



**Board Update:**

- The board meet the third Monday of every month; therefore, for any correspondence to be considered at these meetings, we ask for it to be submitted at least 1 week prior to give the board time to review. Correspondence sent within 1 week of the board meeting may be delayed for review until the following month meeting. Contact us by emailing [directors@gigha.org.uk](mailto:directors@gigha.org.uk)
- Keith Wilson has been co-opted onto the IGHT board. Keith's focus will be the implementation of the Trust's Communications Plan.
- Minutes from the March board meetings are enclosed.
- The next Members Meeting will be on Thursday 30<sup>th</sup> April at 7pm in the Gigha Village Hall. The meeting will include a general update on Trust activities, with the focus then being on reviewing the Road's Policy.
- The board are reviewing sub-committees to help drive the long-term planning for key areas of the business and support staff in their roles. The following sub-committees have been identified:
  - HR: Adam & Fergus
  - Finance: Ian, Fergus & Jane
  - Gardens: Gordon & Tim
  - Hotel / Tourism: Gordon
  - Communications: Keith & Adam
- More sub-committees may form however these areas of the business were identified as needing some extra support. The sub-committees may seek guidance from staff and external stakeholders, including members who have expertise in these areas. Sub-committees will report to the Board, which retains overall responsibility.
- Concerns have been raised regarding directors doing contracted work for the Trust. The Memo & Arts allow directors to be paid for jobs, provided they are not paid for acting in the role of a director of the Trust.
- Section 5.4.2 states: *No benefit (whether in money or in kind) shall be given by the Company to any member or Director except the possibility of: reasonable remuneration to any member or Director in return for specific services actually rendered to the Company [IGHT] (not being of a management nature normally carried out by a director of a company).*
- The Trust has a procurement policy, and quotes/tenders are sought as appropriate, with value for money weighing highly in the decision to appoint a contractor. In the event that a director is considered as a potential contractor, they are excluded from the decision making process. Island based contractors are often the most cost effective solution, sometimes pricing at 50% less than mainland based contractors whose prices the Trust would not afford to proceed with.

**Communications:**

- We recently had incidents where members published rather nasty personal attacks against members of staff on Facebook. These have now been removed. Personal attacks, slander and malicious gossip only serve to undermine the fabric of the community we all love and are working hard to protect. The Trust is not a faceless, profit-seeking corporation. It is staffed by members of this community, working extremely hard under difficult conditions, with a responsibility to take care of the whole island. This means that not everyone can get what they want all the time, as many different needs must be balanced. The Trust are dedicated to allowing problems and complaints to be communicated appropriately - the new communication plan outlined in the last Memo is underway and we hope to have it operational soon. But no matter what communication channels are available, even serious complaints can be communicated with politeness, patience and respect.

## 2026 Board Action Plan:

- The Board reviewed the 10-Year Action Plan and have identified priorities for the Trust during 2026:
  1. Maximise trading income from existing assets (campsite, hotel, moorings and gardens).
  2. Review options for maximising existing and future renewable energy generation.
  3. Carry out an analysis of residential properties and schedule planned improvements.
  4. Review and consider the future of farming assets and land management. Ensure the quality of our agricultural land is maintained and improved.
  5. Review and update IGHT Road's policy with a viable, long-term policy, with clear and fair division of costs among IGHT and track-using residents and tenant farmers.
  6. Explore and introduce improved communication and dialogue channels between IGHT and members, such as resident surgeries, restructured members' meetings, and sharing relevant news and information.
  7. Complete the MUGA project and ensure the facility is maintained.
  8. Focus on establishing the hotel as a sustainable Trust asset and business.
  9. Continue to review opportunities for new revenue generating ventures.

## Hotel Operational Update:

- The hotel is now open 7 days per week (opening hours in the newsletter).
- The selection process for a new hotel manager is on-going, with second-stage interviews happening in early April.
- On-island Team Member recruitment has been carried out, and we are now advertising further afield for more Team Member positions to support the hotel during the peak season.
- The new website was launched, with online booking for the restaurant now available: <https://isleofgighahotel.com/>
- Progress continues to be made on bedrooms. Bookings will not be launched until a fire safety inspection is passed.

## Hotel Funding Update:

- The solar and battery project has been progressing well. The generator is being connected into the solar/battery system and will be set to automatically kick in the event of a power outage.
- The Gigha Hotel project has been ongoing for the past three years with progress being delayed and complicated due to various issues. The Trust approached HIE for advice and support as it was clear that we needed to secure a sustainable future for the hotel. IGHT committed to seek funding, including considerable investment from IGHT itself, to carry out substantial upgrade works to enable the hotel to re-open and realise its full potential as a key strategic asset. The Trust has been successful in securing match funding from the UKG Community Ownership Fund, SSEN and CARES. To complete the funding package, IGHT has secured funding of £205,450 from Highlands and Islands Enterprise (HIE).

| Funder                            | Amount          |
|-----------------------------------|-----------------|
| UK Government – bar refurbishment | £247,497        |
| CARES – solar panels and battery  | £29,259         |
| SSEN – electrical heating         | £20,000         |
| IGHT – general hotel improvements | £134,500        |
| HIE – general hotel improvements  | £205,450        |
| <b>Total</b>                      | <b>£636,706</b> |

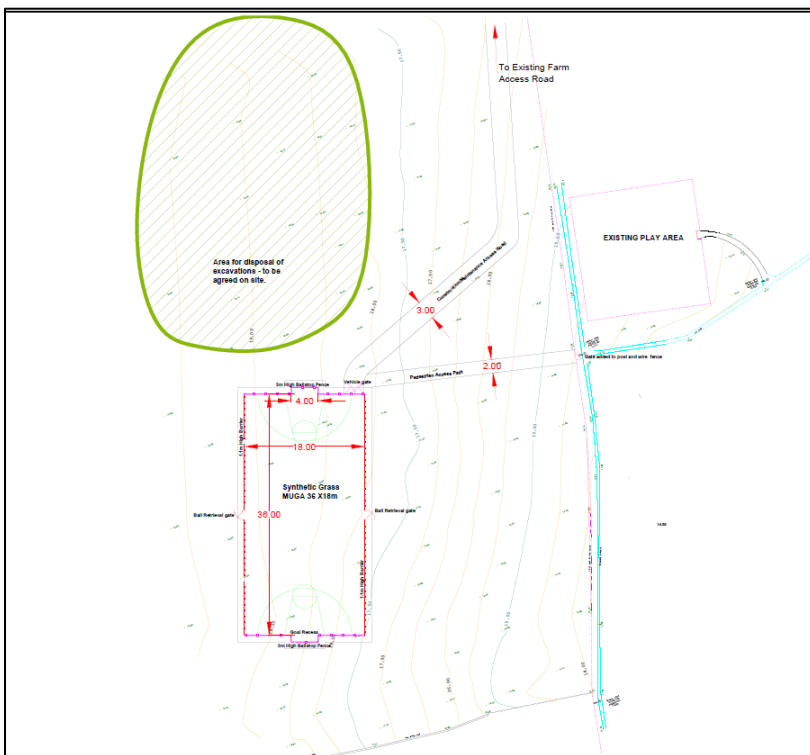
- The above total figure includes works already carried out such as the bar refurbishment, new septic tank system, re-wiring, new windows, heaters, solar panels, battery storage, etc.
- Further planned works include external works (roof repairs and tidying up) and internal aesthetic improvements such as new carpets and furnishings.
- The HIE funding must be spent by March 2027, so it is expected that further internal works will progress later this year.

### Renewables Project:

- We have been working with Colin Anderson to progress the options for replacing the income from the Dancing Ladies.
- Colin is arranging public meetings for Thursday 16<sup>th</sup> April 1-3pm and 6-8pm at the Village Hall to present his conclusions and hear your views.

### MUGA:

- Allsports Construction and Maintenance Ltd began works on site on Wednesday 18<sup>th</sup> March.
- We understand concerns have been raised regarding the pitch location. The original drawings issued by the project design team had the pitch located near to the fence line behind the playpark. The actual location has been revised to build on the most level area of the site which will reduce costs through less excavating.
- The Trust is aware of the need to stockproof the area to ensure public safety and will work with the land tenant to achieve this.
- Below is the updated site drawing:



### Achamore Gardens Update:

- Applications have been received for the Lead Gardener position and are currently being reviewed.

### Linkbridge Project:

- Works on the link bridge at the pontoon has now been completed. This work was funded by Argyll and Bute Council.

### Roads:

- Works have been completed on Keill Road. Some snagging repairs will be carried out as required.
- Gallochoille and Woodside roads have had some work done, utilising machinery already on island for Keill road works.
- We would like to remind all road users to drive slowly on these tracks to ensure the improvements are maintained. Driving fast will over time reverse the improvements made.

**Seagrass Project:**

- In the October 2025 newsletter, the Countryside Ranger introduced and asked for opinions and thoughts regarding the possibility of being involved in a seagrass project after being approached by a national partnership through the Scottish Marine Environment Enhancement Fund.
- The Countryside Ranger has been engaging in discussions and possible feasibility opportunities to learn more about seagrass but is not progressing with any project works.
- Seawilding, an independent group, have been exploring seagrass restoration options around the west coast and offered to complete site assessment surveys around Gigha if the community were interested in undertaking a seagrass project.
- Seawilding will not carry out any surveys until appropriate community consultation has taken place.
- It is not the Trust's intention to develop any projects that would jeopardise the ferry service or the fishing industry and is not completing any works to progress a seagrass project.

**Community Fund Update:**

- The board asked the Community Fund committee to review the criteria for applications. Some updates have been made.
- The criteria now only includes: improve health; relieve poverty; protect or conserve the environment; engage citizens to become more active in their community; promote and protect the rich heritage and culture of the area.
- The criteria no longer includes develop skills or supporting visitor experience.
- Multiple year applications by the same individual, organisation or group for the same project will not be considered.
- If you have a project/event/activity in mind and are unsure if it fits the criteria, please contact the Trust and the committee will be happy to discuss your ideas.

**Wood Policy:**

- This policy extends to covering Woodend, The Spout, The Lodge Drive, Achamore Gardens, and the football pitch.
- Anyone interested in processing dead or fallen trees must approach the Trust for permission.
- A copy of the policy will be issued to anyone interested and no works should commence without review of the policy.
- A disclaimer should be signed prior to works commencing.
- The policy does not permit felling – only removal of dead or fallen wood.
- Guidance on firewood is included in the policy.
- Donations should be made for removal of any trees.
- Contact the Countryside Ranger Service if you have identified any trees and to receive a copy of the policy.

**Visit Gigha Website:**

- The matter of short-term let licence for accommodation providers has been brought to the Trust's attention. The Trust will not advertise any accommodation on the Visit Gigha website unless their short-term let licence number is made available and will be displayed on the website.
- If you are a business and would like to be added to the website or have your listing updated, please contact [jane@gigha.org.uk](mailto:jane@gigha.org.uk)