

BARFORD YOUTH & COMMUNITY CENTRE

Charity Number: 1166022
(a Charitable Incorporated Organisation)

Trustees' Annual Report and Financial Statements for the Period 1st April 2024 to 31st March 2025

OCTOBER 2025

Reference & Administration Details

Charity name: BARFORD YOUTH & COMMUNITY CENTRE

Charity number: 1166022

Charity's operating address: Youth & Community Centre, Wasperton Lane, Barford,
Warwick CV35 8DT

Charity's contact address: 37 Dugard Place, Barford, Warwick CV35 8DX

Names of the Charity Trustees who managed the Charity as at 31.03.25

<i>Trustee Name</i>	<i>Office (if any)</i>	<i>Appointed</i>	<i>Retired</i>
Mr Ian Paterson	Chairman	19.06.2023	
Mr Rod Scott	Secretary	01.07.2024	
Mrs Alex Farr	Treasurer	01.07.2024	
Mrs Wendy Barlow		27.06.2022	
Mr Ed Butlin			24.10.24
Mr John Murphy	JPC representative	Ex officio	
Mrs Susan Heap	Scouting representative	Ex officio	
Mr Martin Russell		19.06.2023	
Mrs Jane Scott	Parochial Church Council representative	Ex officio	
Vacant	Guiding representative	Ex officio	

The Trustees of Barford Youth & Community Centre met 11 times during 2024/25 (this unusual frequency related to the completion of the Y&CC Project in September 2024)

The charity's AGMs were held on 1st July 2024 (for 2023/24) and 30th June 2025 (for 2024/25).

According to the charity's constitution, one third of the elected Trustees is required to resign each year, but may be re-elected if eligible. At the AGM on 1st July 2024, Mr Scott and Mrs Farr resigned, but were willing to be re-elected and they were re-elected unanimously by the members on a show of hands.

Mr Murphy is an *ex officio* Trustee as the nominated representative of the local Joint Parish Council

Mrs Scott is an *ex officio* Trustee as the nominated representative of the local Parochial Church Council.

Mrs Heap is an *ex officio* Trustee as the Group Lead Volunteer of the 1st Barford Scout Group.

The position of *ex officio* Trustee as representative of Guiding continues to be vacant as there is no active Guiding Unit in Barford.

During 2024/25 Mr Ed Butlin resigned as a Trustee on 24th October 2024. No Trustee resigned between the year-end and the date of this report.

Since the end of the 2024/25 year and the date of this report, Ms Vickie Wood was appointed as a Trustee at the Trustees' Meeting on 6th May 2025; her appointment was ratified at the AGM on 1st July 2025.

Structure, Governance & Management

Description of the Charity's Trusts

Type of Governing Document: Constitution

How the Charity is Constituted: Charitable Incorporated Organisation

Trustee Selection Methods: The ex officio Trustees are the Group Lead Volunteer, a representative appointed by the Parochial Church Council and a representative appointed by the Joint Parish Council. The ex-officio position for a Guide Leader is currently vacant. The Chairman, Treasurer and Secretary of the Group, as elected by its members, are typically elected (rather than ex officio) Trustees.

How New Trustees are Inducted and Trained: New Trustees are inducted through explanation of their roles, responsibilities and accountabilities according to the charity's Constitution. They are guided to the information available for Trustees on the Charities Commission website.

Objectives & Activities

Summary of the Objects of the Charity as set out in its Governing Document

The objects of the CIO are, without distinction of political, religious or other opinions,

- 1) To promote the development of young people in achieving their full physical, intellectual, social and spiritual potentials as individuals, as responsible citizens and as members of their local, national and international communities by providing a building and related facilities (the "Barford Youth & Community Centre") for meetings and activities of the local Scouting and Guiding groups and providing other support to those Groups; and
- 2) To provide a building and related facilities in the interests of social welfare for educational, recreational and other leisure time activities by the residents of Barford and neighbouring communities in the south of Warwickshire with the object of improving their conditions of life, and providing other support for such activities.

If necessary to resolve any conflict or overlap in use of resources or finances, including requests for use of the building and facilities, Objective 1) shall have priority over Objective 2)

Note: There is currently no active Guiding Group

Summary of the Main Activities Undertaken for the Public Benefit in Relation to the Charity's Objects

Barford Youth & Community Centre (BYCC) provides and manages a venue for activities vital to the local community. This includes several regular groups providing meetings and activities for various sections of the local population. The venue and facilities are also in regular, frequent use for meetings of the Barford Scout Group. BYCC pays for the running (utilities, insurance, etc.) and maintenance of the building and facilities used for these various meetings and activities. BYCC also provides some limited financial support in paying for Scout Group leaders' uniforms, training and annual membership fees to the Scout Association.

Use of the site of the building is by Lease from the Diocesan Trustees for the Diocese of Coventry and the Rector and Church Wardens of St. Peter's Church Barford.

The venue and facilities are also used for many other, local community activities on a regular and occasional basis.

The building which had been provided by the charity (the "Scout Hut") was over 35 years old and in great need of replacement. BYCC hence engaged on a major project to replace the hut with a new, larger, energy efficient and cost effective building with disabled access that meets current building and environmental standards (the "Youth & Community Centre" or Y&CC).

During 2024/25, the management of this project and monitoring of progress was by the Trustees, as part of their meetings. A Project Manager (appointed by the Trustees at the start of 2019/20 and renewed in July 2021 as a rolling contract on 3 months' notice) reports regularly to the Trustees and attended its meetings. The Trustees also contracted with a local Quantity Surveyor, who has substantial experience and knowledge in projects such as the Y&CC.

With the completion of the Y&CC project in September 2024, the contract with the Project Manager concluded. Use of the Quantity Surveyor has continued during the 12 month rectification period with the contractors used for the Y&CC; that period ends in October 2025.

Additional Details of Objectives & Activities:

Barford is a small, rural village in south Warwickshire, which has expanded significantly in recent years through new housing developments. It is some 5 miles from the nearest towns and has limited social or recreational facilities for the local people. With limited public transport links to the urban centres, it has been recognised by Warwick District Council as suffering a degree of 'rural isolation and deprivation'.

BYCC provides and manages the venue and facilities for a wide range of local community activities and meetings. These include the regular sessions of the weekly 'Scout Hut Café' and of the local Art Group, Fitness and Pilates groups, an art & craft group for toddlers and a Cello Class for Adults. The Y&CC is also used regularly for local Church meetings and a local charity which makes funding grants to local residents in need of assistance.

In providing the location for the Barford Scout Group, BYCC supports the educational, physical, emotional and ethical development of around 100 young people from the village and the surrounding local area. The local Scouts Explorers Group also uses the Y&CC venue.

The weekly 'Scout Hut Café' is attended by 30 to 40 local people, many of whom are elderly; it enables them to meet and socialise (thus enhancing their quality of life). The local Art Group meets weekly and is well attended. An ecological group (Bar Zero) uses the hut monthly as a place for villagers to bring broken items for repair and offers tea and cakes while they wait. The Y&CC is also used by a qualified therapist, registered with the National Counselling and Psychotherapy Society, who supports local individuals seeking support and advice.

In addition, the venue is also frequently used for small private functions such as birthday celebrations and christening parties, and for amateur drama rehearsals. The Y&CC is also used by local charities for events to raise funds (e.g. jumble sales).

BYCC itself also holds occasional fundraising events in the Y&CC (e.g. bingo evenings and quiz nights).

Without the venue and facilities provided by BYCC, none of these highly beneficial activities for the local community would be able to continue.

The project to fund construction of a new building to replace the old Scout Hut increases the benefit provided and is suitable for increased use for a wider range of local community activities.

BYCC hence serves the needs of local people across a very wide age range and provides great benefit to the local community as a whole.

Achievements & Performance

Statutory Declaration

The trustees declare that they have complied with their duty to have due regard to the guidance on public benefit published by the commission in exercising their powers or duties.

Summary of the Main Achievements of the Charity for the Year 2024/25

The focus over several years had been on securing the funding needed for construction of the new Y&CC building to replace the very dilapidated old "Scout Hut". This was significantly interrupted by the Covid pandemic in 2020 and impacted by greatly increased energy prices, and construction material and contractor costs. Funding was secured through national, regional and local grant funders, Warwickshire County Council and Warwick District Council grants, and through local fundraising activities and donations.

Through these, the target needed to fund construction was reached in Summer 2023 and the project moved towards the construction phase. After the demolition of the old Scout Hut in August 2023 and subsequent clearing and preparation of the site, construction started in January 2024 and was completed on time and to budget in September 2024.

On Saturday 21st September, the new Y&CC had its Grand Opening, by the Lord Lieutenant for Warwickshire, Mr Tim Cross.

The new building has a larger Hall than the old Scout Hut, a well-equipped Kitchen and Bar, a Meeting Room and an Office, as well as toilets and other facilities. It has electricity generation from PV cells and a storage battery, with arrangement to sell excess energy to the national grid.

The Y&CC has a Premises License issued by Warwick District Council, so events can include provision of alcohol and music and dancing, and a licence for playing live and recorded music.

The new building started to be used in early October 2024, with many of the regular users of the old Hut returning and new users starting.

Usage has continued to grow since. There are currently around ten regular user groups and plus now four sections of the Barford Scout Group and the local Explorer Scouts. There have also been many one-off bookings (including birthday parties of all ages, wedding and anniversary celebrations, and fund raising events for many local good causes).

Unsurprisingly, once the Centre was in use the need for some enhancements was apparent – especially the acoustics in the Hall and improved access to the main entrance (especially for those with limited mobility).

Better access, with extended block-paving and new tarmaced area, was completed in December 2024 and (after the 2024/25 year end) acoustic panels were installed in the Hall in June 2025.

Since the opening in late September 2024, there has also been the installation of vertical window blinds, two benches, new gates to make the outdoor area more secure, a defibrillator and new Wi-Fi.

Those enhancements have been enabled by continuing generous donations and grants, and local fundraising.

For the future, the Trustees are now considering other enhancements when funds allow, such as a projector and screen that could be used for public meetings and perhaps a 'pop-up cinema'.

The Trustees are currently assessing the position of our income from hire of the Y&CC against our costs. While that is tricky as yet, as various estimates/assumptions are needed in absence of a full year's operation, the indications are that there will be a small surplus over the year.

However, we need to continue fundraising and seeking donations as we also need to build up funds for the annual repayment of the loan (see “Outstanding Debt” below). It is hence likely that in the Autumn the Trustees will consider if we need to increase the hire charges.

Because for the first half of the 2024/25 year covered by this report and the Annual Accounts, BYCC was not able to provide a venue for use by the local community (the old Scout Hut having been demolished and the new Y&CC not in use until October 2024), income from rental charges was lower than in a normal, affecting Unrestricted Income and Expenditure.

However, as 2024/25 was the ‘peak year’ for gathering the funding for the Y&CC project and construction of the new Y&CC, the Annual Accounts show a much higher than normal income and expenditure in Restricted Funds.

(The 2023/24 Accounts were similarly, but to a lesser extent, impacted by the fundraising and preparatory stages of the Y&CC Project. The final payments to the contractor and professional advisors will show in the 2025/26 Accounts)

Financial Review

Brief Statement of the Charity's Policy on Reserves

The Charity operates three current bank accounts and one savings account.

The three current accounts are used separately for:

- holding the income from charging for use of the Y&CC and the expenses of operating it (utilities, cleaning, insurance, rates, general maintenance, etc.)
- holding the funds received and the expenses expected to be needed to meet near-term costs of improving the Y&CC.
- holding the charity’s 200 Club (funds received from the annual cost for individuals to take part and outgoings to pay the quarterly prize monies)

The savings account (held with Santander) is interest-giving and is used to hold funds not expected to be needed in the short term. For example it holds funds needed for the final contractor’s and professional advisor’s charges, due in October 2025.

At the decision of the Trustees, surplus funds not required prudently to be kept in the current accounts to ensure the continuing operation of the Y&CC and the 200 Club may be transferred to the Y&CC Project account and/or to the Santander savings account.

Details of Any Funds Materially in Deficit: None

Statutory Notes to the Accounts

Particulars of Any Outstanding Guarantee Given by the CIO

As an important part of the project to build the new Youth & Community Centre, a new Lease on the ground used by BYCC was agreed in Autumn 2023, to replace the previous Lease (which was for 30 years from 02/10/2017). The new lease has a term of 50 years from October 2023.

The lease is with the Coventry Diocesan Trustees and the Rector and Churchwardens of Barford. The rent payable is £100 per annum, increased for each fifth year in line with RPI inflation.

Particulars of Any Outstanding Debt

As part of the funding for the new Y&CC, the charity was very grateful to receive a loan from a local resident of £100,000. This is to be repaid annually over 10 years with the first payment in March 2026 at zero interest.

Trustees are mindful of having to ensure funds are available to meet this repayment schedule (with funds held in the Santander savings account for this purpose)

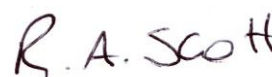
Repayment of this loan is included in the BYCC business plan for operation of the new Y&CC, which was submitted to Warwick District Council and approved by them in order for the Council to confirm its grant funding to the Y&CC project.

Declaration

The Trustees declare that they have approved the Trustees' Report above.

Signed on behalf of the Charity's Trustees

Signatures:



Full Names: Ian Stuart Cunningham
Paterson

Roderick Andrew Scott

Positions: Chairman and Trustee

Secretary and Trustee

Date: October 2025

October 2025

Independent Examiner's Report on the Accounts

The Annual Accounts for 2024/25 have been independently examined; the examiner had no comments to make to the Trustees.

	Year ending 31 st March 2025			Year ending 31 st March 2024		
Income:	Unrestricted £	Restricted £	Total £	Unrestricted £	Restricted £	Total 2024 £
Grants ^a	1,494.00	431,500.01	432,994.01	1,400.00	23,000.00	24,400.00
Loans	0	125,000.00	125,000.00	0	0	0
Donations (Gift Aided)	0	7,350.00	7,350.00	0	10,385.00	10,385.00
Donations (non Gift Aided)	1,805.00	4,032.36	5,837.36	0	159,276.54	159,276.54
Claimed Gift Aid	0	3,631.70	3,631.70	0	13,913.54	13,913.54
Rental ^b	4,333.60	0	4,333.60	619.00	0	619.00
Fundraising ^c	5,722.93	9,540.25	15,263.18	0	16,292.36	16,292.36
200 Club (<i>net of costs</i>)	0	495.00	495.00	0	500.00	500.00
Water supplied ^d	352.87	0	352.87	348.80	0	348.80
Interest ^e	0	128.40	128.40	0	80.70	80.70
Other ^f	160.44	0	160.44	33.40	230.77	264.17
Total Income:	13,868.84	581,677.72	595,546.56	2,401.20	223,678.91	226,080.11

a) *Unrestricted*: JPC Community Centre grant £1,494.00. *Restricted*: Barford Relief in Need Charity £500.01; 29th May 1961 Charitable Trust £10,000; National Lottery £30,000; JPC £60,000; Barford Community Charity £81,000; and WDC £250,000.

b) Hall Regular £2,633; Hall Incidental £981.60; Meeting Room £68; Storage £600; chairs/tables £51. Some payments are for dates after 31/03/2025.

c) This includes the Opening day £5,518.93; "School Reunion" £204; Santa Sleigh (Lions) £320; Hilary Maynard's monthly quizzes £898; Scout Hut Café £2,557; "1,000-in-5" £1,145.70; "Buy-a-brick" £3,000; and various other fundraising efforts.

d) Water supplied to Church and Parish allotments, which we initially pay for and are then reimbursed for (see also note g).

e) Santander deposit account.

f) SSE (electricity) refund (£150) & Ecclesiastical insurance refund (£10.44).

	Year ending 31 st March 2025			Year ending 31 st March 2024		
Expenditure:	Unrestricted £	Restricted £	Total £	Unrestricted £	Restricted £	Total 2024 £
Utilities – water ^g	645.46	0	645.46	383.21	0	383.21
Utilities – electricity ^h	1,148.68	1,533.68	2,682.36	648.77	0	648.77
WIFI ⁱ	553.18	0	553.18	0	0	0
Rates ^j	0	0	0	22.98	0	22.98
Insurance	1,093.12	0	1,093.12	1,186.68	0	1,186.68
Lease of allotments land	100.00	0	100.00	100.00	0	100.00
Maintenance, repairs, improvements ^k	6,419.53	1,500.000	7,919.53	205.00	0	205.00
Subsidies to Scout Leaders (uniforms)	0	0	0	257.34	0	257.34
Project Manager	0	8,400.00	8,400.00	0	19,500.00	19,500.00
Architect	0	2,310.00	2,310.00	0	5,243.88	5,243.88
Quantity Surveyor	0	11,535.01	11,535.01	0	18,283.12	18,283.12
Contractor	0	794,478.00	794,478.00	0	132,308.50	132,308.50
Fundraising expenses	1,158.84	2,395.60	3,554.44	0	0	0
Loan repayment	0	16,000.00	16,000.00	0	0	0
Other ^l	632.35	4,022.40	4,654.75	0	2,615.63	2,615.63
Total expenditure:	11,751.16	842,174.69	853,925.85	2,803.98	177,951.13	180,755.11

g) This includes the water supplied to the Church and Parish allotments, for which we are reimbursed. The amount BYCC actually had to pay is £645.46 – £352.87 = £292.59 (see also note d).

h) *Unrestricted*: A considerable amount of electricity was used by the Contractors during construction of the new Y&CC (before the solar panels were installed and commissioned). *Restricted*: payment to National Grid for new connection £1,533.68.

i) WIFI was needed for the commissioning of the solar panels. The only company that could provide us with WIFI within the required time frame charged £75 per month. We have since changed to a provider who charges £33.60 per month.

j) This past year we paid no rates, as there was no completed building for a large part of it. We have now started paying rates again.

k) *Unrestricted*: Weekly cleaning from mid-September 2024 £887.60; emergency drains repairs £3,516; blinds £1,615; keysafe & letterbox £60.98; fire risk assessment £250; dishwasher detergent & rinse aid (2x for 2 dishwashers) £89.95. *Restricted*: Connection to allotments path £1,500

l) *Unrestricted*: incl. PPL PRS Licence & WDC Premises Licence with licence application fees. *Restricted*: Building control fee £1,710; WIFI connection £742.80; Church allotments gate contribution £268; plus a number of smaller items.

	Unrestricted £	Restricted £	Total for year ending 31 st March 2025 £
Total income	13,868.84	581,677.72	595,546.56
Total expenditure	(11,751.16)	(842,174.69)	(853,925.85)
Balance for year:	£2,117.68	(260,496.97)	(258,379.29)
Balance brought forward from previous year:	7,307.42	283,977.67	291,213.09
Transfer between Funds ^m:	3,516.00 (10,000.00)	10,000.00 (3,516.00)	
Balance carried forward to next year:	2,941.10	29,964.70	32,905.80

m) £3,516 moved from Restricted to Unrestricted to pay for the drains repair as this was related to the Y&CC Project but the cost was paid from the Current a/c; £10,000 moved from Unrestricted to Restricted as envisioned by Trustees as part of funding the Y&CC Project.

Unrestricted Fund	£
Current account (NatWest 66530709) (per statement)	2,941.10
Unrestricted balance:	2,941.10

Restricted Fund	£
Restricted balance in Santander deposit account (per statement)	27,329.43
200 Club Club account (per statement)	903.00
Project account (NatWest 38510847) (per statement)	1,732.27
Restricted balance:	29,964.70

Accounts held by BYCC:		
<i>Unrestricted Fund:</i>	NatWest "Community Current Account" ("Business Current Account" for non-profit organisations)	BYCC General GB21 NWBK 60 12 35 66530709
<i>Restricted Fund:</i>	NatWest "Community Current Account" ("Business Current Account" for non-profit organisations)	BYCC Project GB24 NWBK 60 12 35 38510847
	NatWest "Community Current Account" ("Business Current Account" for non-profit organisations), administered separately by Mrs. K. Robinson, 200 Club Administrator	BYCC 200 Club GB56 NWBK 60 12 35 41544722
	Santander "Treasurer's Saving Account"	GB95ABBY09015005007003

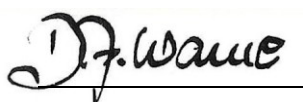
Prepared by: Mrs. Alex Farr, treasurer BYCC Date: 07/06/2025

Signature:



Independently examined by: Mr. Doug Warne Date: 26/06/2025

Signature:



26/06/2025