

**REGISTERED CHARITY NUMBER: 1172991**

**Report of the Trustees and  
Unaudited Financial Statements for the Year Ended  
30 September 2021  
For  
CROFT -ON-TEES COMMUNITY VILLAGE HALL**

**Mitchell Gordon LLP  
43 Coniscliffe Road  
Darlington  
County Durham  
DL3 7EH**

**CONTACT DETAILS:** D. Pyrah (Chair), 9b South Parade Croft on Tees, DL2 2SN

**OUR AUDITORS:** MITCHELL GORDON, 43 CONISCLIFFE ROAD, DARLINGTON, DL3 7EH

**BANKERS:** THE CO OP BANK

**INSURERS:** ALLIED WESTMINSTER

**GOVERNANCE:**

The CIO (Community Incorporated Organisation) which was set up in May 2017 and officially took over from Croft Village Hall Association on the 1<sup>st</sup> October 2017. All assets (bank accounts and the lease) were transferred to the CIO from The Association which existed and ran the hall for over 30 year.

**TRUSTEES:**

The general management and control of the hall is the responsibility of the Trustees who retire at each AGM (held historically in November each year). There is no limit to the number of years in succession a Trustee may serve provided they are duly re-elected each year. Anyone living in the area of benefit, 18 years and over may vote at the AGM.

**OBJECTIVES:**

The objects of the CIO are to establish and run a village hall and to promote for the benefit of the inhabitants of the Parish of Croft on Tees (area of benefit) without distinction of sex, sexual orientation, age, disability, nationality, race or political religious or other opinions, the provision of facilities for recreation or other leisure time occupation of individuals who have need of such facilities by reason of their youth, age, infirmity of disablement, financial hardship or social and economic circumstances or for the public at large in the interests of social welfare and with the object of improving the conditions of life of the said inhabitants of Croft and those from the neighbouring communities of Hurworth Place, Eryholme and Dalton amongst others.

**THE VILLAGE HALL FACILITY:** The new Hall which was constructed in 2019 is a prefabricated modular design which is expected to last approximately 30 years.

The new lease signed in 2019 with our Landlords the Croft Estate Settlement 1996 is 25 years.

The Trustees and a group of volunteers look after the facility on behalf of the village. Prior to the Covid restrictions the Hall was used regularly for classes, events and one off bookings. It is well supported by the village and surrounding areas.

Although the building of the new Village Hall was complete in September 2019, we were only able to see some of its potential before it was, unfortunately, closed due to covid.

During the year to September 2021, we were able to put right some teething issues with the 'still' newly built hall. Water mains being the most significant issue.

**Going forward – what's next:**

Increase use of the hall; we have been fortunate to see all of our existing users return, impressed with the new improved facilities. Having had the Hall used for a wedding reception, we look to use that success to expand and open up another potential income stream.

One new stream being furniture making/upholstering workshops.

With the landscaping now complete and the area matures, we hope to get more community involvement in the upkeep of the gardens. Potential for new groups to join, those who take an interest in gardening and possibly the local school to get the children along for lessons.

If you wish to book the hall please contact the Village Hall via the website: [croftvillagehall.org.uk](http://croftvillagehall.org.uk). where you are able to check availability and submit a booking request.

**FINANCIAL REVIEW - FOR THE 12 MONTHS TO 30<sup>TH</sup> SEPTEMBER 2021:**

**Total Income £58,171 less Total Expenditure £85,878 gives a deficit of £27,707 for the year.**

**Sources of Income:** Rentals, Events, Interest, Donations and Grants

**Expenditure:** Running expenses, Events, New Building and Landscaping

**RESERVES HELD:**

Start of the year	01/10/2020	£51,033
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End of year	30/09/2021	£23,326
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**An decrease in total reserves of £27,707**

The remaining reserves of £23,326 have been designated for future maintenance and maintaining an emergency operating reserve.

The Reserves are safeguarded and held in separate accounts in the name of Croft-on-Tees Community Village Hall. Any withdrawals or payments require 2 authorised signatures.

**THANK YOU TO:**

Sport England Community Asset Fund


Richmondshire District Council

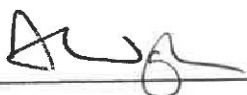
The Trustees and the Landscaping Team (for all the hard work this year)

We are supported by a loyal group of Volunteers without whom we would not be able to run the hall or host the events the village enjoys.

A Big Thank you to everyone who has volunteered, donated and helped develop the wonderful facility we have today.

**Signed on behalf of the charity's trustees:**

Signature (1)   
Full Name DANIEL PYRAH  
Position Held CHAIR  
Date 30.03.22

Signature (2)   
Full Name ANDREW WAUGH  
Position Held TREASURER  
Date 30-3-22

Croft On Tees Community Village Hall  
Year End 30-Sep-2021

Trustees

Daniel Pyrah	Chair
Andrew Waugh	Treasurer
James W R Nelson	Secretary
Richard Coates	
Kate Chaytor-Norris	
Tiffany Norris	
Hayley Park	
Jane Parlour	
Dianne Stark	
David Wood	
Alison Kennedy	

Resigned

Anne Hardcastle (previous treasurer)	06/01/2021
Kathryn M Streatfield	06/01/2021
Susan Coates	14/10/2020
Frances Connelly	06/01/2021
Susan E Williams	14/10/2020
Anne Norris	05/09/2021

## **INDEPENDENT EXAMINER'S REPORT ON THE ACCOUNTS**

I report to the trustees of Croft-on-Tees Community Village Hall (1172991) on my examination of the accounts for the year ended 30 September 2021.

The accounts examined are made up of the following documents:

1. Schedule 1 - Accounts summary
2. Schedule 2 - Bank balances and movement for year
3. Schedule 3 - Income and expenditure summary
4. Schedule 4 - Year on year comparison
5. Schedule 5 - Events summary
6. Schedule 6 - Donations summary

## **RESPECTIVE RESPONSIBILITIES OF THE TRUSTEES AND THE EXAMINER:**

As the charity's trustees, you are responsible for the preparation of the accounts in accordance with the requirements of the Charities Act 2011 ('the Act').

I report in respect of my examination of the Trust's accounts carried out under section 145 of the 2011 Act and in carrying out my examination, I have followed all applicable Directions given by the Charity Commission under section 145(5)(b) of the Act.

## **INDEPENDENT EXAMINERS STATEMENT**

I have completed my examination. I confirm that no material matters have come to my attention in connection with the examination which gives me cause to believe that in, any material respect:

1. the accounting records were not kept in accordance with section 130 of the Charities Act; or
2. the accounts did not accord with the accounting records; or
3. the accounts did not comply with the applicable requirements concerning the form and content of accounts set out in the Charities (Accounts and Reports) Regulations 2008 other than any requirement that the accounts give a 'true and fair' view which is not a matter considered as part of an independent examination.

I have no concerns and have come across no other matters in connection with the examination to which attention should be drawn in this report in order to enable a proper understanding of the accounts to be reached.

Signed: 

Name: Nick Vassilounis, Mitchell Gordon LLP

Relevant professional qualification: FCA

Address: 43 Coniscliffe Road, Darlington, County Durham, DL3 7EH

**CROFT ON TEES COMMUNITY VILLAGE HALL  
ACCOUNTS FOR THE 12 MONTHS TO 30/9/2021**

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Schedule 1	Accounts Summary
Schedule 2	Bank Movement/Assets
Schedule 3	Income & Expenditure Summary
Schedule 4	Year on Year Comparison
Schedule 5	Events Summary
Schedule 6	Donation & Grants Summary

**Accounts are prepared on a cash basis (income received and payments made)**

**CROFT ON TEES COMMUNITY VILLAGE HALL  
ACCOUNTS SUMMARY FOR THE 12 MONTHS TO 30/9/2021**

INCOME		EXPENDITURE	
RENTAL & MISC INCOME	2,362	RUNNING AND MISC EXPENSES	5,500
EVENT INCOME	1,978	EVENT EXPENSES	533
INVESTMENT INCOME (INTEREST)	97		
NEW HALL: Grants Received Donations received	42,783 10,951	Demolition/New Build & Equip	79,844
TOTAL NET INCOME	58,171	TOTAL EXPENDITURE	85,878
SURPLUS FOR 12 MONTHS TO 30/9/21			(27,707)



**MOVEMENT ON BANK AND OTHER ASSETS****CROFT ON TEES COMMUNITY VILLAGE HALL  
ACCOUNTS AS AT 30/9/2021****MOVEMENT ON BANK/DEPOSIT ACCOUNTS (12 MONTHS TO 30/9/21)**

	CASH	CURRENT ACCOUNT CO OP	INVESTMENT ACCOUNT CO OP	INVESTMENT ACCOUNT VIRGIN	TOTAL
30/09/2020	479	4,124	45,233	1,197	51,033
30/09/2021	225	23,100	1	0	23,326
MOVEMENT	(114)	18,976	(45,232)	-	(27,707)

**OTHER ASSETS**

NEW BUILDING - CAPITAL	240,852
NEW EQUIPMENT - CAPITAL	7,903
LANDSCAPING - CAPITAL	5,131
	253,885

**CROFT ON TEES COMMUNITY VILLAGE HALL  
ACCOUNTS FOR THE 12 MONTHS TO 30/9/21**

**INCOME & EXPENDITURE ANALYSIS :**

	£	£
<b>INCOME:</b>		
HALL RENTALS		2,253
MISC INCOME		110
GRANTS		42,783
EVENTS		1,978
DONATIONS		10,951
INTEREST		97
<b>TOTAL INCOME FOR 12 MONTHS</b>		<b>58,171</b>
 <b>EXPENSES:</b>		
<b>RUNNING EXPENSES:</b>		
HALL - RENT	200	
HALL - WATER	2,045	
HALL - ELECTRIC	470	
HALL-INSURANCE	962	
HALL-CLEANING	687	
HALL - EXPENSES	97	
STATIONERY & PRINTING	23	
OTHER MISC EXPENSES	382	
WIFI expenses	202	5,068
 EVENT EXPENSES		533
 ACCOUNTS AUDIT		432
 CAPITAL		
BUILDING		77,797
EQUIPMENT		-
LANDSCAPING/CAR PARK		2,047
 <b>TOTAL EXPENDITURE FOR 12 MONTHS</b>		<b>85,878</b>
 <b>SURPLUS FOR 12 MONTHS</b>		<b>(27,707)</b>

**CROFT ON TEES COMMUNITY VILLAGE HALL  
ACCOUNTS FOR THE 12 MONTHS TO 30/9/21**

Schedule 4

<b>YEAR ON YEAR ANALYSIS</b>	<b>YEAR 2020/21</b>	<b>YEAR 2019/20</b>	<b>YEAR 2018/19</b>	<b>PRIOR YEAR 2017/18</b>	<b>PRIOR YEAR 2016/17 £</b>
<b>HALL INCOME &amp; EXPENSES</b>					
Income From Rental	2,253	3,202	2,540	3,439	3,817
Covid Grant	0	10,000	0	0	0
Grant for Wi Fi	0	0	0	0	550
<b>EXPENSES:</b>					
Rent	200	200	0	0	0
Electricity	470	489	590	619	570
Caretaker/Cleaning	687	615	600	720	720
Insurance	962	916	880	862	855
Water/Sewerage	2,045	420	545	477	457
Hall Maintenance	97	285	248	316	1,712
Stationery (printing for events etc.)	23	219	109	308	250
Audit/Accounts check	432	420	420	300	300
Wi Fi Costs	202	0	344	301	431
Other expenses	382	332	364	46	245
<b>SURPLUS/(DEFICIT)</b>	<b>(3,248)</b>	<b>9,306</b>	<b>(1,560)</b>	<b>(510)</b>	<b>(1,173)</b>
<b>EVENTS</b>					
INCOME GENERATED	1,978	3,725	6,202	11,553	13,038
DONATIONS TOWARDS SPECIFIC EVENTS	0	0	425	475	1,577
EXPENSES INCURRED	533	3,824	2,273	4,751	4,434
<b>SURPLUS/(DEFICIT)</b>	<b>1,444</b>	<b>(99)</b>	<b>4,354</b>	<b>7,277</b>	<b>10,181</b>
<b>MISC SALES (CARDS/BOOKS ETC)</b>					
INCOME FROM SALES		45	130	141	108
EXPENSES		0	0	0	0
<b>SURPLUS/(DEFICIT)</b>		<b>45</b>	<b>130</b>	<b>141</b>	<b>108</b>
<b>OTHER INCOME AND ASSOCIATED EXPENSES</b>					
INTEREST	97	174	544	469	657
MISC INCOME	110	311	213	176	107
<b>SURPLUS/(DEFICIT)</b>	<b>207</b>	<b>485</b>	<b>757</b>	<b>645</b>	<b>764</b>
<b>BOULES PITCH (net cost)</b>		0	0	0	0
<b>NEW HALL:</b>					
GRANTS RECEIVED	42,783	22,900	44,505	10,000	0
DONATIONS RECEIVED	10,951	842	53,154	1,455	1,300
DEMOLITION/NEW BUILD AND EQUIPMENT PURCHASE	79,844	29,082	147,139	480	2,778
<b>SURPLUS/(DEFICIT)</b>	<b>(26,110)</b>	<b>(5,340)</b>	<b>(49,480)</b>	<b>10,975</b>	<b>(1,476)</b>
<b>NET SURPLUS/(DEFICIT)</b>	<b>(27,707)</b>	<b>4,397</b>	<b>(45,799)</b>	<b>18,528</b>	<b>8,404</b>

**CROFT ON TEES COMMUNITY VILLAGE HALL  
ACCOUNTS FOR THE 12 MONTHS TO 30/9/2021**

<b>EVENT SUMMARY</b>	<b>INCOME</b>	<b>EXPENSES</b>	<b>PROFIT/(LOSS)</b>
<b>SOCIAL EVENTS (RC)</b>			
Quiz Night	357	37	320
Bingo Night	150	38	112
Bar Stock and Expenses for above Events		411	(411)
	507	486	21
<b>OTHER EVENTS:</b>			
Easter egg hunt	60	47	13
Chaytor Hall Garden Open Day	1,243		1,243
Bake off	167		167
			0
<b>OTHER EVENTS</b>	1,470	47	1,423
<b>TOTAL</b>	<b>1,978</b>	<b>533</b>	<b>1,444</b>

includes bar stock etc for future events

**CROFT ON TEES COMMUNITY VILLAGE HALL  
ACCOUNTS FOR THE 12 MONTHS TO 30/9/21**

**DONATION AND GRANT SUMMARY 2020/21**

**DONATIONS RECEIVED:**

Postcode Lottery Fund	10,901
misc	50
<b>TOTAL DONATIONS</b>	<b>10,951</b>

**GRANTS RECEIVED:**

Richmondshire DC	42,783
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