

GREAT TORRINGTON BUILDINGS PRESERVATION TRUST				
			BALANCE SHEET	FOR THE YEAR
Reserves and Funds			2023/2024	2022/2023
<b>TRADING ACCOUNT</b>				
Opening Balance			40342.66	54538.84
INCOME			43122.89	41804.14
EXPENDITURE			39731.55	56000.32
Closing Balance			43734.00	40342.66
Surplus for year			3391.34	-14196.18
<b>RESTRICTED FUNDS ACCOUNT</b>				
Opening Balance			14033.87	22.87
INCOME			2325.25	18.00
GRANTS TRANSFERRED FROM RESERVES ACCOUNT			0.00	16643.00
EXPENDITURE			6670.95	2650.00
Closing Balance			9688.17	14033.87
Deficit for year			-4345.70	14011.00
<b>RESERVED FUNDS ACCOUNT</b>				
Opening Balance			39601.46	49193.62
INCOME			3343.34	7050.84
GRANTS TRANSFERRED TO RESTRICTED FUNDS A/C			0.00	16643.00
Closing Balance			42944.80	39601.46
Surplus for year			3343.34	
Deficit for year				-9592.16
TOTAL ACCOUNTS BALANCE				
SURPLUS FOR THE YEAR			2388.98	
DEFICIT FOR THE YEAR				-9777.34
Represented By :				
BALANCES AT LLOYDS BANK				
TRADING ACCOUNT	Account No.	1105868	43734.00	40342.66
RESTRICTED FUNDS ACCOUNT	Account No.	34018368	9688.17	14033.87
RESERVED FUNDS ACCOUNT	Account No.	1218883	42944.80	39601.46
TOTAL			£96,366.97	£93,977.99
<b>TREASURERS STATEMENT</b>				
I have recorded the accounts, books & statements of the Great Torrington Buildings Preservation Trust for the				
Period	1st October 2023 to 30th September 2024		These accounts are being presented to the	
AGM of Great Torrington Buildings Preservation Trust for examination of the said accounts by the Trustees				
prior to submission to the Trusts Independent Examiner				
I believe these accounts give a true & fair view of the said accounts as at			30th September 2024	
Signed :	N. Lewis Carpenter		Treasurer	16/12/24 Nigel Lewis Carpenter
Accounts approved by the members at the Annual General Meeting				
Signed:	Sandra Crawley		Chair	Sandra Crawley
Dated :	16/12/24			

**Great Torrington Buildings Preservation Trust**  
Independent Examiner's Report to the Trustees of Great Torrington Buildings Preservation Trust (GTBPT).  
For the year ended 30 September 2024  
Company Limited by Guarantee  
I report to the trustees on my examination of the financial statements of Great Torrington Buildings Preservation Trust ("the Charity") for the year ended 30 September 2024. As provided from the "Business Finance Assistant" accounting system.

**Responsibilities and the basis of the report.**

As the trustees of the company (and also as directors for the purposes of company law) you are responsible for the preparation of the financial statements as presented in accordance with the Companies Act 2006.  
I report in respect of my examination of the GTBPT charity's accounts as carried out under section 145 of the Charities Act 2011. In carrying out my examination I have followed the directions given by the Charity Commission under section 145(5b) of the 2011 Act.

I have come across no matters in connection with the examination to which attention should be drawn in order to enable a proper understanding of the accounts.

Tim Sanders BA (Hons), HSc (Hons), MAAT  
Independent Examiner 08 January 2025

**Great Torrington Buildings Preservation Trust Treasurers Report**  
**1st October 2023 to 30th September 2024**

As you will see from the Accounts - we were showing a loss last year of £9,777.34.  
We are now showing a profit this year of £2388.98.

To put this into perspective we had a trading surplus of £6734.68 and spent £4345.70 from the restricted grant fund.

The long-term effects of the financial crisis, inflation and covid have produced a change in people's lifestyles and spending habits which has had quite an impact on our business. To counteract this, we had a big push on renting out the rooms within the building and increased the turnover of the bar this has had a big change to our profit margin.

An example of this was the Mayfair Celebration where we had a turnover of £7558.58 with a profit of £2211.08 in 4 days.

Having re-purposed the 3 bank accounts this has given us a clearer overview and better control of our finances.

The Trading Account covers our everyday income and expenditure.

The Reserved Funds Account is essentially our "rainy day fund."

The Restricted Funds Account is now exclusively for grants secured for specific projects and equipment.

We have also developed an event reporting sheet, which will work out income and expenditure on each event.

The Digital Tax programme provided through our Lloyds Bank Account is working well and has really eased the quarterly VAT submission process. This year we were able to submit our accounts to our independent examiner 2 weeks after the end of the financial year.

Costs for Insurance, telecoms, broadband utility and maintenance service contracts are reviewed annually to ensure we get best value possible. And this is starting to bring in some substantial savings.

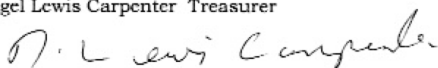
Our Accounts are subject to verification by our Independent Examiner Tim Sanders

I would like to extend my thanks to our dedicated team of Trustees, Advisers and Volunteers who work tirelessly to keep the Town Hall operating in these challenging times.

Nigel Lewis Carpenter Treasurer

16 December 2024

16/12/2024



**GREAT TORRINGTON BUILDINGS PRESERVATION TRUST LTD**  
**CHAIRS ANNUAL REPORT - 1st October 2023 to 30th September 2024**

It is almost six years since we reopened the Town Hall, and despite constant challenges and reduced availability of grants, we are still managing to keep the business ticking over.

Whilst we secured £1.4m funding to get the building reopened - it did not cover a complete refurbishment - so essential repairs to the roof and all the upstairs windows are now necessary. The quotes are eye watering ! So we are going to need some serious grant funding to get the works underway.

We are a "not for profit charity" but we still have to secure enough income to maintain the building and also sustain and expand our events programme

The wedding market initially formed a big part of our income generation vision ...but COVID and the increased cost of living has changed all that - so we have had to take a fresh look at what works best in these current times.

Our Great Hall is now much more geared to a music, dance and entertainment venue with a fully licensed bar. We have had some great live music nights including our brilliant Boogie in the Bunker which really captured the 1940's era. Grant funding has enabled us to improve our sound and lighting systems, so we can add that special touch to our events.

The dance classes and swing party nights arranged by Kerry & Neil Littleales have been a real breath of fresh air and a great success. They have opened up the joy of dance to a new audience and it's wonderful to see so many people enjoying the whole experience. Enormous thanks to you both.

Many of the music events we host are now free entry. We have a well stocked and very reasonably priced bar and sales from this together with donations in our fund raising buckets plus regular raffles seem to be working well.

It has also been very rewarding to receive so much positive feedback from those who have booked a whole range of private events from Anniversary celebrations, birthday parties and Celebration of Life get togethers to wedding receptions, Psychic suppers and rather unique events ..like Dig the Castle.



We are grateful too for the continued support of the Town Council and Town Lands both with grant funding and their various bookings including Mayfair, Mayor Making and Townlands Voucher Distribution Day. These events do really showcase the Great Hall in all its glory.

The Oak room is available for weddings, meetings, seminars and small celebrations. Our TV is being used for presentations and training and we have hosted Farmers Seminars, Devon County Council training groups and workshops plus health related and business meetings

The Undercroft is essentially our Village Hall and continues to host a wide range of community based activities - from the enormously successful knit & natter group ( thank you Rose!), baby showers, community advice services to fund raising events, the Xmas Fair & Lights switch on ....and of course our very successful Mayfair Bar.

Our success would not be possible without the dedication, drive and commitment of our Trustees - there are just 8 of us who own and run the Trust - we are all unpaid volunteers. We have to find ways to generate funds to keep the Town Hall a vibrant venue. It is a big responsibility - but we work closely together pooling our skills to use them to best advantage. What a dynamic team - massive thanks to you all.

The Trustees would like to extend special thanks to all our advisers and willing volunteers for all their support to make each event the best it can be.

As we close our financial year for 2023/24 I think we can feel very proud of all we have achieved and be even more inspired to drive the Trust forward to even greater success in 2025



Sandra Crawley  
Chair  
16th December 2024



**Trustees' annual report (including Directors' report) for the period**

From: Period start date 01/10/23

To: Period end date 30/09/24

Charity name: Great Torrington Buildings Preservation Trust

Charity registration number: 1100255

Company number: 04934863

**Objectives and activities**

	SORP refer- ence	
Summary of the purposes of the charity as set out in its governing document	Para 1.17	<p><b>The objects of the Charity</b></p> <p>a) to preserve for the benefit of the people of Great Torrington and of the Nation the historical, architectural and constructional heritage that exist in and around Great Torrington in buildings (including any building defined in Section 336 of The Town and Country Planning Act 1990) of particular beauty or historical architectural or constructional interest</p> <p>b) To preserve and maintain the restored Town Hall in the interests of social welfare with recreational or other leisure activities for individuals or organisations who need such facilities by reason of their youth, age, infirmity or disability</p>

Summary of the main activities in relation to those purposes for the public benefit, in particular, the activities, projects or services identified in the accounts.	Para 1.17 and 1.19	<p><b>The Trustees continue to offer a wide range of events and activities at the Town &amp; Community Hall including:</b></p> <p>a) Community groups and charities booking space to raise funds/support their organisations</p> <p>b) Health &amp; wellbeing events - including our Knit &amp; Natter group</p> <p>c) Family occasions - weddings, wakes, celebratory parties</p> <p>d) Civic events for the Town Council including Mayfair and Mayor making</p> <p>e) Music based events for the town - with local musicians - running dance classes &amp; choir practice sessions</p> <p>f) Craft, food and seasonal fairs</p> <p>g) Fostering, farming &amp; wildlife seminars &amp; monthly police surgery</p> <p>h) IT training courses with Learn Devon</p>
Statement confirming whether the trustees have had regard to the guidance issued by the Charity Commission on public benefit	Para 1.18	<p><b>The Trustees have had full regard to the guidance issued by the Charity Commission concerning public benefit.</b></p>

## Achievements and performance

Summary of the main achievements of the charity, identifying the difference the charity's work has made to the circumstances of its beneficiaries and any wider benefits to society as a whole.	Para 1.20	<p>The main role of the Trust is to provide a welcoming and vibrant venue for the Community offering a wide range of events and activities</p> <p>We encourage community interaction and sharing of experiences to enhance wellbeing</p> <p>Our weekly Knit &amp; Natter group is going strong with 25 + ladies attending every week. They are not only very creative - but also offer valuable social interaction. Their wonderful themed displays are a constantly changing feature in our front window raising many smiles! - and they also provided bunting for the DD commemorations</p> <p>We were delighted to host our annual Mayfair celebrations - It is a long standing traditional event over a 4 day period - supported and enjoyed by the whole community - with music by our Town silver band, Maypole dancing and crowning of the May Queen.</p> <p>We continue to receive support from Torrington Town Council and the Townlands Trust - which we much appreciate</p>
---	-----------	--

## Financial review

Review of the charity's financial position at the end of the period	Para 1.21	<p>We had a small increase at the end of the financial year - and did receive some small grant funding - but we are always seeking ways to secure larger grants. This is essential to maintain our Grade II listed building which is now in need of further remedial work in addition to general ongoing maintenance</p>
---	-----------	--

Statement explaining the policy for holding reserves stating why they are held	Para 1.22	<b>This is part of our financial management control programme which is carefully monitored and annually reviewed. We have 3 bank accounts - with one now being exclusively retained as a Reserves Account</b>
Amount of reserves held	Para 1.22	37,000
Reasons for holding zero reserves	Para 1.22	<b>N/A</b>
Details of fund materially in deficit	Para 1.24	<b>N/A</b>
Explanation of any uncertainties about the charity continuing as a going concern	Para 1.23	<b>N/A</b>

### Structure, governance and management

Description of charity's trusts:		
Type of governing document: for example, <a href="#">trust deed</a> , <a href="#">memorandum and articles of association</a> etc	Para 1.25	<b>Memorandum and Articles of Association.</b>
How is the charity constituted? <a href="#">for example limited company</a> , <a href="#">unincorporated association</a> , CIO	Para 1.25	<b>Limited Company by Guarantee</b>
Trustee selection methods including details of any constitutional provisions e.g. election to post or name of any person or body entitled to appoint one or more trustees	Para 1.25	<b>Posts elected at the AGM Trustees appointed for 3-year term and elected at AGM</b>

**Additional information (optional)**

You may choose to include further statements where relevant about:

	SORP refer- ence	
Policy on grant making	Para 1.38	<b>The trustees do not issue grants</b>
Policy on social investment including program related investment	Para 1.38	<b>The Trust retains a Reserves Account</b>
Contribution made by volunteers	Para 1.38	<b>They are at the heart of all we do - from meeting and greeting at fundraisers helping with organisation of weddings, celebrations, meetings, and general events plus support for a range of essential housekeeping</b>
Other		

**Additional information (optional)**

You may choose to include further statements where relevant about:

Achievements against objectives set	Para 1.41	<b>The Trust continually reviews its wide range of events to encourage social interaction &amp; looks for opportunities to enhance and expand its offering.</b>
-------------------------------------	-----------	---



Performance of fundraising activities against objectives set	Para 1.41	<b>The Trustees actively pursue &amp; secure Grant opportunities - which is often challenging but essential to help cover ongoing costs of maintaining a Grade II listed building and replenish necessary equipment</b>
Investment performance against objectives	Para 1.41	<b>Whilst COVID had an enormous impact on the Charity - we feel that we have recovered well and are moving forward</b>
Other		

**Additional information (optional)**

You may choose to include further statements where relevant about:

The charity's principal sources of funds (including any fundraising)	Para 1.47	<p><b>Hiring out the venue for a wide range of events and activities including family celebrations, weddings, health &amp; well-being fairs, choir practice, dance tuition &amp; crafting sessions</b></p> <p><b>The Trustees also run their own events with music &amp; entertainment evenings - and provide a catering and bar service for event bookings.</b></p> <p><b>All monies raised are used for the upkeep of the Building</b></p>
Investment policy and objectives including any social investment policy adopted	Para 1.46	<b>The Trust has a designated Reserves Account. We are not in a position to explore Financial Investment policies.</b>

A description of the principal risks facing the charity	Para 1.46	<p>The whole social &amp; community structure has changed since COVID including - spending habits - and we have noticed this particularly with the drop in our wedding income.</p> <p>We were offering full wedding packages - everything from the ceremony to the reception and then large evening parties But everything now is on a reduced scale with smaller wedding ceremonies, celebratory parties &amp; receptions - which has diluted our income potential.</p> <p>The Trustees are placing more emphasis on "in house events" to contain costs and overheads as much as possible</p>
Other		

#### Additional information (optional)

You may choose to include further statements where relevant about:

Policies and procedures adopted for the induction and training of trustees	Para 1.51	<p>Potential Trustees are invited initially to bring their skills on board as Advisers - they can then get a feel for the Trust and learn its background by working with our existing Trustees. They normally attend committee meetings for at least 6 months before being invited to become a Trustee</p>
The charity's organisational structure and any wider network with which the charity works	Para 1.51	<p>There are regular sub group &amp; full committee meetings to cover all aspects of running the Trust including finance, marketing, building maintenance, health and safety etc.</p>

Relationship with any related parties	Para 1.51	<b>Some of our Trustees sit on other local Committees e.g. Town Council, League of Friends, Torrington Together, Torrington 100 - which enhances our understanding of community needs and aspirations.</b>
Other		

#### Reference and administrative details

Charity name	<b>Great Torrington Buildings Preservation Trust</b>
Other name the charity uses	<b>Great Torrington Town and Community Hall</b>
Registered charity number	<b>1100255</b>
Charity's principal address	<b>The Town Hall Office, High Street, Torrington EX38 8HN</b>

#### Names of the charity trustees who manage the charity

	Trustee name	Office (if any)	Dates acted if not for whole year	Name of person (or body) entitled to appoint trustee (if any)
1	Sandra Crawley	Chair		
2	Helen Rumbold	Secretary		
3	Nigel Lewis-Carpenter	Treasurer		
4	Sue Mills	Trustee		
5	Rose Purcell	Trustee		
6	Paula Langer	Trustee		
7	Grant Langer	Trustee		
8	David Parish	Trustee		

Corporate trustees – names of the directors at the date the report was approved

Director name	
Sandra Crawley	
Helen Rumbold	
Nigel Lewis-Carpenter	

Name of trustees holding title to property belonging to the charity

Trustee name	Dates acted if not for whole year
N/A	N/A

#### Funds held as custodian trustees on behalf of others

Description of the assets held in this capacity	The freehold of the Town and Community Hall Fixtures and fittings Equipment – full inventory kept Large number of paintings of the Rolle Family. These are on loan to us as they are owned by Town and Lands Charity
Name and objects of the charity on whose behalf the assets are held and how this falls within the custodian charity's objects	Great Torrington Buildings Preservation Trust
Details of arrangements for safe custody and segregation of such assets from the charity's own assets	We insure the Building and its Contents ( except the paintings which are the responsibility of Town and Lands Charity) The building has fire and intruder alarms. CCTV is also installed internally and externally on the Building .

#### Additional information (optional)

##### Names and addresses of advisers (optional information)

Type of adviser	Name	Address
Marketing & Event promotion	Neil Littleales	
Marketing	Kerry Littleales	

Event promotion	Katie Gillanders	
-----------------	------------------	--

Name of chief executive or names of senior staff members (optional information)

--

### Exemptions from disclosure

Reason for non-disclosure of key personnel details

N/A

### Other optional information

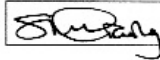
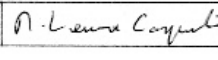
### Declarations

The company has taken advantage of the small companies' exemption in preparing the report above.

The trustees declare that they have approved the trustees' report (including directors' report) above.

Signed on behalf of the charity's trustees/directors

Signature(s)

Full name(s)

Sandra Margaret Crawley

Nigel Lewis-Carpenter

Position (for example Secretary, Chair, etc)

Chair

Treasurer

Date

23/6/25

