



Essex Gliding Club

Special Meeting Saturday 2nd June 2018

At Mike H house 10am

Purpose – Sale & Marketing of EGC land

Those present:

Committee members, Mike Harris, Allen Cherry, Will Burry, Steve Jessop, Chris Reed & Bernard Parry. Present for first part of meeting, Zoe Napier – property/land agent.

Apologies received for absence from: Alex Harris, Vince Earl

Zoe presented her expectations and conditions for the proposed sale of EGC land.

Property to be "Vacant" before presented to the market place.

Fees - £5000 +vat or 2% whichever is the greater.

Withdrawal fees – 50% of normal fee.

Hire drone for photos & video of the sale land, cost approx. £225 + vat, to be carried out this Summer ready for marketing April 2019.

Charges/costs to keep in mind:-

Survey & plans with survey of complete airfield

Eviction of tenant/s

Covenants:-

15 metre height restriction

Two buildings then 20% of profit

Points to be made aware to buyer:-

Next to an active airfield

Points to be made aware to the farmer:-

Rental can be extended for a further 3 years however if land sold conditions of rental agreement would apply and termination before the end of 3 years could be required.

Committee agreed that the sale should go ahead with Zoe as from April 2019 with all preparation necessary carried out in advance.

Chris R & Mike H to formulate a list of directors & shareholders which would consist of the eight committee members + five others tba.

Meeting closed 12.10 hrs on 02/06/2018 recorded by Bernard Parry, Secretary EGC.