

The Dunholme Trust

Charity No 1160106
Dunholme Old School Centre
8 Market Rasen Road, Dunholme, Lincoln, LN2 3QR



NATIONAL
LOTTERY
CHARITIES
BOARD

(COMMUNITY FUND)

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Chairman's Report for 2022

2022 was a year that has continued to grow after the COVID-19 Pandemic.

Not only did the regular users restart their activities but there was an increase in new organisations.

We also managed to continue with our modernisation and repair programme that had been set at the beginning of the year.

A. The Occupancy of the Old School in 2022

There was an increase in our occupancy, and so our income increased quite considerable. All organisations that uses the old school community centre before the covid restriction have returned as well as some additional uses as the population started social gatherings again.

The breakdown for 2022 is:

Organisation Types	Hours	Occasions	%
Clubs and other Voluntary Organisations	180	46	17%
Education and Skills Training	604	202	56%
Recreation and Leisure & Social Welfare	190	63	18%
Commercial Enterprises	96	31	9%
TOTALS	1070	342	100%

As can be seen once again this year in the above table over 50% of our occupiers were delivering some kind of Education and Skills. This was because all the educational and training groups returned after the covid lockdown. The Clubs and other voluntary organisations also increased quite considerably from 40 hours to 180 hours. There was a drop however in the usage by the Commercial Enterprises.

B. Property Development

The conditions laid down by the planning authority for a 365 Square meter extension to the rear of the property were completed during 2022. This included engineering survey on ground conditions, flood risk assessment and an archaeological survey.

However, the final plans as submitted to the planners was once again scrutinised by the trustees. Due to the time between submitting the application and it being approved further development have been taking place in the community. The idea of having a large hall for social events now seemed not to fit into the overall development scheme for the village. Our village hall, owned by the Parish Council, was until recently half a mile outside the village curtilage. But with permission to build over 400 houses in the vicinity the village hall is now surrounded by houses. The trustees therefor consulted with the parish council to determine hoe we could all benefit this increase in population.

It was agreed that the parish council would develop the village hall for larger social events as they have the surrounding land and existing facilities. The old school would concentrate on providing for smaller event including voluntary organisations and local employment opportunities.

The trustees therefor engaged an architect to revise our existing plans but based on the original application.

C. Income

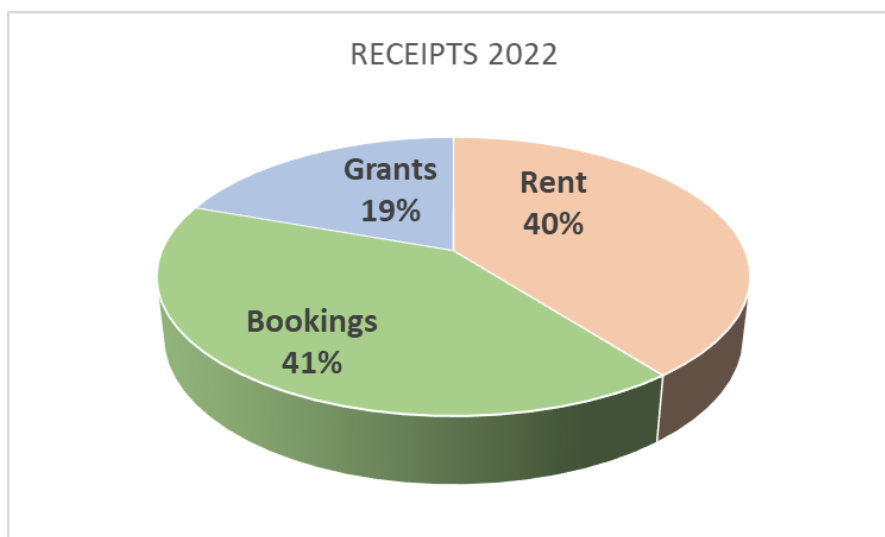
The charity's main revenue stream comes from the hiring out of the facilities of a community centre, this year was the first full year after the national lockdown. We were fortunate that our outdoor space was ideal for fast food vending vehicles for take away meals. These were permitted by the Government regulations as being essential services. Although initially only on a temporary basis they have continued throughout the year showing potential for the future in maximising our revenue.

The charity has three main revenue streams;

1. Long term rental, (this is a full-time occupancy of areas of the building used exclusively by them).
2. Casual user's fees, (This is the hourly paying room hire users)
3. Grants.

The total income of the charity for 2022 was £25,643.00. The income from each stream is as follows:

RECEIPTS 2022	
Rent	10132.00
Bookings	10511.00
Grants	5000.00
TOTAL	£ 25643.00



As can be seen 41% of our income has come from the casual bookings and a further 40% from our rented property of the Community Centre. We also received a grant from Western Garfield of £5000, up from £1000 from Awards for all last year. So, 81% of our income was from the charity's own activities.

D. Expenditure

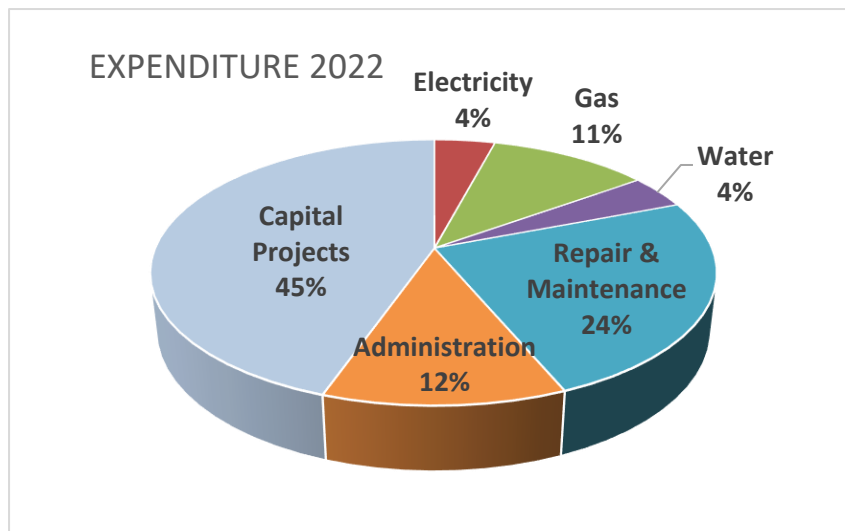
As the Dunholme Trust being the owners of the Old School, our fixed costs are very small, amounting to only the standing charges on the utilities.

The variable costs therefore are just the utility usages of water, electricity and gas which is easily covered by our income from rentals and room hire.

The largest expenditure for 2022 was the ongoing restoration work on the Old School building. With the routine Repair and Maintenance, it accounted for 70% of our total expenditure.

Th Administration costs also seem quite hire but once again this has occurred by the monthly internet payments and increase in insurance payments.

EXPENDITURE		Percentage
Electricity	463.05	4%
Gas	1227.73	11%
Water	463.87	4%
Repair & Maintenance	2763.99	25%
Administration	1313.94	12%
Capital Projects	5026.86	44%
TOTAL	£ 11259.44	100%



E. Financial Summary.

2022 saw an income of £25,643 an increase of £11723 and an expenditure of £11259 a decrease of £292. With an opening balance of £13648 and a surplus of £14383 the closing balance is therefore **£28,032**

This surplus is due to the reduced refurbishment work, which is nearing the end, and the repair and maintenance of the Old School building and the increased of income and grants.

F. Future Development

It is hoped that with a new architect looking at our proposed amendment to the plan already approved that we can proceed to the quotation stage of our development. We been informed that a sum of around £450,000 will be a figure we should be seeking. We have already contacted specialist in finding grants in this region.

G. Final Summary.

The charity is in good financial order with dedicated and skilled trustees ready to meet the needs for the advancement of education, social welfare, recreation and leisure time occupation with a view to improving the conditions of life for the residents of Dunholme by maintaining the Dunholme Old School as a thriving community centre. Throughout the year the trustees managed the six bi-monthly meetings.

John A Ritchie BEM
Chairman
The Dunholme Trust
(Dunholme Old School Community Centre)

ACCOUNTS

1 January 2022 to 31 December 2022

RECEIPTS		EXPENDITURE	
Bookings	10511.00	Electricity	463.05
Rent	10132.00	Gas	1227.73
Grants	5000.00	Water	463.87
		Repair & Maint	2763.99
		Administration	1313.94
		Capital Projects	5026.86
TOTAL	£ 25,643.00	TOTAL	£11,259.44

Opening as of	01/01/2022
Bank	£ 13,648.78
Add Surplus	£ 14,383.66
Total	£28,032.44
Closing date	31/12/2022
C in H	0
Lloyds Bank	£28,032.44

John Ritchie
Chairman



Grahame Dunkin
Treasurer

