



**IVINGHOE OLD SCHOOL COMMUNITY HUB:  
TRUSTEES MEETING held at the HUB,  
Socially Distanced as CiB Guidelines:  
2.30pm, 14<sup>th</sup> April 2021**



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**PRESENT:**                    **Carol Tarrant**                    **Sylvia Simmonds**  
                                  **John Wallis**                    **Russell Eyre**  
                                  **Bob Corn**

Carol warmly welcomed everyone to the meeting, thanking all for their staying power during the Covid-19 restrictions – and in looking forward with some optimism as the Health of the Country improves and Lockdown restrictions are gradually relaxed!

**1.0 Apologies** – There were none, all Trustees present.

**2.0 Previous Minutes** – all agreed – any matters arising included in the Agenda.

**3.0 Finance Update** - £40,729.56p at the Bank; figure at the Bank includes the previously reported Covid-19 Related Grants of £1,500 (Vale of Aylesbury Housing Trust); £10,000, £1,334, £810, £858, £2,001 and £4,000 from Bucks. Council; also – we were awarded £2,096 by Buckinghamshire Council on 9<sup>th</sup> March 2021 which we didn't claim for, and then a claimed £8,000 by Buckinghamshire Council on 11<sup>th</sup> April 2021. (Total Covid-19 Related Grants received to date is £30,599)

Note that the first £10,000 mentioned above was claimed and set aside specifically to cover all rent due from CuriosiTEA Rooms for the period 1<sup>st</sup> March 2020 – 20<sup>th</sup> July 2021, thus supportive in rent-free respite during the whole of the anticipated Covid-19 Restrictions Period. This of course was in line with suggestions made by Chancellor Rishi Sunak – providing support to private businesses – but still a very generous gesture by ourselves.

**4.0 Building Matters:**

- 4.1 Roof – Bob reported that he has met A.Joel Roofing, of Dunstable, last week (after two other meetings were cancelled by other Roofers!) – a quote is expected imminently to replace or re-seat about a dozen slipped tiles.
- 4.2 Kitchen Floor – Noted that this was completed by Janes of Edlesborough Ltd., who discounted their original quote of approximately £750 down to £400 because 'they liked what we are doing here at the Hub' – rather like the original roofer (now ceased trading), who looked after our roof free of charge because 'they liked what we are doing here at the Hub'!
- 4.3 Black-Out Blinds in Hall – Bob tabled several samples of variations similar to our existing Black Out Blinds – evidently the original Blind material is no longer available; the meeting selected 'Blinds 2 Go Sevilla Blackout Cyan' material – Bob to order as soon as practicable, and will arrange installation after they are received.
- 4.4 Shelving for Second-Hand Books in Cloakroom – the Mobile Book Cart which we discussed at our last meeting has been delivered, and requires assembly; Russ and Bob to build and install it on 21<sup>st</sup> April 2021 at 2.30pm. (NOTE – now installed!)
- 4.5 I.T.Room Storage – Bob has spoken with Les Cato, local carpenter/joiner who is interested in creating the storage – he has offered to quote against our specification, but is busy for the moment. (NOTE – Bob met Les 22<sup>nd</sup> April,

- handing him a drawing of the proposed storage unit – Les to offer a quote shortly)
- 4.6 Karen Bailey continues to clean the building and empty bins during the Covid-19 crisis, keeping us all safe!
  - 4.7 Door Frame and Skirting in 'Staff Room', and repair to window support frame in Main Hall – the repaired work needs painting – Carol to carry out on a Wednesday afternoon as soon as she is able.
  - 4.8 Ladder Rails on front lamp-post need painting – Bob and Carol to carry this out.
  - 4.9 De-Strat Fan in Café not working (suspect grease in the works!), and at the last Fire Alarm Service, one of the Smoke Detector Heads was not working – a quote is awaited for repair of this latter. The meeting suggested that we obtain reports as to what has caused both of these items to stop working, in parallel to arranging repair.
  - 4.10 Gulleys around the building – about six need emptying, Russ and Bob to arrange after the Book Cart build (item 4.4 above).

**5.0 Future Bookings** – we have Guides and a Children's' Art Class booked in during April (they are 'Educational' in character, and thus allowed under Covid-19 Restrictions) - these are weekly bookings to continue to coincide with School Terms; on 6th May we have the Local Elections booked in, and an Art Workshop for 26<sup>th</sup> May. (Not mentioned at our meeting, but have been booked – an 'Eagle Society' meeting booked for the IT Room on 22<sup>nd</sup> May, and a hoped for 'Socially Distanced' Film Show by Amnesty International on 28<sup>th</sup> May)

**6.0 Volunteer Crisis** – Noted that Bob attended a 'Tempo Time Credit' zoom meeting on 13<sup>th</sup> April to explore that avenue, to see if 'Time Credit' rewards could usefully be offered to Volunteers. After discussion, the meeting felt that it would be more complicated than would benefit the Hub – Russ making the point that Volunteers would usually volunteer because they liked our Community Hub, not to obtain a Time Credit note, that might possibly be unreliable in use. Also, Bob had had an email exchange with Community Impact Bucks – Lew Headley – who sent a 'Volunteer Role Form' for us to complete. The meeting felt that we should try to have a 'face-to-face' meeting with Lew to discuss our particular need – Bob to pursue.

**7.0 'WhatsApp-ing in Ivinghoe' Update** – including Support Packs offered by our Community Board Liaison Officer, not yet delivered. Carol reported that the Group was still operational, hopefully the need reducing as Covid-19 Restrictions are released; she had been promised the Support Packs, but the Officer still hasn't delivered them – also, the Officer couldn't actually tell Carol what was in the packs; Carol will continue to keep in touch.

### **8.0 Correspondence from our Tenant CuriosiTEA Rooms:**

8.1 We all have received a number of emails from Hayley Wesley and Sven Tonks, proprietors of CuriosiTEA Rooms, our Tenant; most of the emails have been statements, some contentious, which do not require reply, but they do ask a question 'Could they have a door installed which would give them direct access to our Hub Rear Garden?' After a lengthy discussion around this proposal, the meeting firmly rejected it since it would change the character of the CuriosiTEA Rooms Tenancy, on balance it would interrupt the flow of hirers and their use of our overall space at an important time of our 're-opening', it would change the character of how our Rear Garden was used and perceived – and very clearly we ourselves are Tenants of Buckinghamshire Council – we would have to enter into negotiation with them and this may affect our own Tenancy agreement, probably need Planning Permission as we are in the Ivinghoe Conservation Area, and would create an additional security risk.

8.2 The Meeting discussed the Marquee which has been used by CuriosiTEA Rooms during the Covid-19 Restrictions – we have been supportive of it as a temporary facility, in that it has provided covered outside space for CuriosiTEA Rooms' customers, thus supporting the business during the pandemic, although of course it could never become permanent – the Hub sits within the Ivinghoe

Conservation Area, and the Marquee does despoil the Gothic Character of our Old School Building. The Meeting felt that as the Covid-19 Lockdown Restrictions were being relaxed by our Government, we should be asking CuriosiTEA Rooms to remove the Marquee as it would no longer be specifically required to maintain the business. Noting that it is anticipated that full relaxation of lockdown restrictions would be operational as of 21<sup>st</sup> June 2021 – we should be asking for the removal of the Marquee shortly after that, and it would seem that the 20<sup>th</sup> July 2021 would be the appropriate date by which we would require removal – this would coincide with the end of our rent-free grant to CuriosiTEA Rooms, and be a welcome return to the shape of the formal Lease Agreement between us.

8.3 After a wide ranging discussion, wherein we discussed the divergence which is developing between us as Trustees of a Charitable Community Based Project, and our Tenant who appears to be seeking to become an increasingly profitable private business, the Meeting asked Bob to prepare a letter from ourselves to CuriosiTEA Rooms which clarifies our position on the requested Rear Garden Door, and on the Marquee – this letter to be signed by all Trustees. (NOTE – suggest that this is carried out after the meeting currently being arranged with CuriosiTEA Rooms?)

### **9.0 Any Other Business:**

The meeting agreed that a Welcoming Sign in the Foyer-Cloakroom Area be designed and installed – Bob to put something forward as soon as he is able.

### **10.0 Next Meeting**

30<sup>th</sup> June 2021 at 2.30pm – although other ad-hoc meetings may be necessary

