



THE ISLE OF GIGHA HERITAGE TRUST

Tuesday 7th September 2021

The Isle of Gigha Heritage Trust and Subsidiary Companies AGM 16th September 2021

There will be no voting at this years AGM. Ken Deacon and Andzela Bajouruniene stepped down as Directors and we would like to thank them for their contribution to IGHT over the last year. There were 4 vacancies on the IGHT Board, and 1 nomination was received from Jane Clements who has been re-elected. Director details are as follows:

IGHT Board:

Brandon Clements
Jane Clements
Fergus Christie (co-opted annually)
Ian Pinniger
Ian Wilson

GTL, GREL and GGPL received no nominations, therefore the Directors for these Boards will remain as follows:

GTL Board:

John Bannatyne
Jane Clements
Graham White
Ian Wilson

GREL/GGPL Board:

Fergus Christie
John Martin
Ian Pinniger
Ian Wilson



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The Isle of Gigha Heritage Trust and Subsidiary Companies Accounts Headlines - AGM 16th September 2021

The Report and Accounts for IGHT and subsidiary companies for 2020/21 will be presented at the AGM on Thursday 16th September 2021. The AGM can be found on the Gigha website from 7pm that evening. The Accounts are available for inspection at the Trust Office or on the Gigha website.

Accounts Headlines:

IGHT

IGHT total income was £595,815 for 20/21. This total includes £105,407 from voted up donations from the subsidiary companies. IGH's total expenditure was £593,779, resulting in a net income of £2,036 for 20/21.

Debt Reduction

During the 20/21 period, the Board continued focussing on reducing the debt held by the Trust which has been significantly impacting on the Trust's ability to maintain and invest in its assets and community over the last few years.

At year end IGH debt had reduced from £752,525 at 19/20 year end to £686,430 at 20/21 year end. By year end IGH had reduced total capital by £66,096 in 2020-21 and interest costs from £34,159 pa in 19/20 to £16,428 in 20/21. This is forecast to reduce to approximately £9,515 in interest next financial year. This is therefore releasing over £6,913 in additional income for the Trust to invest in its assets and community year on year.

Covid-19

During the financial year, IGH received grants relating to the Covid-19 pandemic which amounted to £124,268. This included payments through the furlough job-retention scheme, Business Support Grants, and the Third Sector Resilience Fund.

Estates and Housing

£286,200 was spent on estate and housing management and maintenance in 20/21. The Trust is in a much better financial and cash position which means properties are now being maintained and refurbished where necessary. During the year, the Board also worked to ensure better financial controls were put in place with regular cash flow reports and management accounts now available to the Board, and a budget for key estate items that are agreed with Directors and staff.

Achamore Gardens raised £8,831 in 20/21, however the Gardens also received grants from the Argyll and Bute Small Business Covid Grant and an annual contribution from the National Trust for Scotland. These funds have supported the additional staff positions, including a gardener and apprentice. A total of £62,571 was spent on Achamore Gardens during 20/21. Funds received for Achamore Gardens continue to appear as restricted funds and will be used to support the on-going restoration and development of the Gardens.



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GTL

GTL still owe IGHT £47,513 for the Marine loan.

GTL was charged a management fee of £13,604 during the year and a donation of £15,464 was paid.

GTL has a trading profit of £45,325 which is expected to be voted up to IGHT before 31.12.2021 meaning that the corporation tax to be paid is £NIL.

GREL

GREL was charged a management fee of £10,000 during the year and a donation of £75,779 was paid.

GREL will vote up £77,294 to IGHT in relation to 2020-21 profits to be paid over before 31.12.2021, meaning that the corporation tax to be paid will be £NIL.

GGPL

GGPL accounts show a taxable trading loss (£10,080) after claiming capital allowances resulting in a carried forward loss of £17,297 to use against profits generated in future years, therefore no corporation tax is due for 2020-21.

GGPL was charged a management fee of £10,000 during the year.

GGPL still owe IGHT £135,649 for the investment in setting up and commissioning of the Enercon turbine.

This information is directed at the financial position of the Trust. This is, of course, not the only focus of the Board's attention but it does underpin the future and sustainability of the community.



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The Isle of Gigha Heritage Trust and Subsidiary Companies Board Report - AGM 16th September 2021

Please find enclosed a copy of the Board Report which will be presented as part of the Chairs report to members at the AGM on Thursday 16th September 2021. The Report refers to the 2021 Board Action Plan and gives an update on current activity.

<p>1. Work towards reducing the debt burden on IGHT to £500,000.</p>	<p>Total debt reduced to £686,430 through capital receipts and donations from GREL/ GGPL at 20/21 year end. Gallochoille House was sold on 30th April 2021, with the monies raised going towards debt reduction. The current total debt level for IGHT as of August 2021 is c£525,000.</p> <p>1 other property has been earmarked for sale and residential housing plots are being marketed to enable the Trust to improve its financial position.</p>
<p>2. Identify a programme of further housing and agricultural improvements.</p>	<p>IGHT continues to invest in its built and land assets with planned maintenance due to take place over the coming year. This includes new fencing around agricultural land and required home improvements. IGHT is applying through the Warmer Homes programme to have Air Source Heat Pumps installed in some of our eligible housing stock which will enable tenants to heat their homes more affordably.</p>
<p>3. GTL Board to deliver Ardmish camp and motor home site and facilities.</p>	<p>All funding is secured, and consents are in place. A contractor was appointed in May 2021 and works started later in July. The works are due to be complete and ready for opening for Spring 2022.</p>
<p>4. Take forward and secure funding for Ardmish Housing project</p>	<p>IGHT was awarded £10,000 from the Scottish Governments Rural Housing Feasibility Fund. A feasibility study on housing needs was therefore carried out by Community Housing Scotland in July 2019 which identified that more housing is needed on Gigha. A Design Team was then appointed to take plans forward for 5 new homes. A full application is being worked up to present to Scottish Government before the 2021 year end.</p>
<p>5. Continue to support the work of the Young Board in developing their aspirations for Gigha, especially around hub development.</p>	<p>£2,000 has been awarded by the CalMac Community Fund to help furnish and equip a portacabin which was donated by the Scottish Salmon Company. The hub will offer gym facilities as well as a social meeting space. It is expected the hub will be ready for use later this year after some essential maintenance, cleaning and repairs are completed.</p>
<p>6. Begin a programme to improve the path network and</p>	<p>IGHT secured £228,100 from the National Lottery Heritage Fund and £593,194.16 from the Low Carbon Travel and Transport Challenge Fund to deliver the Gateway to Gigha project. The funding will support the delivery of 9km of pathways, the</p>



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<p>interpretation on the island.</p>	<p>purchase of ebikes, an interpretation programme and the employment of an Island Ranger. A Project Manager has been appointed to take the project forward. Phase 1 routes are currently being prepared, whilst the Phase 2 routes are being designed and tendered for construction. Stories are being gathered from the community and other sources to develop on-site and online interpretation. The works are due to complete by October 2022.</p>
<p>7. Engage volunteers in environmental projects and promote low carbon initiatives where possible.</p>	<p>Through the Gateway to Gigha project, a countryside Ranger has been recruited. The Ranger service now offers activities and events to help promote and protect our natural and cultural heritage, as well as introducing ways to protect Gigha's environment. We are aspiring to retain the Ranger Service past the Gateway project end date and will seek additional funding to support this role.</p> <p>A Community Nature Reserve is also being taken forward by community members on an area of land that has not been cultivated or used for many years.</p> <p>A Marketing Graduate has been recruited from the HIE ScotGrad 12 month programme. The role will ensure that new Visit Gigha branding, website, and other platforms are encouraging visits to use low carbon initiatives where possible, particularly in deciding to walk or cycle during their trip to reduce carbon emissions and congestion on island roads.</p>
<p>8. Deliver Achamore Gardens Development Plan and begin Phase 1 works.</p>	<p>A 10-year development plan has been created along with the Head Gardeners restoration plans to focus on the future sustainability of the Gardens. The plans consider staffing, training, education, facilities, and ways to generate income as well as identifying potential funding streams. Plant and woodland surveys have been completed and a Garden Designer is due to start initial works later in 2021. An apprentice gardener has also been recruited with intentions to continue an apprentice programme at Achamore. Achamore Gardens has also benefited from the KickStart scheme where 2 young people have secured 6 month placements.</p>
<p>9. Support delivery of the Creative Communities "Our Island" Project and facilitate on-going community engagement.</p>	<p>The Our Island project enabled the community to share their stories about Gigha through creative forms, ensuring that the stories and the history of the island is captured. Local artists were commissioned and have supported residents to learn new skills. The project outputs included a new film, a Gaelic song for Gigha, old photographs digitised, a story blanket, a digital animation project with the school, and formation of a writers/storytelling group.</p>
<p>10. GREL/ GGPL Boards to continue exploring succession planning for the turbine income.</p>	<p>Investigation continues and consideration is being given to replacing GREL turbines once the ROCs expire. The Boards are reviewing other sources of renewable energy to ensure the future sustainability of the island.</p>



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11. Develop an island wide Woodland Management Plan.	A contractor has been identified and an outline plan has been developed. Funding is being sought from Scottish Forestry.
12. Continue promotion of the Gigha Community Fund to support small island projects and initiatives.	An independent Fund Board was established by 3 IGHT Members, 1 IGHT Director and 1 GREL Director. The Fund Board has and will continue to support small community projects and initiatives that support a thriving Gigha community.
13. Prepare and implement an action plan for regular reviewing of policies and risks.	An Action Plan for policies and risk assessments has been prepared and is being reviewed and implemented.
14. Facilitate skills development and training opportunities for staff, directors, and residents.	Training opportunities are being offered through the Gateway to Gigha project. This includes Outdoor First Aid Training, Drystone Walling, Fencing, Chainsaw, and Machinery use. IGHT staff members are also offered opportunities to undertake additional training direct to their role.
15. Continue the process of reviewing core costs and achieving value for money.	Professional fees have been reviewed, including accountancy and land management fees. The Trust continues to use on island contractors wherever possible.