



The Church Street Rooms

Charity Number: 1169922

Financial Statements for the year ended 31 December 2024

Prepared by:

Anne Davies. MAAT, BSc

Honorary Treasurer

Trustees Report for the year ended 31 December 2024

The Trustees present their report and accounts for The Church Street Rooms, a charitable incorporated organisation, for the period ended 31 December 2024.

The Church Street Rooms was incorporated at the Charities Commission on 27th October 2016 (registration number 1169922) and took over the management of the village hall known as "the church street rooms" from the unincorporated organisation known as the Corby Glen Community Project.

Objectives & Aims

The sole objective of The Church Street Rooms is to provide and maintain a village hall for the use of the local & wider community.

The hall is used for meetings / lectures / classes and other forms of recreational activities by the local & wider inhabitants of Corby Glen and its surrounding villages. Reflecting the hall's association with the Lincoln Diocese, the building also functions as a church hall.

The trustees' have taken due regard of the guidance issued by the Charities Commission on public benefit. The trustees acknowledge the benefit The Church Street Rooms receives from the generous contributions made by volunteers, both in terms of time and monetary personal expense, and recognise that without this contribution the running of the hall would be disadvantaged.

Achievements

Our charity has had a good year and fulfilled its primary purpose, i.e. to maintain Church Street Rooms as a community venue for our village. We have provided space for a range of social activities, public meetings, and private gatherings. As usual, we were very busy during the 2024 sheep fair, supporting the event and generating useful income. Church Street Rooms has also been regularly used for meetings and events connected to St John's church. Our weekly coffee club is thriving, and provides an important weekly opportunity for retired residents to socialise. We have also contributed to our village in other ways, for example, by offering our local History Society storage space to keep their archive. In 2024 we appointed four new trustees for our charity, and there have been two resignations. We continue to look for ways of further strengthening our team, particularly by involving newcomers to our rapidly expanding village.

The activities that Church Street Rooms hosted during 2024 were as follows: Community Groups: Coffee club, Choir, Exercise class, History society, Indian dance group, Line dancing, Tai Kwando, Women's Institute. Church-related events: Benefice meetings, Deanery meetings, Lay minister training, Lent course, Messy church, Parochial church council meetings, Sunday school. Family events: Birthday parties, Receptions, Wakes. Local/national administration: General election polling, Local MP visit, Neighbourhood Plan meetings and referendum, Parish Council meetings, Willoughby Close management. Special events: Christmas party, Harvest supper, MacMillan coffee morning, Open-house meeting, Sheep fair refreshments.

Church Street Rooms is a relatively old (1910) building that was renovated approximately 20 years ago, and needs ongoing maintenance. This year we undertook minor work on the leaking flat roof of the conservatory, and we have repaired and painted some of the external woodwork. Fortunately, towards the end 2024 we were given an opportunity to apply for 'S106 money' arising from large scale housing developments in the village. This funding is expected to come onstream in 2025, and will enable us to employ professional contractors to replace the flat roof, and to undertake complete external repainting. We are extremely grateful to the Parish Council for supporting our applications for this S106 money. Other maintenance this year has included replacing a built-in oven, fitting new external security lights, reconfiguring lighting in the old post office area, and repairing more of the tables in the conservatory.

Trustees Report for the period ended 31 December 2024 (continued)Financial Review

Our total income in 2024 (£6,976) was similar to that for 2023 (£7,080), with the major portions being from hall hire (£3,462), coffee club (£1,831) and special events (£1,157), particularly the sheep fair. Our total expenditure this year (£6,661) was notably higher than in 2023 (£4,063), mainly attributable to additional energy costs (£3213 versus £1179), but other costs have also risen. Consequently, our net surplus for 2024 was only £315, compared to £3017 for 2023. Our expenditure can be expected to continue to rise in 2025, so that if we are to avoid eroding our reserves, we will need to increase our income. We reluctantly increased our hire charges by approx. 10% in October 2024, and we may need a similar increase in 2025.

Structure, Governance and Management

The Church Street Rooms is governed by its constitution document as lodged with the Charities Commission.

Trustees are sought from the local and wider community in which the hall operates. Individuals are selected for their local knowledge, skills and experience. Before joining the trustee board, individuals are given the opportunity to attend meetings as a visitor to observe the board in operation.

The Church Street Rooms is a member of Community Links, a Lincolnshire based charity providing advice and resources to organisations & individuals who operate within the rural communities. They provide us with targeted project support; technical, governance and legal advice and training; and through the provision of consultancy services.

The hall referred to as the Church Street Rooms as a building is held under a Deed of Trust document by the Diocesan of Lincoln, with the sole trustee being the Parish Priest. The CIO called "The Church Street Rooms" is solely liable for the maintenance and daily operation of the said hall and as such the Parish Priest sits on our committee as an invested interested trustee.

Principal address

The Church Street Rooms principal address is:

Village Hall, 7 Church Street, Corby Glen, Grantham NG33 4NJ

Trustees

All trustees appointed are as listed below, two trustees resigned during the period.

Jon Wakerley	Chair
Anne Davies	Treasurer
David Hinsley	Trustee
Dean Miller - <i>resigned 8th August 2024</i>	Trustee
Reverend Stephen Buckman	Trustee
Paul Newbery	Trustee
Susan Woodman	Trustee
Phillipa Lane	Trustee
Kathryn Walker - <i>resigned 7th October 2024</i>	Trustee

The trustees declare that they have approved the trustees' report above on 17th October 2025.

Signed on behalf of the Charity's trustees

Jon Wakerley - Chair

The Church Street Rooms

Charity number: 1169922

Income and Expenditure Account for the period ended 31 December 2024*All figures relate to Unrestricted funds*

	Ye 31/12/24	Ye 31/12/23
	£	£
INCOME		
Coffee shop sales	1,831	1,406
Hall hire	3,462	3,626
Donations received	259	550
Event income	1,157	1,196
Bank interest received	268	303
Total Income	6,976	7,080
EXPENDITURE		
Cost of sales: Coffee shop	73	112
Event costs: Sheepfair		124
Christmas celebrations	46	-
Utilities: Heat and light	3,213	1,179
Water	180	191
Telephone	619	561
Rates	75	71
Licences: PRS/PPL for music	155	139
ICO	40	40
Insurance	737	641
Maintenance: Alarms & fire equipment	500	396
Fixtures & fittings (including replacing capital items)	926	446
IT / website costs / Adverts	97	162
Total Expenditure	6,661	4,063
Net Surplus / (Deficit) for the period	315	3,017
Cash funds brought forward at 1 January		
Bank Account - Lloyds Bank	4,135	1,229
Bank Account - Lincoln Diocese Account CCLA account	6,892	6,660
Cash in hand	-	121
	11,027	8,010
CASH FUNDS AT THE PERIOD END	11,342	11,027
REPRESENTED BY:		
Bank Account - Lloyds Bank	4,257	4,135
Bank Account - Lincoln Diocese Account CCLA account	7,085	6,892
Cash in hand	-	-
	11,342	11,027

The trustees declare that they have approved the income and expenditure account.**Signed on behalf of the Charity's trustees on 17th October 2025.****Jon Wakerley - Chair**