. AP has met with the Empty Homes person at HC.	
7.Canna Partnership update	Common Grazing - update needed on this. Stephen Small was looking at legals. Training - on island training has the most benefit. Bridget Fraser Legacy - ongoing Canna House Teslas - ongoing Change House Barn - will follow up at the meeting tomorrow. Plans - We still have not had the final V&M draft yet. Strategic Meetings - on the agenda for tomorrow's meeting.	
	There is an issue with visiting NTS Staff not speaking to the right people on island at the start of projects and utilising local knowledge. This will be raised at the CP meeting tomorrow.	
8.NTS Budgets	No further update.	
9.Projects/ Groups		

a.Tourism Group	AC updated the meeting. Cal Major and Ellie Owens out for the Shearwater Project. Shearing Shed hourly rate: £8 per hour Woodland Group - Alan Crawford, NTS Woodland Manager is out this week. JB updated the meeting about the Woodlands talk. Cruise boats already booking for 2026 and 2027. There was a discussion about CH tours. IMK has emailed NTS to get the ok for camping at the Rhu Park for the Edinburgh University Mountaineering Group - NTS have confirmed that this is ok. PEL - New planning person at HC who is asking for a condition survey on the Shearing Shed. AC is dealing with this. James Dean, NTS has been very helpful.	
b.Harbour	Work ongoing. MW updated the meeting on the end fender.	
c.Energy/Mobile Mast	AP and MW updated the meeting on progress. There is a bit of back & forth with BT/EE and WPN and trying to get them pinned down to do the work. They have asked us for our timescales - we have sent them a timeline and program of works. AP met with them a month ago and the amount asked for was not an issue. We have requested a formal letter from them to get the money in one payment. AP has started the process to get the new PV planning and extension of lease to include new ground. Oban Planning may be able to do this work again.	
	MW updated the meeting on the site visit. WPN and the construction contractor visited the site along with Alan Barrow and Angus Murray. MW and MJ in attendance. Looked at the compound, access along the tide road and mobile site. WPN will put together an access methodology statement which will be circulated and checked before approval. There was a discussion about getting the Sanday landing site reinstated as it would be helpful to have this again.	
d.Dark Skies	The telescope tripod has arrived so now just waiting for the telescope.	
e.Canna 10K update	We now have 93 runners signed up. AC and MW have been working together getting t-shirts, medals, trophies, bar licence, community bar/ door rota and community prizes sorted out. It was suggested that over spill campers can use the Rhu Park.	IMK to add notice to the campsite website about overspill camping pitches.

f.Events 2025	Small Isles Games - Community to do the bar. Cafe Canna has said no to doing food stand. Small Isles marquee is kept on Eigg, we will need to arrange for it to be transported to Canna.	MW to add travel to the poster and ask Calmac if any ferry timetable changes.
g.Visitor Hub	Internet - MW has contacted Ian Bolas about getting the internet sorted at the hub.	
	Skip - It was suggested at the HUG meeting that a skip be put at the hub - all said no.	MW to tell DP
	Donation System - AC has looked at payment terminals/ donations terminals. The devices can be programmed to go straight into the Just Giving account. It runs on GPRS and a sim card. No need for the internet, just electricity supply. IMK suggested we ask SCOTO what their members do.	IMK to add AC to SCOTO whatsapp group.
	Buildings Insurance - This is to be recharged to IoCCDT from NTS, as agreed in the lease. AC has paid this. We currently do not have content insurance. The laundry machines are all still under warranty. NHS will need to cover their own kit. We will need to look at Public Liability however CW is looking into this for us and will report back at her next visit.	
10.Administrator update	MW updated the meeting on recent activities. There was a discussion about starting a Just Giving “campaign” as a general donation page.	MW to set up Just Giving page for general donations.
11.Island Accommodation & Properties	The Square House - new beds needed.	IMK & GC to take to CP meeting tomorrow.
	The Square House - Document for The Square House needs updating with a nominated person for diesel tank checks.	MW to create a diesel checks sheet that can be added to document.
12.Community	Moorings - Andy has been and checked the moorings however still some bits to do.	

Enterprises - CREEL, Shop, Moorings		
	Shop - The Shop is looking good. John Love t-shirts are on their way. WMK is arranging a dedication for John Love with a photo of him to be put up in the shop next to the products.	
13.AOB	Will Tunnel, WTA , will be coming out to Canna several times over the next few months. He would like to have a meeting with the community about next steps for Coroghan Barn. First visit will likely be w/b 9th June 2025.	
	Sea Wall - There is some damage to the sea wall after the winter storms that needs to be addressed and fixed. GMK was looking at a quote for assessing the road and possible road repairs; the sea wall repairs could be included in this.	IMk & GC to take to CP meeting tomorrow.