

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

Income**2022/23****2021/22**

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
Donations		1,254		2,316
		21,322		20,214
Bank Interest	49		6	
COIF Deposit Interest	943	992	18	24
Membership	1,008		1,068	
Sundry Receipts	198	1,206	0	1,068
		23,520		21,306
		29,732		39,010

Expenditure

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	
		(52,837)		(20,099)
Net Expenditure over Income		£ (23,105)		£ 18,911

BALANCE SHEET as at 31st March 2023

<u>Capital Fund</u>	<u>2022/23</u>			<u>2021/22</u>		
	<u>Capital</u>	<u>Appeal</u>	<u>Total</u>	<u>Capital</u>	<u>Appeal</u>	<u>Total</u>
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	59,225	0	59,225	82,330	0	82,330

Represented By:

Fixed Assets

1

1

Current Assets:

Prepayments & Debtors	0	0
CAF Cash Account	2,217	6,173
CAF Gold Account	5,451	10,543
COIF Charities Dep Fund	51,556	65,613
Nationwide Current Account	0	0
	59,224	82,329

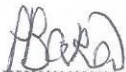
Current Liabilities

Creditors & accruals	0	0
	59,224	82,329

Net Assets

£ 59,225

£ 82,330



(Chairperson)



(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 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.