



Minutes of the Board Meeting held on Tuesday 19<sup>th</sup> January 2010 at 4pm at Thomas Tunnock's Ltd, 34 Old Mill Road, Uddingston, Glasgow, Lanarkshire.

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Present:	Mr R Robertson (Chairman)	In attendance:	Mr C Sanderson
	Mr A Colston		Mr N Hall
	Mr D McMillan		Mr C Culross
	Mr B Reidford		Ms E Johnston
	Mr J O'Neill		Mrs B Higgins
	Mr E Banks		Mrs H Bayne
	Mr T Clark		Mrs M Middleton
	Mr P Foreman		Mr P Rae
	Mr R Stirrat		Ms P Boniface (Minutes)
	Mr J Hinton		
	Mr D Esslemont		

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## BUSINESS

- |  | <b>Action</b> |
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| <b>1. DECLARATIONS OF INTEREST</b>   |               |
| None   |               |
| <b>2. APOLOGIES</b>  |               |
| Apologies were received from Mr C Macneill, Mr R Shorter and Councillor D Wilson.              |               |
| <b>3. APPROVAL OF THE MINUTES OF THE MEETING HELD ON 8<sup>th</sup> DECEMBER 2009</b>          |               |
| The minutes of the meeting held on December 8 <sup>th</sup> 2009 were approved.                |               |
| Moved: Mr E Banks  |               |
| Seconded: Mr J Hinton  |               |
| <b>4. MATTERS ARISING FROM THE MINUTES OF THE MEETING HELD ON 8<sup>th</sup> DECEMBER 2009</b> |               |
| <b>4.1 Millarston Drive Paisley</b>  |               |
| CONFIDENTIAL   |               |
| <b>4.2 Edinburgh Care &amp; Support Tender</b>   |               |

Ms Johnston reported that the evaluation by the independent reporter would not be considered at the Council meeting on 21<sup>st</sup> January 2010, as the City of Edinburgh Council required time to study the report and its implications.

#### **4.3 Repairs Service Contract**

The Board noted that this would be discussed under Agenda Item 9.

#### **4.4 Confidential Staff Matter**

Mrs Bayne confirmed that the terms of the compromise agreement had been agreed and it would be signed at the end of January 2010.

#### **Any Other Matters Arising**

#### **4.5**

##### **4.5.1 Retail Price Index (RPI)**

The Board noted that the December RPI had been published and the annual percentage rise was 2.40%. Following the decision made at the December meeting the annual rent increase to apply from April 2010 would therefore be 3.4%.

#### **5. APPLICATIONS FOR MEMBERSHIP**

The Board considered the application for membership from Mr Kontvainis and agreed that it would be appropriate to ask him to submit more detailed information about the reasons for his application for membership.

**JNH**

#### **6. ST MARGARET'S CHURCH OATLANDS**

The Board considered the previously circulated report, noting that since the proposed project was last considered by the Board (March 2009) a number of aspects of the project had changed (improving the risk profile), hence the project being re-submitted to the Board.

The Board acknowledged that the project was not being considered as a commercial venture but as a regeneration project.

After discussion the Board agreed that the project could proceed (as recommended in the report) provided that the Risk Management Committee was satisfied on the following points:

- Satisfactory resolution of dedicated parking for the facility to meet planning requirements.
- Cost projections being reviewed particularly with regard to the staff resources required to manage the building and RPI projections.
- If concluding missives to purchase that Link would have a clear exit route if the project failed at any point in the future.

**BH**

#### **7. IIP INTERIM REVIEW**

The Board considered the previously circulated report and commented that the findings were very positive.

Mrs Bayne advised that the feedback from the IIP Assessor had been very helpful and 62 out of 73 evidence requirements had already been met. Mrs

**HB**

Bayne reported that an Action Plan will be developed incorporating feedback received on the Link Group and Horizon Housing Association reviews.

**8. STATE OF THE NATION**

Mr Sanderson outlined Link Group's strategy for 2010/11 and set this in the context of the current economic climate and the potential impact and effect if the expected significant cuts in public expenditure take place. In addition he explained the various current initiatives of the Scottish Government and the challenges faced by RSL's generally. Mr Sanderson concluded by stating that Link was in a strong position to take up opportunities that other housing providers may no longer be able to undertake.

The Board thanked Mr Sanderson for a comprehensive and informative presentation.

**9. WEST AND EAST REGION REPAIR CONTRACT**

The Board discussed the previously circulated report.

Mrs Middleton updated the Board on constructive discussions between Link and Connaught. A number of proposals were in the course of being developed and there was a strong commitment from Connaught to improve the service.

The Board accepted that although Link was making substantial savings on reactive repairs as a result of the repairs contract this has been at the expense of quality of service.

The Board agreed that it would be in Link's interest to ensure that the schedule of rates applying to the repairs contract was fairly and equitably interpreted so that there was no unduly adverse impact on either Link or Connaught.

**MBM/  
CC**

**10. HORIZON UPDATE**

The Board noted that the Managing Director had resigned as he had been offered alternative employment in Dundee.

Mrs Bayne confirmed that she had now met with Horizon Committee Members and the post would be advertised on Friday 22<sup>nd</sup> January 2010.

Mr Hall advised that Link would be providing financial services and IT support to Horizon when the current Managing Director leaves, towards the end of January.

**11. FINANCE DEPARTMENT REPORT**

The Board considered and noted the previously circulated report.

**12. EXECUTION OF LEGAL DOCUMENTS**

The Board considered and noted the previously circulated report.

**13. ANY OTHER BUSINESS**

**13.1 Strategy & Development Funding Plan 2010-2015**

Mrs Higgins tabled copies of the Strategy and Development Funding Plan 2010-2013.

**14. DATE OF NEXT MEETING**

Tuesday 9th February 2010 at 4:00pm in the Sievewright Suite, 2c New Mart Road, Edinburgh.

The Meeting closed at 18:00 p.m.