

**The Annual General Meeting**  
**of the Lismore Public Hall**  
**held Wednesday 27<sup>th</sup> March 2019 at 8pm in the Hall**

**1. Present:**

Julian Wormleighton, Stuart Ross, Archie MacGillivray(AMG), Rosemary Barry, Anna Stewart (AS), Carol Wormleighton, Caroline Bath, Sebastian Tombs, Eva Tombs (ET), Sean McDonald (SM) , Jennifer Baker, Anne Livingstone, Dot Hay, Kiki MacColl (KK), Gillian Dixon-Spain(GDS) and Roger Dixon-Spain(RDS)

**2. Apologies:**

Liz Buckle, Anita Bachuil, Niall Bachuil, Mary MacDougall, Robbie Cook, Laura Cook, Bob Hay, Hazel MacCormick, Roxanne MacColl, Colin Maclean Fleming, Ann Maclean Flemming, Iain Barclay and Carilon Barclay.

**3. Approval of the minutes of the AGM held on Wednesday 14<sup>th</sup> March 2018:**

RD-S read out the minutes of the meeting, they were approved as a true record of events proposed by JW and seconded by ST

**4. Matters Arising:**

a. **Stage Screens:** £140 is held in restricted funds for the screens to be fabricated, the wood for the panels is waiting to be printed by Simon Lewis, these will be finished in due course. The rest of the stage refurbishment had been put on hold because the amount that had had to be spent on electrics and fire compliance.

b. **Electrical testing and compliance, fire regulation compliance:** The test, which has to be repeated every 5 years was conducted and threw up the need for a substantial amount of remedial work, which with the linked fire alarms and fire extinguishers cost £3,501.90 Thanks were given to Colin MacLean-Fleming for arranging the fire alarm equipment.

**c. Amazon Smile:**

There have been donations of £26 from this scheme so far. GDS asked if anyone else would like to sign up to Amazon smile so that 0.5% of their spend would be donated to the Hall by Amazon. Printed instructions were made available to several members who wished to participate.

**d. Hall Cupboards:**

RDS has finished the hall cupboards. The members applauded loudly. These were not as originally planned since the installation of the large water tank had reduced the build by 1/3. Most of Lumiere's equipment speakers leads etc. will be accommodated. He will make sure that space is available for the Art group since they actually asked for it in the beginning. Carol Wormleighton asked if it could be lockable RDS said it could be, if desired. He had unilaterally made the decision that keys would be a nightmare, and come down in favour of no locks and finger pulls instead of handles. He said that he would control how the cupboards were used and by whom, and make sure they didn't fill up with rubbish.

**e. GDPR**

GDS said that as it is a requirement of the Hall to keep a list of members. All members had been contacted with regards to how their information was stored, the important thing being that no unnecessary information was kept, none had objected. The board is confident that they are in compliance with GDPR regulations.

**5. Treasurers report:**

GDS presented a profit and loss breakdown for the year in table and graph form see appendix 1

The general trend was for increased expenditure and decreased income, due to less use of the hall generally, and fewer people attending events, especially dances. The bank balance at the end of the year was £14,709.58. The Hall had made an operating loss of -£762.12, and if you took into account the capital items the total loss for the year was -£3446.90. Base costs of running the Hall next year 2019 were predicted to be £6,000 up from £4,800 in 2017

GDS appealed to all those who make bookings not to ask for a discounts, saying you are all of course deserving cases, but your Hall

has to have money to function. The directors had set the rates at the end of 2016, she was just applying them as directed.

In conclusion, there has been a gradual decrease in attendance at hall functions, so she surmised that we are not catering for the tastes of the current demographic. The Chairman addressed this further in his report.

GDS then presented the accrued accounts prepared by the accountant Andrew Laird, for sending off to OSCR and Companies House. See appendix 2

The accounts were approved from the floor, proposed by Rosemary Barry, seconded by Sebastian Tombs.

Jennifer Baker raised the question of the need for a cleaner, surely this could be done in house as it was in at Heritage Centre. GDS said that Anna had been paid for extra cleaning since 2016. KK said it was not the same as the heritage since Directors were hardly ever present when the Hall was hired, maybe the Hirers didn't take care to fully clean the premises before leaving. It was also noted that the Heritage had a constant presence during their season, whilst the Hall could stand empty for days at a time

#### **Independent examiners report:**

The independent examiners report was read out confirming that the accounts were in order.

#### **6. Appointment of external examiner:**

Andrew Laird was appointed as independent examiner for 2019 proposed by Carol Wormleighton and seconded by RDS.

#### **7. Chairman's report:**

See (Appendix 3) Précis: The Chairman thanked those who had supported the Hall during the year. He amplified the analysis of the Treasures Report, which he thought indicated the need to engage with people on the island, to find new ways to make the Hall relevant to a changing dynamic and demographic in the Community. Whilst the present trends, falling revenues and rising costs, falling attendances at functions were worrying, what worked 10 to 15 years ago no longer works. However some things do. He cited success stories like 'Lumiere' that generated real income for the Hall. He said that the initiative for this came from the community not the Hall Board, a clue here maybe.

The Community had supported the initiative and as a result it had been completely self financing. This was the essence of the direction we needed to travel, in providing the Community with what it needed, by way finding of more of this kind of self funding fun. He asked for help, the inside turn, the aha moment, that must come from a community that surely knows what it does and doesn't like to have put on at the Hall.

Successful Funding is to find new ways to amuse ourselves, that trumps TV, Netflix and the like, that allows us to come together as a community, enjoy each other's company, talk, eat, drink and celebrate that we still have the community that we have, and that we live in. I hope in some way you can help us determine what needs to be done.

Ann Livingstone suggested that RDS publish his excellent report on the Website or Community FB page, to ensure the wider membership were made aware of the position the Hall was in, he was in delivering his report, really just singing to the "Choir."

**8. Fixing the annual subscription:**

RDS proposed that no subscription be levied at this time this was seconded by Julian Wormleighton

**9. Review of the equal opportunities policy:**

The directors reviewed the equal opportunities policy at the directors meeting on 19<sup>th</sup> February and found it to be satisfactory.

**10. Election Of Directors:**

Sean MacDonald had served 6 years and retired. AMG, AS, KK, RDS, and GDS, agreed to continue on the board. RDS said that since we need a minimum of 5 directors for a quorum he would welcome volunteers from the membership to join the Board. ET put herself forward, proposed by GDS seconded by RDS. Sean agreed to be co-opted back on to the board so it now has 7 members.

**11. Sale and consumption of Alcohol on the premises:**

RDS presented the history of the burden in the Hall's deeds that state 'no alcohol may be sold or allowed to be sold on the premises' which was imposed in the deeds of the hall in 1928 by the Duke of Argyll

when the land that the original Hall was built on was gifted to the Hall directors.

RDS assured the membership that the Hall directors had no intention of applying for temporary licenses for Dances etc. and were not interested in selling any alcohol at the Hall.

Every Year at the craft Fair there is disappointment that alcohol as Christmas gifts cannot be sold due to the condition in our deeds. GDS outlined the conditions of obtaining a temporary alcohol license for a charity, and the consequences of not having the appropriate licenses the penalties for such omission being a max penalty of £20,000 and /or 6months imprisonment. For details See Appendix 4

RDS then presented the recent history of events and minute extracts from 2009 to now. A letter had been received from the Argyll estate, in response to a phone call from an individual which had been made without reference to the directors, indicating that the Argyll estate would be prepared to lift the burden to allow sale of alcohol for consumption on the premises and required the Directors to submit a formal request. This unsigned letter was made available to the directors on the day before the last craft fair. The decision was made that the matter should be aired at the next AGM.

The matter was put to the vote in a secret ballot and as it was a policy and not a constitutional matter the vote was decided by the majority of those voting.

1. Do we as a Community want the burden of 'No sale of alcohol on Hall Premises' clause lifted from the Deeds. Bear in mind that this only allows for sale and consumption of alcohol 'on' premises, and solely for the sale of alcoholic beverages to make money for the Hall.

2. This however doesn't cover anyone wanting to sell alcohol from the Hall that would be consumed elsewhere, which would necessarily mean that the Hall would need to be able to hold an 'off' license.

Do we as a community wish to apply to Argyll Estate to include being able to hold an 'off license' as well as the 'on license' that they are already prepared allowed us to have ?

Result:

Vote 1: 19 for yes and 4 for No

Vote 2: 13 for yes and 5 for No

Therefore the Board will approach the Argyll Estate for the lifting of the burden of alcohol sales to allow on and off sales from the premises.

12. AOB:

- a. Liz Buckle in correspondence had asked if the Hall Directors should ask the Argyll estate would gift the small piece of land that the hall is built on so that the Hall could be in ownership of the island via the Directors. Julian Wormleighton said that an approach had been made on this matter when there were plans afoot to move the hall to a new site and it had been refused. There had been no follow up to point out that the original hall had been built on the land gifted by the Argyll Estate, but the extension was built in 1976 on land owned by the Hall so only half the building sat on the Argyll land. He pointed out that the Argyll estate need to be made aware of this as it may make them more agreeable to gifting the land to the community.  
The members agreed that this could be looked at but only after the alcohol issue was settled and permissions granted.  
Liz had proposed this idea and Sebastian Tombs seconded it.
- b. Beth Campbell on behalf of the medical fund sent in a letter (appendix 5), indicating that the fund was to be used for any health initiative but must be used for equipment not for the labour of installing such equipment. She would like to raise a plaque to Isabella Buchanan on such equipment in her memory. She will arrange for the repatriation of the fund to the Hall. The paperwork is to follow.
- c. Dot Hay has DVD's from Lumiere, she would like to make them available as a borrowing library in the Hall waiting room, with a book to record who had which DVD's, RDS said he would facilitate this.
- d. KK said there would be a love your hall event after lambing to thoroughly spring clean the hall. RDS said this would be combined with painting the outside of the Hall. Members present recommended the directors reached out to the community to help with this and other tasks.

The Meeting was closed at 10.00pm. The New Board retired to appoint officers and set a date for their next Meeting.  
Wednesday 8<sup>th</sup> May 2019 7.00pm in the Hall.

DRAFT