

THE OVERTON COMMUNITY ASSOCIATION

England & Wales · Charity number 1171431

Details

Status Registered

Legal form CIO

Registered 2017-02-02

Register [View on the Charity Commission register](#)

Contact

Address 59 Winchester Street
Overton
Basingstoke
RG25 3HT

Phone 01256771219

Website <https://overtoncommunitycentre.org.uk>

Activities

Objects: A) TO PROMOTE THE BENEFIT OF THE INHABITANTS OF OVERTON AND THE NEIGHBOURHOOD WITHOUT DISTINCTION OF SEX OR OF POLITICAL, RELIGIOUS OR OTHER OPINIONS BY ASSOCIATING THE LOCAL AUTHORITIES VOLUNTARY ORGANISATIONS AND INHABITANTS IN A COMMON EFFORT TO ADVANCE EDUCATION AND TO PROVIDE FACILITIES IN THE INTERESTS OF SOCIAL WELFARE FOR RECREATION AND LEISURE-TIME OCCUPATION WITH THE OBJECT OF IMPROVING THE CONDITIONS OF LIFE FOR THE SAID INHABITANTS. B) TO ESTABLISH OR SECURE THE ESTABLISHMENT OF A COMMUNITY CENTRE AND TO MAINTAIN AND MANAGE, OR TO COOPERATE WITH ANY LOCAL STATUTORY AUTHORITY OR ANY OTHER BODY NOMINATED BY THEM IN THE MAINTENANCE AND MANAGEMENT OF SUCH A CENTRE FOR ACTIVITIES PROMOTED BY THE ASSOCIATION OR ITS CONSTITUENT BODIES IN FURTHERANCE OF THE ABOVE OBJECTS.

Activities: Management of a Community Centre

Classification

- **How:** Provides Buildings/facilities/open Space
- **What:** General Charitable Purposes, Education/training, The Advancement Of Health Or Saving Of Lives, Arts/culture/heritage/science, Environment/conservation/heritage, Economic/community Development/employment, Recreation
- **Who:** Children/young People, Elderly/old People, People With Disabilities, Other Charities Or Voluntary Bodies, The General Public/mankind

Geography

- Hampshire

Finances

Period end	Income	Expenditure	Assets	Employees
2025-03-31	£42,086	£29,826	-	-
2024-03-31	£43,278	£74,009	-	-
2023-03-31	£29,732	£52,837	-	-
2022-03-31	£39,010	£20,099	-	-
2021-03-31	£61,644	£51,385	-	-

Trustees

Name	Role	Appointed
PAULA BAKER	Chair	2016-12-21
Amanda Louise Hepburn		2025-12-17
Bernard Anthony Flood		2025-11-19
Colin John William Phillimore		2025-03-19
John Davenport		2025-03-19
John Frederick Troman		2024-09-17
SUSAN MARY CARTER		2016-12-21

THE OVERTON COMMUNITY ASSOCIATION

England & Wales - Charity number 1171431

Accounts

Trustees' Annual Report for the period

From **Period start date** 1st April 2024 **To** **Period end date** 31st March 2025

Section A

Reference and administration details

Charity name Overton Community Association

Other names charity is known by OCA

Registered charity number (if any) 1171431

Charity's principal address

Overton Community Centre
 Winchester St, Overton
 Basingstoke
Postcode RG25 3HS

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	Paula Baker	Chair		Members of OCA
2	Susan Carter	Secretary		ditto
3	Robert Challen	Treasurer		ditto
4	John Davenport			ditto
5	Stephen Williams	Vice Chair	From 19 March 2025	OCA Trustees
6	Lauren McCann		From 17 September 2024	Members of OCA
7	John Troman		From 17 September 2024	Members of OCA
8	Colin Phillimore		From 19 March 2025	OCA Trustees
9				
10				
11				
12				
13				
14				
15				
16				
17				
18				
19				
20				

Names of the trustees for the charity, if any, (for example, any custodian trustees)

Name	Dates acted if not for whole year
N/A	

Names and addresses of advisers (Optional information)

Type of adviser	Name	Address
Independent Inspector of Accounts	K.M. Rafferty BA FCMA CGMA	Lumarden, Tunworth Road, Mapledurwell, Basingstoke Hants RG25 2LT

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

Section B Structure, governance and management

Description of the charity's trusts

Type of governing document <i>(eg. trust deed, constitution)</i>	Constitution
How the charity is constituted <i>(eg. trust, association, company)</i>	Association
Trustee selection methods <i>(eg. appointed by, elected by)</i>	Elected at AGM or elected by Trustees to fill vacancies

Additional governance issues (Optional information)

You may choose to include additional information, where relevant, about:

- policies and procedures adopted for the induction and training of trustees;
- the charity's organisational structure and any wider network with which the charity works;
- relationship with any related parties;
- trustees' consideration of major risks and the system and procedures to manage them.

Summary of the objects of the charity set out in its governing document

(A) To promote the benefit of the inhabitants of Overton and the neighbourhood ("the area of benefit") without distinction of sex or of political, religious or other opinions, by associating the local authorities voluntary organisations and inhabitants in a common effort to advance education and to provide facilities in the interests of social welfare for recreation and leisure time occupation with the object of improving the conditions of life for the said inhabitants.

(B) To establish or to secure the establishment of a Community Centre (the Centre) and to maintain and manage, or to co-operate with any local statutory authority or any other body nominated by them in the maintenance and management of such a Centre for activities promoted by the Association and its constituent bodies in furtherance of the above Objects.

Summary of the main activities undertaken for the public benefit in relation to these objects (include within this section the statutory declaration that trustees have had regard to the guidance issued by the Charity Commission on public benefit)

The Community Centre is used by many clubs and societies. It is "home" for a Pre-School Playgroup, a Public Library, the Parish Council, elderly persons' lunch and social clubs, an advice centre, the WI, a folk club, fitness classes, a foot clinic and a Repair Café. It is also used for private parties and one-off events.

The forecourt of the Centre is known as "The Village Square". It serves the function of a village green for local people to relax and socialise. It is used for major village events, such as the Christmas Market and the Sheepfair. The building itself is extremely attractive, of historic interest and Grade II Listed. It is the focal point of Overton Conservation Area and helps make the village attractive.

All the Trustees decisions are made with regard to the public benefit they will bring.

Additional details of objectives and activities (Optional information)

You may choose to include further statements, where relevant, about:

- policy on grantmaking;
- policy programme related investment;
- contribution made by volunteers.

The Trustees are extremely grateful to the many volunteers who give their time to maintain the building, its surrounding flower beds and paved areas. Volunteers also erect Christmas lights and a large, decorated Christmas tree making the Centre of the village positively magical and loved by all.

Section D

Achievements and performance

Summary of the main achievements of the charity during the year

The Trustees organised a fundraising quiz night in April which was very well attended, enjoyed by all and raised a substantial sum. With the help of many volunteers, they made great improvements to the forecourt of the Centre, known as "The Village Square". It serves the function of a village green for local people to relax and socialise. The façade of the building was repaired; it is the focal point of Overton Conservation Area and helps make the village attractive.

In preparation for Jane Austen's 250th Anniversary year Trustees worked with a local heritage group to provide a site in the Square for an interpretation board promoting Overton's links to the author. The unveiling of the board was carried out by the Deputy Mayor of Basingstoke & Deane.

The Trustees decided to organise a free, open air, weekend long, music festival to showcase local talent, support local business and give youngsters the experience of playing a range of musical instruments. They were very grateful for being offered grant aid from Overton Parish Council.

During the year they worked with other local organisations to survey unmet local needs and plan ways of meeting them. To improve the venue's value to the community Wi-Fi has now been provided.

In recognition of the loss business, the increased cost of maintenance and repairs, plus the reduced availability of grants, the OCA is working to develop further services to support the community and to generate income.

Section E

Financial review

Brief statement of the charity's policy on reserves

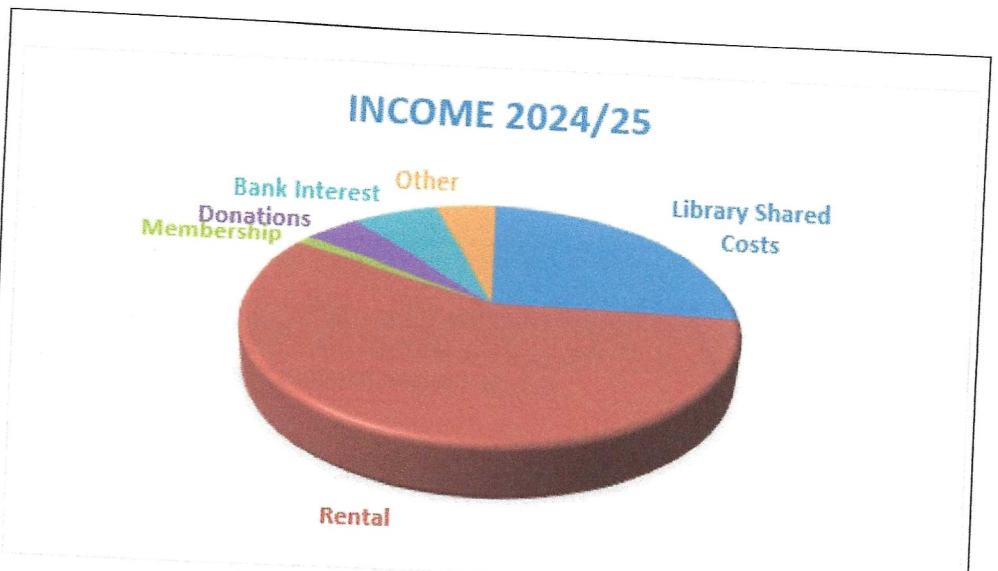
The OCA Reserves Policy is to hold an estimated six months running costs aside in case the Community Centre is unable to be used for any reason. It also covers unforeseen emergency repairs. As the Centre was built in 1868 and is Grade II Listed, the Trustees believe it only prudent to hold a sufficient reserve to cover major repairs and renewals to items such as the heating system. The Trustees also consider the enhanced cost of repairs to Listed buildings.

During this year's reporting period it also held £20,000 in reserve for planned repairs to a major section of the building's roof. The limited opportunity for the work to be carried out safely during Playgroup holiday time and inclement weather combined to mean that the expenditure occurred in 2025-2026 rather than this reporting period.

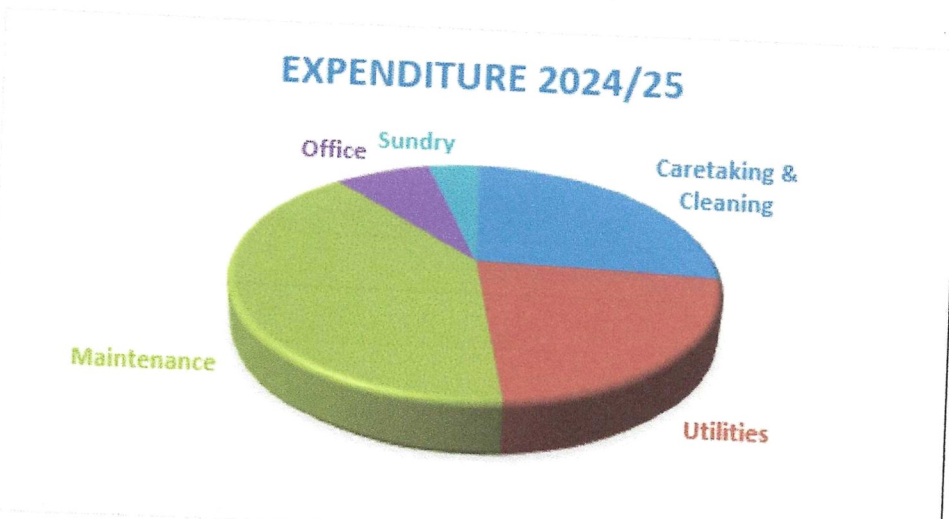
Details of any funds materially in deficit

N/A

- Further financial review details (Optional information)



Rental and shared library costs continue to dominate our income, representing fully 83% of total income. Whilst efforts to expand membership and run more events are welcome, ensuring we retain these two primary income streams is key.



Most expenditure is aimed at maintaining the fabric and appearance of the building, the small amount available for improvements in the year to 31 March 2025 included:

1. Provision of Wi-Fi
2. Alterations to the village square, in particular, very attractive planting in the bed behind the bus stop
3. Repairs to historic, decorative elements of the gables facing both High Street and Winchester Street.

Section F

Other optional information

Section G

Declaration

The trustees declare that they have approved the trustees' report above.

Signed on behalf of the charity's trustees

Signature(s)	<i>PBaker</i>	<i>Susan M Carter</i>
Full name(s)	PAULA BAKER	SUSAN MARY CARTER
Position (eg Secretary, Chair, etc)	CHAIR	SECRETARY.
Date	17/9/2025	

THE OVERTON COMMUNITY ASSOCIATION

England & Wales - Charity number 1171431

Accounts

Overton Community Association Annual Report 2023-2024 and Accounts

The objects of this Charitable Incorporated Organisation (CIO) are:

- (A) To promote the benefit of the inhabitants of Overton and the neighbourhood without distinction of sex or of political, religious or other opinions by associating the local authorities, voluntary organisations and inhabitants in a common effort to advance education and to provide facilities in the interests of social welfare for recreation and leisure time occupation with the object of improving the conditions of life for the said inhabitants.
- (B) To establish or to secure the establishment of a Community Centre and to maintain and manage, or to co-operate with any local statutory authority or any other body nominated by them in the maintenance and management of such a Centre for activities promoted by the Association and its constituent bodies in furtherance of the above Objects.

This report covers the period from 1 April 2023 until 31 March 2024. During the year three Trustees, John Troman, Carolyn Troman and Jeff Teagle resigned. We are grateful to them for the help they have given. In September at last year's AGM Trustees were elected as follows: Paula Baker (Chair), Robert Challen (Treasurer), Susan Carter (Secretary), Charles Cardiff and Ian Elkins. In November those Trustees were joined by Lauren McCann and John Beeney, in December Steve Williams became a Trustee and sadly John resigned. We met five times during this financial year. To meet our Objects, we keep the Community Centre maintained so that it can be enjoyed by a wide variety of Clubs, Societies, and activities. We are "home" to two key parts of village life, Overton Preschool Playgroup and Overton Library. The forecourt, which is our responsibility, is a very important space, used much as a village green would be, for sitting and chatting with friends as well as community events such as the Christmas Market and the Sheepfair.

We have very good links with Overton Parish Council, who have their Parish Office in the building and use the Clubroom for their meetings and important one-off events such as consultation on the Neighbourhood Plan. The Community Centre is an important part of local democracy. We keep contact with Hampshire County Council (HCC) who lease the Library from us. It is rent free, but running costs are shared. Links to both Basingstoke & Deane Borough Council and HCC are also supported by Basingstoke Voluntary Services and by Action Hampshire, each providing valuable information and networking for the community and voluntary sector.

During this financial year we made a small increase to Playgroup's rent, to bring it to a 50% discount of the general community hiring rate but did not change other hiring charges.

We have made several improvements to the building, notably decorating both inside and outside, each major projects. A professional fire risk assessment was carried out and an emergency plan introduced.

Outside the building we are very grateful to John Troman and a team of volunteers from the walking group for cutting back the shrubs on the forecourt. Thank you all! We also needed repairs to the boundary wall (in part funded by an insurance claim following vandalism) and to the low walls around the planting beds. These repairs are not cheap as the walls are brick and flint with lime, rather than cement mortar, a specialist job that can only be carried out when risk of frost is past. We were very grateful to Councillor Colin Phillimore for a £1000 grant towards the work from Basingstoke & Deane Borough Council. Later in the year we were lucky enough to receive a grant from Overton Garden Society that will help fund new planting on the forecourt.

In November we circulated a newsletter in News & Views to all homes and businesses in the Parish. Our website and social media are now managed by Lauren McCann. We quickly achieved over 500 followers to our Facebook page. This has made a huge improvement in keeping people aware of us and our activities.

The Playroom roof, which unlike the other main roofs is slate rather than tile, started shedding some of its slates. We had these replaced and were advised that the slates were in a good condition, but the nails had given way. Our choice was either to have the whole roof stripped and re-slatted or to face a recurring problem. We decided to apply for funding for re-slating from the Community Infrastructure Levy (CIL). We were very pleased to be granted the funds. In line with wildlife legislation, we also

OVERTON COMMUNITY ASSOCIATION (OCA) Charity No.1171431 FINANCIAL REPORT 2023-2024

This was another challenging year financially as we had to cope with major expenditure.

Net expenditure over Income for the year to 31 March 2024 was £10,731 compared with net expenditure of £23,105 in the previous year. Income improved from last year to £63,278 but was helped with a grant totalling £20,000 but it was still higher than the previous year for normal income (£29,162 compared with £23,520). We were also able to recover £14,116 from Hampshire County Council for the use of the library. The Council pays for a proportion of our expenditure.

Rental income including the library was £36,317 with the Overton Playgroup and the Library providing 66% of that income. All our other booking income improved as we were able to find new hirers.

Donations were at £3,233 compared with last year at £1,254. This was because there was a catch up with Gift Aid from HMRC from the previous year.

Bank Interest at £2,568 was a huge improvement on the previous year.

The Membership Scheme collected £600 for which we thank all members. Unfortunately we have lost quite a few members during the year.

Our expenditure was higher this year (£74,009 compared with £52,837 the previous year). This was because we accrued expenditure for the roofing, as we had received the Grant of £20,000 which was specifically for the roofing. We did spend £35,268 on repairs and decorating during the year which was significantly higher than the previous year. At least we did not have the expenditure to resurface the car park.

The Repairs and decorating were as follows,

External Decorating £13,500

Boiler Repairs and Servicing £1,607

Electrical Work £282

Internal Decorating £13,958

Roofing Repairs £300

Damp Proofing £4,254

Excess for Walling £250

Bats Survey £582

Miscellaneous £533

The Bank Balance was increased to £68,493 which we anticipate will cover major expenses to be incurred during the next few years.

Kevin Rafferty has accepted to remain Honorary Auditor if appointed at the AGM and I wish to resign but am happy to remain as Treasurer until 31 March 2025.

Robert Challen (Treasurer)

INCOME & EXPENDITURE ACCOUNT
for the year ended 31st March 2024

<u>Income</u>	<u>2023/24</u>		<u>2022/23</u>	
BDFC Grant		20,000		0
Library Shared Costs		14,116		6,212
<u>Rents Receivable</u>				
Overton Playgroup	9,849		9,666	
Overton Drama Society	578		525	
Age Concern	429		557	
Overton Parish Council	3,419		2,785	
Other Regular Bookings	6,534		5,467	
Casual Hirings	<u>1,392</u>	22,201	<u>1,068</u>	20,068
Donations		<u>3,233</u>		<u>1,254</u>
		25,434		21,322
Bank Interest	276		49	
COIF Deposit Interest	<u>2,292</u>	2,568	<u>943</u>	992
Membership	600		1,008	
Sundry Receipts	<u>560</u>	1,160	<u>198</u>	1,206
		<u>29,162</u>		<u>23,520</u>
		63,278		29,732
 <u>Expenditure</u>				
Water Charges	427		133	
Lighting & Heating	6,202		6,431	
Caretaking & Cleaning	7,421		6,964	
Repairs & Decorating	35,268		6,571	
Insurance	1,998		2,186	
Postage; Stationery; Expenses	49		61	
Garden Work	0		27,510	
Sundry Expenses	2,644		2,981	
Accrued Expenditure for Roofing	20,000			
		<u>(74,009)</u>		<u>(52,837)</u>
Net Expenditure over Income		£ (10,731)		£ (23,105)

BALANCE SHEET as at 31st March 2024

<u>Capital Fund</u>	<u>2023/24</u>		<u>2022/23</u>	
	<u>Capital</u>	<u>Total</u>	<u>Capital</u>	<u>Total</u>
Opening balance	59,225	59,225	82,330	82,330
Revenue (Deficit)/Surplus	(10,731)	(10,731)	(23,105)	(23,105)
Closing Balance	<u>48,494</u>	<u>0 48,494</u>	<u>59,225</u>	<u>0 59,225</u>
<u>Represented By:</u>				
Fixed Assets		1		1
Current Assets:				
Prepayments & Debtors	0		0	
CAF Cash Account	1,650		2,217	
CAF Gold Account	18,495		5,451	
COIF Charities Dep Fund	48,348		51,556	
	<u>68,493</u>		<u>59,224</u>	
Current Liabilities				
Creditors & accruals	<u>20,000</u>		<u>0</u>	
		48,493		59,224
<u>Net Assets</u>		£ <u>48,494</u>		£ <u>59,225</u>

ABaker

(Chairperson)

RJ Chilton

(Treasurer)

I report on the accounts of the Trust for the year ended 31st March 2024

As the charity's trustees you are responsible for the preparation of the accounts; you consider that the audit requirement of section 43(2) of the Charities Act 1993 (the Act) does not apply. It is my responsibility to state on the basis of procedures specified in the General Directions given by the Charity Commissioners under section 43(7)(b) of the Act, whether particular matters have come to my attention.

My examination was carried out in accordance with the General Directions given by the Charity Commissioners. An examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts and seeking explanations from you as trustees concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in an audit and consequently I do not express an audit opinion on the view given by the accounts.

In connection with my examination, no matter has come to my attention which gives me reasonable cause to believe that in any material respect the requirements to keep accounting records in accordance with section 41 of the Act; and to prepare accounts in which accord with the accounting records and to comply with the accounting requirements of the Act to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

K M Rafferty

30/05/24

NOTES TO THE ACCOUNTS
for the year ended 31st March 2024

1 Fixed Assets

	Property	Furniture & Equipment	Fixtures & Fittings	Total Fixed Assets
Cost as at 31.03.23	1	4,777	6,291	11,069
Additions	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
as at 31.03.24	1	4,777	6,291	11,069
Depreciation as at 31.03.23	0	4,777	6,291	11,068
Charge for the year	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
as at 31.03.24	0	4,777	6,291	11,068
NBV as at 31.03.24	1	0	0	1

2 As a registered charity, exemption from the National Non-Domestic rate has been received.

3 The £68,493 that is sitting in our Bank Accounts is earmarked for up and coming expenditure in the next few years. The grant of £20,000 received is earmarked for the roof repairs in 2024/2025. In future we will have to replace the current boilers with air source heat pumps or hydrogen boilers. This could be anywhere up to £50,000. There are other commitments that are highlighted in the Ten Year Plan. We also set aside an Loss of Business Reserve of £12,000 in case of unforeseen closures by current tenants.

THE OVERTON COMMUNITY ASSOCIATION

England & Wales - Charity number 1171431

Accounts

OVERTON COMMUNITY ASSOCIATION (OCA) Charity No.1171431
ANNUAL REPORT 2022-2023

Introduction

The Objects of the Charitable Incorporated Organisation (CIO) are:

(A) To promote the benefit of the inhabitants of Overton and the neighbourhood without distinction of sex or of political, religious, or other opinions by associating the local authorities, voluntary organisations, and inhabitants in a common effort to advance education and to provide facilities in the interests of social welfare for recreation and leisure time occupation with the object of improving the conditions of life for the said inhabitants.

(B) To establish or to secure the establishment of a Community Centre and to maintain and manage, or to co-operate with any local statutory authority or any other body nominated by them in the maintenance and management of such a Centre for activities promoted by the Association and its constituent bodies in furtherance of the above Objects.

This report covers the period from 1 April 2022 until 31 March 2023. At the last AGM Trustees were elected as follows: Paula Baker (Chair), Robert Challen (Treasurer), Susan Carter (Secretary), Charles Cardiff, Jeff Teagle, Roger Moss, John Troman, Ian Elkins and Carolyn Troman. We met five times during this financial year. To meet our Objects, we keep the Community Centre maintained so that it can be enjoyed by a wide variety of Clubs, Societies, and activities. We are "home" to two key parts of village life, Overton Preschool Playgroup and Overton Library. The forecourt, which is our responsibility, is a very important space, used much as a village green would be, for sitting and chatting with friends as well as community events such as the Christmas Market.

We have very good links with Overton Parish Council, who have their Parish Office in the building. We also keep contact with Hampshire County Council (HCC) who lease the Library in the Community Centre from us. It is rent free, but running costs are shared with us. Links to both Basingstoke & Deane Borough Council and HCC are also supported by Basingstoke Voluntary Services and by Action Hampshire, each providing valuable information and networking for the community and voluntary sector.

Chair's Report

During the year we installed a projector, that we bought from St Mary's Church in the Club Room and placed contracts for both interior and exterior decoration of the building. The Methodist Church had kindly donated 15 chairs in excellent condition, and we purchased others, thanks to a donation the previous year from the History Society, so we could replace all the older chairs in the Clubroom.

Outside the building we are very grateful to John Troman and a team of volunteers from the walking group for cutting back the shrubs on the forecourt. John has also replaced the fence around the wildflower meadow, installed new wooden bollards on the edge of both High and Winchester Streets and replaced the movable bollard. Thank you, John! We also had the parking area resurfaced during the summer. This was warmly welcomed by local people, who, in the main, had not realised that it was the responsibility of the OCA rather than a Council.

As with any old building there have been many minor repairs needed. Several were carried out by Martin Baker on a voluntary basis and our thanks go to him for all his help. Thanks too go to Nick Whitely, son Lorcan and daughter Vida for again getting the Christmas's lights up (and taken down again!), they make the centre of the village look very festive. We keep our policies, hiring charges and business plan under review through the year as well as monitoring our income and expenditure at each meeting.

Trustees for the coming year will be elected at our AGM. Three of the previous Trustees are not seeking re-election. Whether your interest is deskbound or practical, regular, or occasional, we can find something you could help with, either as a Trustee or a volunteer. Sincere thanks go to all who have served as Trustees this year, for the time and care they give to the Community Association. Trustees all have different skills and enthusiasms, helping local residents to enjoy a wide range of activities and interests as well as looking after our lovely building, truly the heart of Overton. Many thanks also go to all the members of the Community Association and to all those who use the Centre. A very large vote of thanks from us all goes to our wonderful caretaker Brenda Shelbourn.

Paula Baker, Chair of Trustees

Financial Report

This was a tough year financially as we had to cope with major expenditure.

Net expenditure over Income for the year to 31 March 2023 was £23,105 compared with excess income of £18,911 in the prior year. Income is running at a steady level at £29,732 which was higher than the previous year if we exclude Grants received. We were also able to recover £6,212 from Hampshire County Council for the use of the library. The Council pays for a proportion of our expenditure but it was not possible to recover costs relating to the resurfacing of the Parking area.

Rental income including the Library was £26,280 with the Overton Playgroup and the Library providing 60.42% of that income. All our other booking income improved as we were able to find new hirers.

Donations were at £1,254 compared with last year at £2,316. This was because we had not received Gift Aid from HMRC before the end of the year.

Bank Interest at £992 was a good improvement on the previous year.

The Membership Scheme collected a healthy £1,008 for which we thank all members. We did lose 4 members during the year though.

Our expenditure was very high this year (£52,837 compared with £20,099 the previous year). This was because we resurfaced the Car Park for £26,044 and more repairs and decorating than we did in the prior year. The Repairs and decorating were as follows,

Woodwork in the interior £2,040

Boiler Repairs and Servicing £1,700

Electrical Work £1,113

Fire Risk Assessment £714

Roofing Repairs £650

The Bank Balance was reduced to £59,224 which we anticipate will cover major expenses to be incurred during the next few years.

Kevin Rafferty has accepted to remain Honorary Auditor if appointed at the AGM and I am happy to remain as Treasurer.

Robert Challen, Treasurer

Agreed by the Trustees

August 2023

INCOME & EXPENDITURE ACCOUNT
for the year ended 31st March 2023

<u>Income</u>	<u>2022/23</u>		<u>2021/22</u>	
BDBC Section 106 Grant		0		0
Pandemic Related Grants		0		10,667
Library Shared Costs		6,212		7,037
<u>Rents Receivable</u>				
Overton Playgroup	9,666		8,806	
Overton Drama Society	525		2,625	
Age Concern	557		672	
Overton Parish Council	2,785		2,107	
Other Regular Bookings	5,467		2,368	
Casual Hirings	1,068	20,068	1,320	17,898
		<u>21,322</u>		<u>20,214</u>
Donations		1,254		2,316
		<u>21,322</u>		<u>20,214</u>
Bank Interest	49		6	
COIF Deposit Interest	943	992	18	24
		<u>992</u>		<u>24</u>
Membership	1,008		1,068	
Sundry Receipts	198	1,206	0	1,068
		<u>1,206</u>		<u>1,068</u>
		<u>23,520</u>		<u>21,306</u>
		29,732		39,010
<u>Expenditure</u>				
Water Charges	133		1,854	
Lighting & Heating	6,431		5,512	
Caretaking & Cleaning	6,964		5,690	
Repairs & Decorating	6,571		2,241	
Insurance	2,186		2,019	
Postage; Stationery; Expenses	61		5	
Garden Work	279		870	
Resurface Car park etc	27,231			
Sundry Expenses	2,981		1,908	
		<u>(52,837)</u>		<u>(20,099)</u>
Net Expenditure over Income		£ (23,105)		£ 18,911

BALANCE SHEET as at 31st March 2023

Capital Fund	2022/23			2021/22		
	Capital	Appeal	Total	Capital	Appeal	Total
Opening balance	82,330	0	82,330	63,419	0	63,419
Appeal Fund						
Revenue (Deficit)/Surplus	(23,105)		(23,105)	18,911		18,911
Overton Community Centre	0		0	0		0
Closing Balance	<u>59,225</u>	<u>0</u>	<u>59,225</u>	<u>82,330</u>	<u>0</u>	<u>82,330</u>
Represented By:						
Fixed Assets		1			1	
Current Assets:						
Prepayments & Debtors	0		0	0		0
CAF Cash Account	2,217		2,217	6,173		6,173
CAF Gold Account	5,451		5,451	10,543		10,543
COIF Charities Dep Fund	51,556		51,556	65,613		65,613
Nationwide Current Account	0		0	0		0
	<u>59,224</u>		<u>59,224</u>	<u>82,329</u>		<u>82,329</u>
Current Liabilities						
Creditors & accruals	0		0	0		0
		59,224			82,329	
Net Assets		£ 59,225			£ 82,330	

B. B. B.

(Chairperson)

R. J. Challen

(Treasurer)

I report on the accounts of the Trust for the year ended 31st March 2023

As the charity's trustees you are responsible for the preparation of the accounts; you consider that the audit requirement of section 43(2) of the Charities Act 1993 (the Act) does not apply. It is my responsibility to state on the basis of procedures specified in the General Directions given by the Charity Commissioners under section 43(7)(b) of the Act, whether particular matters have come to my attention.

My examination was carried out in accordance with the General Directions given by the Charity Commissioners. An examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts and seeking explanations from you as trustees concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in an audit and consequently I do not express an audit opinion on the view given by the accounts.

In connection with my examination, no matter has come to my attention which gives me reasonable cause to believe that in any material respect the requirements to keep accounting records in accordance with section 41 of the Act; and to prepare accounts in which accord with the accounting records and to comply with the accounting requirements of the Act to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

K M Rafferty

K M Rafferty BA FCMA CGMA
Lumarden, Tunworth Road, Mapledurwell, Basingstoke, Hants, RG25 2LT

NOTES TO THE ACCOUNTS
for the year ended 31st March 2023

1 Fixed Assets

	Property	Furniture & Equipment	Fixtures & Fittings	Total Fixed Assets
Cost as at 31.03.22	1	4,777	6,291	11,069
Additions	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
as at 31.03.23	1	4,777	6,291	11,069
Depreciation as at 31.03.22	0	4,777	6,291	11,068
Charge for the year	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
as at 31.03.23	0	4,777	6,291	11,068
NBV as at 31.03.23	1	0	0	1

2 As a registered charity, exemption from the National Non-Domestic rate has been received.

3 The principal reason for the deficit, this year, was the resurfacing and replacement of bollards in the car park, as part of our planned maintenance/upgrading of the site.

4 The £59,224 that is sitting in our Bank Accounts is earmarked for up and coming expenditure in the next few years. Repair and maintenance costs on the Property are likely to be about £31,450 in the coming year. This is for repairs and maintenance of the building. In future we will have to replace the current boilers with air source heat pumps or hydrogen boilers. An additional Operational Reserve of £12,000 is also set aside in case of unforeseen closures by current tenants. We are told that some work will need to be carried out on the roof over the coming years.

THE OVERTON COMMUNITY ASSOCIATION

England & Wales - Charity number 1171431

Accounts

OVERTON COMMUNITY ASSOCIATION (OCA) Charity No.1171431
ANNUAL REPORT 2021-2022

The Objects of the Charitable Incorporated Organisation (CIO) are:

(A) To promote the benefit of the inhabitants of Overton and the neighbourhood without distinction of sex or of political, religious, or other opinions by associating the local authorities, voluntary organisations, and inhabitants in a common effort to advance education and to provide facilities in the interests of social welfare for recreation and leisure time occupation with the object of improving the conditions of life for the said inhabitants.

(B) To establish or to secure the establishment of a Community Centre and to maintain and manage, or to co-operate with any local statutory authority or any other body nominated by them in the maintenance and management of such a Centre for activities promoted by the Association and its constituent bodies in furtherance of the above Objects.

This report covers the period from 1 April 2021 until 31 March 2022. At the last AGM Trustees were elected as follows: Paula Baker (Chair), Robert Challen (Treasurer), Susan Carter (Secretary), Charles Cardiff and Jeff Teagle. We have met four times during this financial year. To meet our Objects, we keep the Community Centre well maintained so that it can be enjoyed by a wide variety of Clubs, Societies, and activities. We have very good links with Overton Parish Council, who have their Parish Office in the building. We also keep contact with Hampshire County Council (HCC) who operate the Library in the Community Centre under a rent free, shared running costs arrangement with us. Links to both Basingstoke & Deane Borough Council and HCC are also supported by Basingstoke Voluntary Services and by Action Hampshire, each providing valuable information and networking for the community and voluntary sector.

The year started slowly as some activities did not wish to return to face to face meeting until September, but happily all have come back, and some new ones started. The Trustees planned external decoration of the building and placed the contract for this with a local company, it will be carried out during the coming year. We also updated our Business Plan, and we review our policies annually. We see an exciting future for the Community Centre with lots of improvements to come.

We employ a local contractor to carry out regular hedge cutting of the planting beds around the forecourt as this has a big impact on the appearance of the centre of the village as well as on our lovely old Listed Building. The planting bed behind the bus shelter had become very overgrown, mainly with weeds, and we were grateful to volunteers from Sustainable Overton who, last summer, helped us clear it and to Overton Garden Society who donated plants to restock it. It will need regular work, so volunteer gardeners would be warmly welcomed! We were also very concerned that the parking spaces at the Centre were being heavily used (abused?) by local residents and shoppers, despite the notices that mark it as being Private for the Community Centre only. As a result, the surface was deteriorating rapidly. We had the original specification for the surface and started to look for suitable contractors to replace it (this has since been done).

As with any old building there have been many minor repairs needed. Several maintenance tasks have been carried out by Martin Baker on a voluntary basis and our thanks go to him for all his help. Thanks too go to Nick Whitely, son Lorcan and daughter Vida for again getting the Christmas's lights up (and taken down again!), they make the centre of the village look very festive.

During last summer we were alerted by our water supplier that our usage had shot up and we should check for a major leak. A contractor surveyed the system, found no leak, but did identify a sticky lavatory flush that could have let mains water run continually, possibly over a weekend. We had it replaced and use has returned to normal. However, it did leave us with an extremely large water bill.

We are very grateful to Overton History Society who have donated £500 for the purchase of new chairs for the Clubroom. Overton Parish Church let us know that they had a good quality ceiling mounted projector which might be useful for us.

Sincere thanks go to all who have served as Trustees this year, for all the time and care they give to the Community Association. Trustees all have different skills and enthusiasms, driven by a wish to give local residents the opportunity to enjoy a wide range of activities and interests as well as to look after our lovely building, truly the heart of Overton. Whether your interest is deskbound or practical, regular, or occasional, we can find something you could help with. Many thanks also go to members of the Community Association and to all those who use the Centre. A very large vote of thanks from us all goes to our wonderful caretaker Brenda Shelbourn.

Paula Baker, Chair of Trustees

FINANCIAL REPORT 2021-2022

The Net Income over Expenditure for the year to 31 March 2022 was £ 18,911 compared with £10,259 in the prior year. In the previous year we were affected by Covid 19, and we still have not been able to return to normal, but it is improving. We were extremely grateful for another grant totalling £ 10,667 received in the current year from Basingstoke & Deane Borough Council. We were also able to recover £7,037 from Hampshire County Council for the library. This was lower because the Council pays for a proportion of our expenditure which was 39% lower than the previous year.

Rental income plus the Library was £24,935 with the Overton Playgroup and the Library providing 63.54% of that income. All our other booking income improved as we gradually got over the Covid crisis.

Donations were at £2,316 compared with last year at £2,334.

Bank Interest was still at a low level.

The Membership Scheme collected a healthy £1,068 for which we thank all members.

Our expenditure overall was at a lower level compared with last year (£20,099 compared with £51,385). This was because we did not carry out any major maintenance work during the year.

The Bank Balance is a healthy £82,389 but this is held in reserve for the major expenses to be incurred during the next few years. The Car Park (which has been resurfaced subsequently) and general maintenance of the property (both inside and outside) are scheduled for the next 12 months.

Kevin Rafferty has accepted to remain Honorary Auditor if appointed at the AGM and I am happy to remain as Treasurer.

Robert Challen, Treasurer

Agreed by the Trustees

September 2022

OVERTON COMMUNITY ASSOCIATION

STATEMENT OF ACCOUNTS

for the year ended 31st March 2022

INCOME & EXPENDITURE ACCOUNT for the year ended 31st March 2022

<u>Income</u>	<u>2021/22</u>		<u>2020/21</u>	
BDBC Section 106 Grant		0		5,994
Pandemic Related Grants		10,667		21,708
Library Shared Costs		7,037		18,458
<u>Rents Receivable</u>				
Overton Playgroup	8,806		9,230	
Overton Drama Society	2,625		0	
Age Concern	672		420	
Overton Parish Council	2,107		1,783	
Other Regular Bookings	2,368		429	
Casual Hirings	<u>1,320</u>	17,898	<u>0</u>	11,862
Donations		<u>2,316</u>		<u>2,334</u>
		20,214		14,196
Bank Interest	6		9	
COIF Deposit Interest	<u>18</u>	24	<u>25</u>	34
Membership	1,068		1,140	
Sundry Receipts	<u>0</u>	1,068	<u>114</u>	1,254
		<u>21,306</u>		<u>15,484</u>
		39,010		61,644
 <u>Expenditure</u>				
Water Charges	1,854		502	
Lighting & Heating	5,029		2,682	
Caretaking & Cleaning	6,173		6,109	
Repairs & Decorating	2,241		34,689	
Insurance	2,019		1,978	
Postage; Stationery; Expenses	5		4	
Garden Work	870		3,586	
Sundry Expenses	1,908		1,835	
		<u>(20,099)</u>		<u>(51,385)</u>
Net Income over Expenditure		£ <u>18,911</u>		£ <u>10,259</u>

BALANCE SHEET as at 31st March 2022

<u>Capital Fund</u>	<u>2021/22</u>			<u>2020/21</u>		
	<u>Capital</u>	<u>Appeal</u>	<u>Total</u>	<u>Capital</u>	<u>Appeal</u>	<u>Total</u>
Opening balance	63,419	0	63,419	53,160	0	53,160
Appeal Fund						
Revenue (Deficit)/Surplus	18,911		18,911	10,259		10,259
Overton Community Centre	0		0	0		0
Closing Balance	<u>82,330</u>	<u>0</u>	<u>82,330</u>	<u>63,419</u>	<u>0</u>	<u>63,419</u>
Represented By:						
Fixed Assets		1			1	
Current Assets:						
Prepayments & Debtors	0			0		
CAF Cash Account	6,173			7,449		
CAF Gold Account	10,543			44,000		
COIF Charities Dep Fund	65,613			10,595		
Nationwide Current Account	<u>0</u>			<u>1,374</u>		
	82,329			63,418		
Current Liabilities						
Creditors & accruals	<u>0</u>			<u>0</u>		
		82,329			63,418	
Net Assets			£ 82,330			£ 63,419

Net Assets

[Signature]

(Chairperson)

[Signature]

(Treasurer)

I report on the accounts of the Trust for the year ended 31st March 2022

As the charity's trustees you are responsible for the preparation of the accounts; you consider that the audit requirement of section 43(2) of the Charities Act 1993 (the Act) does not apply. It is my responsibility to state on the basis of procedures specified in the General Directions given by the Charity Commissioners under section 43(7)(b) of the Act, whether particular matters have come to my attention.

My examination was carried out in accordance with the General Directions given by the Charity Commissioners. An examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts and seeking explanations from you as trustees concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in an audit and consequently I do not express an audit opinion on the view given by the accounts.

In connection with my examination, no matter has come to my attention which gives me reasonable cause to believe that in any material respect the requirements to keep accounting records in accordance with section 41 of the Act; and to prepare accounts in which accord with the accounting records and to comply with the accounting requirements of the Act to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

[Signature]

K M Rafferty BA FCMA CGMA
Lumarden, Tunworth Road, Mapledurwell, Basingstoke, Hants, RG25 2LT
June 6th, 2022

NOTES TO THE ACCOUNTS
for the year ended 31st March 2022

1 Fixed Assets

	Property	Furniture & Equipment	Fixtures & Fittings	Total Fixed Assets
Cost as at 31.03.21	1	4,777	6,291	11,069
Additions	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
as at 31.03.22	1	4,777	6,291	11,069
Depreciation as at 31.03.21	0	4,777	6,291	11,068
Charge for the year	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
as at 31.03.22	0	4,777	6,291	11,068
NBV as at 31.03.22	1	0	0	1

2 As a registered charity, exemption from the National Non-Domestic rate has been received.

3 The £82,329 that is sitting in our Bank Accounts is earmarked for up and coming expenditure in the next few years. Repair and maintenance costs on the Property are likely to be about £60,000. This includes repairs and maintenance of the building, replacing the surface of the car park and replacing boilers with air source heat pumps or hydrogen boilers. An additional Operational Reserve of £12,000 is also set aside in case of unforeseen closures by current tenants.

THE OVERTON COMMUNITY ASSOCIATION

England & Wales - Charity number 1171431

Accounts

**OVERTON COMMUNITY ASSOCIATION (OCA) Charity No.1171431
ANNUAL REPORT AND ACCOUNTS 2020-2021**

The objects of the Charitable Incorporated Organisation (CIO) are:

(A) To promote the benefit of the inhabitants of Overton and the neighbourhood without distinction of sex or of political, religious or other opinions by associating the local authorities voluntary organisations and inhabitants in a common effort to advance education and to provide facilities in the interests of social welfare for recreation and leisure time occupation with the object of improving the conditions of life for the said inhabitants.

(B) To establish or to secure the establishment of a Community Centre and to maintain and manage, or to co-operate with any local statutory authority or any other body nominated by them in the maintenance and management of such a Centre for activities promoted by the Association and its constituent bodies in furtherance of the above Objects.

This report covers the period from 1 April 2020 until 31 March 2021. In line with the Government Guidance at the time the 2019-2020 AGM was delayed until 3 December 2020 and was held by Zoom. At that time we reported beyond the financial year end to give an up to date picture to our members, so there is some repetition in this edition as we are now back to the usual financial year report, apologies for that. At the last AGM Trustees were elected as follows: Paula Baker (Chair), Robert Challen (Treasurer), Sue Carter (Secretary), Charles Cardiff and Jeff Teagle.

We have met three times during the period, each time by Zoom. We review some of our policies and procedures at each meeting, to keep up to date and to keep the Community Centre safe for its users. During the year three Trustees resigned, Sue Headley, David Backers and Nick Whitely. Our very sincere thanks go to all three for the help they have given to the OCA.

As with any old building there have been many minor repairs needed. Several maintenance tasks have been carried out by Martin Baker on a voluntary basis and our thanks go to him for all his help. Thanks too go to Nick Whitely, son Lorcan and daughter Vida for again getting the Christmas's lights up (and taken down again!), they make the centre of the village look very festive.

Because of Covid, the Community Centre had to close for the first part of the year. We took the opportunity of the closure to have the kitchen redecorated and two new wall cupboards fitted. We claimed the Leisure and Hospitality Grants but did not furlough our caretaker Brenda so she could still regularly check that the Centre was secure and deal with any telephone enquiries. We spent a considerable amount of time working out how we could re-open safely. Huge thanks go to David Backers for his help and guidance with this.

As soon as they could the PreSchool Playgroup returned and we were able also to house the older Playschool children who normally attend the Primary School setting as this was not open to them. All credit goes to the Playgroup Committee and staff for arranging the two groups of children and staff so that they did not mix on arrival, during outdoor play, using lavatories or at departure.

During August the roof of the Schoolmaster's House was re-tiled and the crumbling stonework on the gable was replaced. A major project only possible due to fundraising by the Bridge Club (thank you to all involved), a grant from the Parish Council (many thanks to them) and some money that the Borough Council had collected from housing developers to fund local community facilities. We suffered a burst water pipe and had to claim on our insurance for its repair. In November we laid wildflower turf, donated by Ashe Warren Farm, under the Silver Maple tree, our thanks go to them. Thanks also to Richard Waldram for donating proceeds from his book "A History of Overton". We are also grateful to Basingstoke & Deane Council for their donation of a surplus table and six chairs which are now in the Palmer Room.

Sincere thanks go to all who have served as Trustees this year, for all the time and care they give to the Community Association, to members of the Community Association and to all those who use

the Centre. A very large vote of thanks from us all goes to our wonderful caretaker Brenda Shelbourn.

Paula Baker, Chair of Trustees
Agreed by the Trustees

September 2021

FINANCIAL REPORT 2020-2021

The Net Income over Expenditure for the year to 31 March 2021 was £ 10,259 compared with £8,833 in the prior year. This is despite the fact that we were affected by Covid 19. We were extremely grateful for the grants that we received totalling £ 27,702 which we did not receive in the prior year. We were also able to recover £18,458 from Hampshire County Council for the library. This is because we had major expenses this year and the Council pays for a proportion of our expenditure.

Rents Receivable were maintained at £30,320 with the Overton Playgroup and the Library providing 91.32%. All our other booking income was obviously down, due to closure of the premises.

Donations were up at £2,334 compared with last year at £1960.

Bank Interest is low due to lower interest rates provided by the Banks.

The Membership Scheme collected a healthy £1140 for which we thank all members.

Our expenditure overall was at a higher level compared with last year (£51,385 compared with £24,782). Repairs and decorating to the premises and Garden Work carried out during the year accounted for 74.5% of total expenses.

The Bank Balance is a healthy £63,418 but this is held in reserve for the major expenses to be incurred during the next few years. Maintenance of the property, the Car Park and the gardens can be quite expensive.

Kevin Rafferty has accepted to remain Honorary Auditor if appointed at the AGM and I am happy to remain as Treasurer.

Robert Challen
Treasurer

Overton Community Association

INCOME & EXPENDITURE ACCOUNT
for the year ended 31st March 2021

<u>Income</u>	<u>2020/21</u>		<u>2019/20</u>	
BDBC Section 106 Grant		5,994		0
Pandemic Related Grants		21,708		
<u>Rents Receivable</u>				
Hampshire County Library	18,458		7,746	
Overton Playgroup	9,230		8,383	
Ingeus	0		2,748	
Age Concern	420		0	
Overton Parish Council	1,783		2,222	
Other Regular Bookings	429		6,893	
Casual Hirings	0	30,320	2,155	30,147
Donations		2,334		1,960
		<u>32,654</u>		<u>32,107</u>
Bank Interest	9		11	
COIF Deposit Interest	25	34	194	205
Membership	1,140		1,128	
Sundry Receipts	114	1,254	175	1,303
		<u>33,942</u>		<u>33,615</u>
		61,644		33,615
<u>Expenditure</u>				
Water Charges	502		522	
Lighting & Heating	2,682		5,649	
Caretaking & Cleaning	6,109		5,887	
Repairs & Decorating	34,689		8,340	
Insurance	1,978		2,019	
Postage; Stationery; Expei	4		437	
Garden Work	3,586		0	
Sundry Expenses	1,835		1,928	
		<u>(51,385)</u>		<u>(24,782)</u>
Net Income over Expenditure		£ 10,259		£ 8,833

BALANCE SHEET as at 31st March 2021

Capital Fund	2020/21			2019/20		
	<u>Capital</u>	<u>Appeal</u>	<u>Total</u>	<u>Capital</u>	<u>Appeal</u>	<u>Total</u>
Opening balance	53,160	0	53,160	44,327	0	44,327
Appeal Fund						
Revenue (Deficit)/Surplus	10,259		10,259	8,833		8,833
Overton Community Centre	0		0	0		0
Closing Balance	<u>63,419</u>	<u>0</u>	<u>63,419</u>	<u>53,160</u>	<u>0</u>	<u>53,160</u>

Represented By:

Fixed Assets		1		1	
Current Assets:					
Prepayments & Debtors	0			7,746	
CAF Cash Account	7,449			1,610	
CAF Gold Account	44,000			7,502	
COIF Charities Dep Fund	10,595			34,569	
Current Account	1,374			1,732	
	<u>63,418</u>			<u>53,159</u>	
Current Liabilities					
Creditors & accruals	<u>0</u>			<u>0</u>	
		63,418			53,159
Net Assets		£ 63,419			£ 53,160

ABaker

(Chairperson)

R J Challa

(Treasurer)

I report on the accounts of the Trust for the year ended 31st March 2021

As the charity's trustees you are responsible for the preparation of the accounts; you consider that the audit requirement of section 43(2) of the Charities Act 1993 (the Act) does not apply. It is my responsibility to state on the basis of procedures specified in the General Directions given by the Charity Commissioners under section 43(7)(b) of the Act, whether particular matters have come to my attention.

My examination was carried out in accordance with the General Directions given by the Charity Commissioners. An examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts and seeking explanations from you as trustees concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in an audit and consequently I do not express an audit opinion on the view given by the accounts.

In connection with my examination, no matter has come to my attention which gives me reasonable cause to believe that in any material respect the requirements to keep accounting records in accordance with section 41 of the Act; and to prepare accounts in which accord with the accounting records and to comply with the accounting requirements of the Act to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

K M Rafferty BA FCMA CGMA

Lumarden, Tunworth Road, Mapledurwell, Basingstoke, Hants, RG25 2LT

**NOTES TO THE ACCOUNTS
for the year ended 31st March 2021**

1 Fixed Assets

	Property	Furniture & Equipment	Fixtures & Fittings	Total Fixed Assets
Cost as at 31.03.20	1	4,777	6,291	11,069
Additions	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
as at 31.03.21	1	4,777	6,291	11,069
Depreciation as at 31.03.20	0	4,777	6,291	11,068
Charge for the year	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
as at 31.03.21	0	4,777	6,291	11,068
NBV as at 31.03.21	1	0	0	1

2 As a registered charity, exemption from the National Non-Domestic rate has been received.