

# EBCHESTER BOATHOUSE PARTNERSHIP

England & Wales · Charity number 1177129

## Details

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**Status** Registered

**Legal form** CIO

**Registered** 2018-02-12

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

## Contact

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**Address** 19 Springhouse Lane  
Ebchester  
Consett  
DH8 0QF

**Phone** 01207560555

**Email** [geoff@geoffmarshall.plus.com](mailto:geoff@geoffmarshall.plus.com)

**Website** [www.ebchester.org](http://www.ebchester.org)

## Activities

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**Objects:** TO FURTHER OR BENEFIT THE RESIDENTS OF EBCHESTER AND THE NEIGHBOURHOOD WITHOUT DISTINCTION OF SEX, SEXUAL ORIENTATION, RACE OR OF POLITICAL, RELIGIOUS OR OTHER OPINIONS BY ASSOCIATING TOGETHER THE SAID RESIDENTS AND THE LOCAL AUTHORITIES, VOLUNTARY AND OTHER ORGANISATIONS IN A COMMON EFFORT TO ADVANCE COMMUNITY PARTICIPATION IN HEALTHY RECREATION AND EDUCATION IN THE INTEREST OF SOCIAL WELFARE IN PARTICULAR BUT NOT EXCLUSIVELY BY THE PROVISION OF FACILITIES FOR WATER BASED ACTIVITY AND LEISURE-TIME OCCUPATION WITH THE OBJECT OF IMPROVING THE CONDITIONS OF LIFE FOR THE SAID RESIDENTS

**Activities:** Provides facilities for healthy recreation and education particularly but not exclusively for water-based activity

## Classification

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- **How:** Provides Buildings/facilities/open Space
- **What:** Recreation
- **Who:** Children/young People, Elderly/old People, People With Disabilities, The General Public/mankind

## Geography

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- Durham
- Gateshead
- Northumberland

## Finances

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Period end	Income	Expenditure	Assets	Employees
2024-12-31	£0	£206	-	-
2023-12-31	£5,000	£288	-	-
2022-12-31	£0	£0	-	-
2021-12-31	£0	£0	-	-
2020-12-31	£0	£0	-	-

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## Trustees

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Name	Role	Appointed
IAIN ALEXANDER KNOX	Chair	2017-10-24
GEOFFREY MARSHALL		2017-10-24
John Charles Johnson		2019-10-29

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**EBCHESTER BOATHOUSE PARTNERSHIP**

England & Wales - Charity number 1177129

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# Accounts

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# *Ebchester Boat Club*

A Charitable Incorporated Organisation  
Registered Charity Number 1187183

## **Trustees' Annual Report November 2023 - October 2024**



## The Genesis of Ebchester Boat Club

The first boat was kept at Ebchester, under some trees, in 1872. By 1876 others began to take up the sport and soon the Ebchester Amateur Rowing Club was formed under the presidency of Mr. Bullerwell, a school master from nearby Hamsterley Colliery. A boathouse was quickly built and the winner of the first proper handicap, in 1878, was Mr. William Hardy of Whickham. By 1899 a newer boathouse was opened by Mr. Joseph Brown, a village tradesman.

The Great War interrupted activities, with no less than 59 members serving '*King and Country*'. The 1916 and 1917 accounts show sizeable donations to the '*Ebchester Knitting Party*' who provided clothing for the armed forces. Following the war the club continued to thrive, with several regattas being held each summer, and in 1922 a new pleasure boat was brought into operation

The Second World War drastically reduced the number of events at Ebchester Rowing Club. Many men of the East Lancashire Regiment were stationed in the Consett area and the Regiment hired Club boats when practising the erection of pontoons on the river at Ebchester.

The first season after the 1939-45 war was probably the most hectic in the club's history. Five regattas were held and many new younger members joined the club. At least four regattas were held in each of the following years. Entries for the 1957 regatta were, according to the local paper, the best ever - scullers from Durham, Chester-le-Street, Tynemouth and Hexham all took part. However, the all-wooden boathouse, having served the Club well for almost 60 years was in very poor condition. Members organised an appeal, contacting both local firms and individuals. Response was excellent and the '*do-it-yourself*' building soon got underway with members doing most of the work. The new boathouse was completed in time for the 1960 season during which a dressing room was included on the first floor.

Regrettably, in the mid-sixties, changing social habits began to affect the interest in and activities of the Club. The decline continued into the 1970s and the Club was dissolved on 12 March 1974.

In 1981 the 5<sup>th</sup> Tyne Sea Scouts began to use the boathouse and since then the river has been used regularly for canoeing and kayaking.

2011 saw the formation of the Ebchester Boathouse Development Partnership, which aims to build a new boathouse and bring rowing back to the River Derwent. Regrettably, the boathouse has not yet been re-built but rowing did return to the river in 2015 and gradually became more regular.

# Ebchester Boat Club

At a meeting held on 7 March 2019 it was agreed to form the Ebchester Boat Club (EBC), a multi water-sport club based at Ebchester, with additional activities to be held on the Derwent Reservoir. The primary aim of the club would be the development and participation of water sports for the benefit of the community. The club would be affiliated to both British Canoeing and British Rowing.

Ebchester Boat Club was registered with the Charity Commission as a Charitable Incorporated Organisation (CIO) on 2 January 2020. The Club's financial year runs from 1 November to 31 October. This report is in respect of the period from 1 November 2023 to 31 October 2024.

The object of the Trust as set out in its governing document is:

To promote community participation in healthy recreation for the public benefit in Ebchester and the surrounding area by the provision of facilities for rowing, paddling and other water sports capable of promoting physical health and fitness ("facilities" means land, buildings, equipment and organising sporting activities).

## Activities

### *Rowing*

When the weather got too cold and windy to row at the Boathouse in autumn 2023, Ebchester Boat Club moved indoors at Ebchester Community Centre and committed to weekly winter training. With a combination of stretching, ergs and core exercises, the crew kept up their fitness in readiness for the return of water rowing. Whenever possible we also braved the cold to get out in singles or a double at the boathouse on Sunday mornings. Once the nights got lighter in late spring 2024, Wednesday evening rowing sessions returned to the boathouse, in preparation for Ebchester competing in the Northern Rowing Sunday League Series 2024. With meetings taking place in rowing clubs around the North East and Northumberland once a month over the summer, the Sunday League offered Ebchester a great opportunity to compete in side by side racing against crews from other clubs. As the newly formed Ebby Eagles (mixed crew) and Ebby Hawks (women) we raced at Tyne Amateur Club at Newburn, Talkin Tarn RC and Durham with exciting wins against Talkin Tarn and Tees rowing clubs. At the last meeting at Durham on 6 October 2024 Ebchester were presented with a special award for our performance over the series by Colin Percy, organiser of the Sunday League. This completed a very enjoyable and successful season for EBC.



## *Padding*

With continued support from a larger coaching team, now 6 strong, we have continued to provide a larger number of sessions for local groups. As some of our coaches are Paddlesport Leaders, these sessions have included youth groups beyond the Scout Association. Our thanks need to be extended to these volunteer coaches who continue to pass on their skills up to 3 times a week. We continue to provide canoe, kayak and paddle board sessions with some focusing on specific skill improvement but others on pure and simple fun! Help from Gateshead Scouts continues with funding and advice. Purchases of more buoyancy aids and helmets was with their invaluable support. The scouts wider offer of water-based sessions during School holidays, through the Wickham Thorns activity centre, aided by council-led schemes, continues to be popular. This brings even more young people to the outdoors and gives them valuable chances to try out water based activities which will hopefully spark the promotion of better physical and mental health in later life. The continued clearing of the weir and river bank also takes up time. Fallen and washed down timber will very quickly block the river if it is not removed. Thanks go to those individuals who help is with this continued work. We go into another year with continued enthusiasm and the promise of future efforts.



## Public Benefit

In carrying out these activities, the Trustees have taken into account the Charity Commission's Guidance on the public benefit requirement (PB1, PB2 & PB3) and have complied with their duty to have due regard to this guidance when exercising their powers and duties.

## Achievements and Performance

The Club continued to recover following the impact of the Coronavirus pandemic and a change of personnel. As public interest in water-borne activities continues, there has been a noticeable demand for paddle sport activities, especially kayak and canoeing skills. The scouting movement in particular benefitted from this demand. Coaching skills are continually being developed to broaden the scope of the club.

## Financial Review

The Club's receipts amounted to £1,975. The total expenditure of the Club was £2,759, leaving a balance of £2,210 represented by cash in the bank. A balance of £2,210 remains in general funds.

A copy of the annual accounts is attached to this report as Appendix A

### Reserves policy

The Club has no employees and the costs of winding up the Trust would be nominal. The only need for reserves at present is to cover essential running costs and emergency expenditure for which the trustees consider it prudent to maintain a general reserve representing approximately eight months' running costs (this year set at £1,800).

## Structure, Government and Management

### Government

The Club's governing document is its Constitution, based on the Charity Commission's 'foundation' model CIO Constitution.

The Club is a Charitable Incorporated Organisation. Its only members are the trustees.

The governing document provides that apart from the first charity trustees, every trustee must be appointed by a resolution passed at a properly convened meeting of the charity trustees. In selecting individuals for appointment as charity trustees, the charity trustees must have regard to the skills, knowledge and experience needed for the effective administration of the CIO.

The Club has no employees. There are eight volunteers who have registered to help us.

The Trustees would like to thank the volunteers for their valuable contribution to the work of the Club

The Club has agreed policies relating to:

- Financial Controls

- Health & Safety

- Safeguarding

### Structure and Management

#### *Board of Trustees*

#### *Club Management*

- Rowing

- Paddling

## Reference and Administrative

The name of the charity is Ebchester Boat Club. It uses no other name.

The charity is registered in England and Wales (Charity number 1187183).

The address of the principal office of the charity is 19 Springhouse Lane, Ebchester, DH8 0QF.

The trustees were:

Iain Alexander Knox (Chairman)

Brenda Beveridge

Geoff Marshall

Approved by the Trustees

4 August 2025

Signed on behalf of the Trustees:



Full Name: Iain Knox

Position: Chairman



# Ebchester Boat Club

A Charitable Incorporated Organisation  
Registered Charity Number 1187183

## Appendix A

### Accounts for the period 1 November 2023 - 31 October 2024

#### Income

	2023 - 24	2022-23
Grants	0	570
Memberships	1,935	1,091
Course Fees		200
Sundry	40	35
Insurance Claim	0	0
Interest	0	0
	<b>£1,975</b>	<b>£1,861</b>
<i>Income / Expenditure</i>	<i>-£784</i>	<i>-£385</i>

#### Expenditure

	2023 - 24	2022 - 23
Affiliation	1,250	1,273
Equipment		0
Insurance	1,010	973
Repairs		1,122
Training	499	0
Travel		0
	<b>£2,759</b>	<b>£2,246</b>

#### Balances

	11/08/2024	31/10/2023
Current Account	2,210	2,989
Cash in Hand		
	<b>£2,210</b>	<b>£2,989</b>
<b>Liabilities</b>		
Creditors		
Debtors		
Grants Pending	0	860
	<b>£2,210</b>	<b>£3,849</b>

#### Assets

	31/10/2024	31/10/2023
Fixed Assets	0	0
Equipment	25,000	25,000
	<b>£25,000</b>	<b>£25,000</b>
<b>Reserves</b>		
General Fund	1,710	2,489
Restricted Reserves	500	500
	<b>£2,210</b>	<b>£2,989</b>

NB: £860 grant-pending no longer available

#### Grant Income

	2023-24	2022-23
Durham Sport		500
	<b>£0</b>	<b>£500</b>

**EBCHESTER BOATHOUSE PARTNERSHIP**

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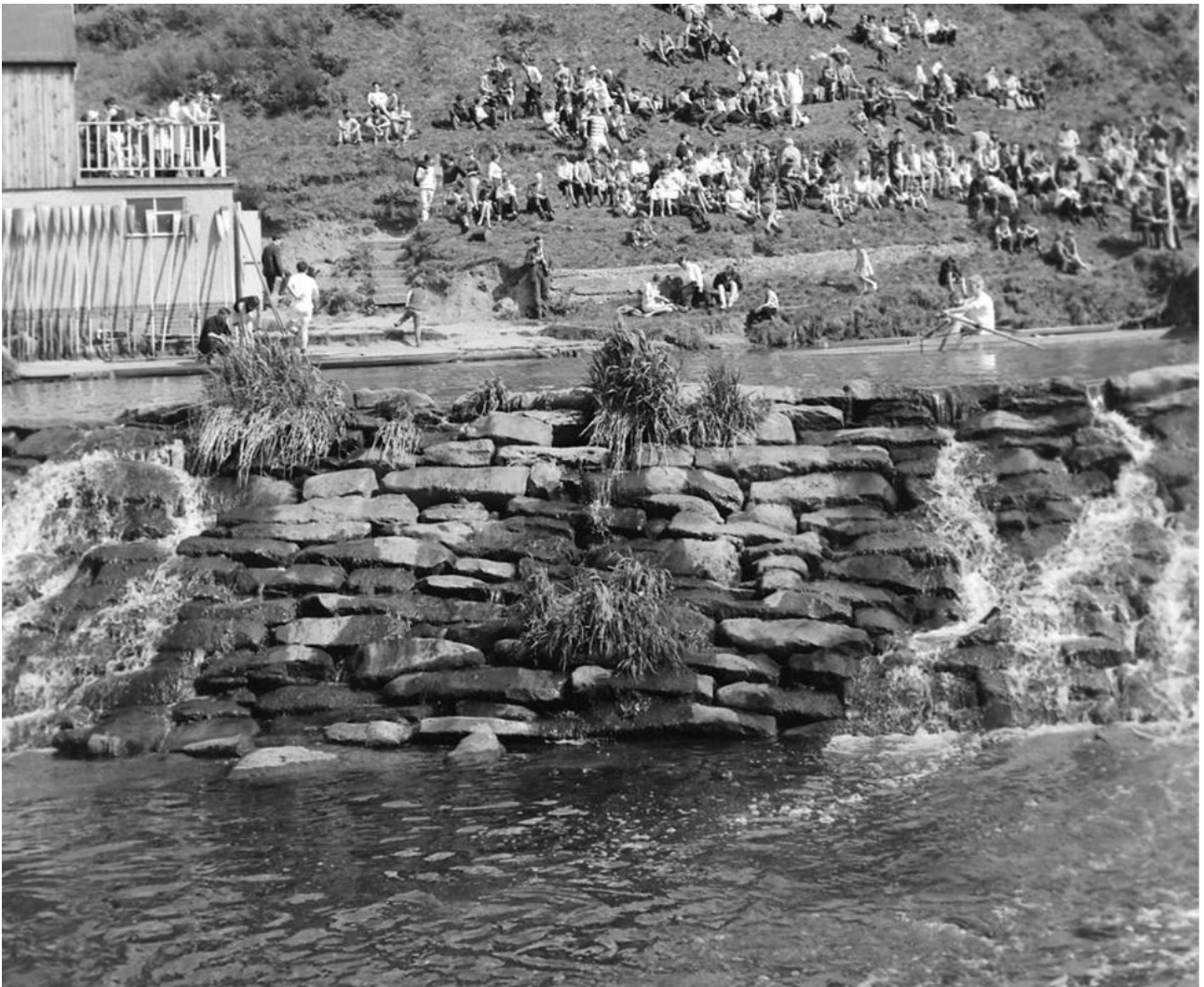
# Accounts

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# *Elcheater Boathouse Partnership*

A Charitable Incorporated Organisation  
Registered Charity Number 1177129

## *Trustees' Annual Report 2023*



*Elcheater Boathouse - 1968*

*Showing crowds gathered on the Victorian Terraces to watch rowing regatta*

## *Ebchester*

Ebchester is a small village on the south-eastern bank of the River Derwent in the county of Durham. The river at Ebchester forms the boundary between the counties of Durham and Northumberland.

Many years ago, probably in the 12<sup>th</sup> century, a weir was constructed across the river to power a series of water mills. This weir created a quiet stretch of water which is suitable for a variety of water sports.

## *Ebchester Amateur Rowing Club*

Until very recently, mention of '*Ebchester*' to any water-sports enthusiast in the North of England and the chances were they would know something of Ebchester Amateur Rowing Club or the well-known regattas which were held on the River Derwent at regular intervals for almost 100 years. The first boat was kept at Ebchester, under some trees, in 1872. By 1876 others began to take up the sport and soon the Ebchester Rowing Club was formed

Despite two world wars the club continued to thrive. The first season after the 1939-45 war was probably the most hectic in the club's history. Five regattas were held and many new younger members joined the club. At least four regattas were held in each of the following years. Entries for the 1957 regatta were, according to the local paper, the best ever - scullers from Durham, Chester-le-Street, Tynemouth and Hexham all took part.

Regrettably, in the mid-sixties, changing social habits began to affect the interest in and activities of the Club. The decline continued into the 1970s and the Club was dissolved on 12 March 1974.

## *Ebchester Boathouse*

The current boathouse, built in 1960, is the third of three boathouses which have occupied the site continuously since 1876. Shortly after its construction a culvert was constructed by Consett Urban District Council to allow a separate toilet block and shelter to be built over the Ebchester Burn, close to where it joins the river. Sadly, following the demise of the Rowing Club, the toilet block was vandalised and had to be demolished.

The earlier boathouses were constructed entirely of timber whereas the current building has a rendered brickwork boat store with a timber meeting room above. The accommodation is very primitive by modern standards and lacks any basic services such as water and electricity. The building is in reasonably good condition but is somewhat cramped for the demands of modern usage.

Concerned at the prospect of the boathouse being demolished, village residents banded together and shortly afterwards the boathouse became a base for the 5<sup>th</sup> Tyne Sea Scouts.

By 2010 the weir itself was in need of repair. Again village residents rallied around and were able to persuade Durham County Council and the Environment Agency to carry out repairs and construct a fish pass. This key event ensured the future of the flat water, in its unique environment, for rowing, canoeing and kayaking which have become increasingly popular. The shallow water and sheltered location are well suited to beginners.

Within the region there are very few safe stretches of water which are suitable for these activities. Professional governing bodies associated with water-sports advise that the shortage of boathouse facilities is a barrier to greater participation.

In 2011 various organisations and user groups came together to form the Ebchester Boathouse Development Partnership. The main aim of the partnership is to improve or rebuild the boathouse and to install modern facilities to secure the long-term participation in water-based activities on the river by the community.

Rowing returned to Ebchester in 2018 with the formation of the Ebchester Boat Club and in 2019 the club hosted the first Regatta to be held on the River Derwent for 46 years.

The boathouse and surrounding woodland are owned by the National Trust who offered the 25 year lease necessary to secure funding for the project. A temporary, short-term, lease was granted in October 2020 pending completion of the longer term lease.



During the period from 2011 there was a series of consultations with the community and with statutory bodies which informed the development of detailed proposals. Although the size of the building is constrained by the topography of the site, a sensitively designed building, appropriate to its picturesque location within a Conservation Area, and capable of phased construction, was developed.

A major milestone was achieved in January 2018 when planning consent was granted, meaning we could then move toward detailed design of the building to meet statutory requirements.

## The Partnership

The Ebchester Boathouse Development Partnership evolved from a meeting of community organisations who were concerned to see the boathouse restored or rebuilt to encourage greater use of the river for rowing, kayaking and other activities. That partnership was registered with the Charity Commission as a Charity on 30 January 2017.

The Ebchester Boathouse Partnership was established in 2017 and registered with the Charity Commission as a Charitable Incorporated Organisation on 11 February 2018. The charity has the power to hold the lease which had been granted by the National Trust. It is intended that the business of the Ebchester Boathouse Development Partnership, which has the same objectives as the Ebchester Boathouse Partnership, will be transferred to the CIO, following which the Development Partnership will be wound-up.

The Partnership's financial year runs from 1 January to 31 December. This report is in respect of the period 1 January 2023 to 31 December 2023.

The objects of the Partnership as set out in its governing document are:

- To further or benefit the residents of Ebchester and the neighbourhood without distinction of sex, sexual orientation, race or of political, religious or other opinions by associating together the said residents and the local authorities, voluntary and other organisations in a common effort to advance community participation in healthy recreation and education in the interest of social welfare in particular but not exclusively by the provision of facilities for water based activity and leisure-time occupation with the object of improving the conditions of life for the said inhabitants.

## Public Benefit

In carrying out their activities, the Trustees have taken into account the Charity Commission's Guidance on the public benefit requirement (PB1, PB2 & PB3) and have complied with their duty to have due regard to this guidance when exercising their powers and duties.

## Achievements and Performance

Activities focused around making arrangements for the construction of phase one of the project, the changing rooms, however these were hampered by escalating costs and by a blocked culvert. Despite these setbacks efforts to provide essential facilities continued.

A much simplified project, which would enable basic toilet and shower facilities to be provided clear of the culvert, was identified. Planning consent was granted in August 2022. The process to secure construction of the facility then continued.

## Financial Review

The focus of the charity is to build up sufficient reserves to finance construction of the new facilities together with the associated professional fees. Grant income is reserved solely for those purposes.

The principal sources of funds for the development are National Lottery, Trust Funds and local community funds. No external funds were received by the CIO during the review period.

It is intended that the assets of the Ebchester Boathouse Development Partnership (EBDP) will be transferred to the Ebchester Boathouse Partnership and that EBDP will then be dissolved. There has been limited progress with this process, although a total of £5,000 was transferred during the previous accounting period.

A copy of the annual accounts is attached to this report as Appendix A

### Reserves policy

The charity has no employees and the costs of winding up the charity would be nominal. The only need for reserves at present is to cover essential running costs and emergency expenditure for which the trustees consider it prudent to maintain a general reserve representing approximately twelve months' running costs (this year set at £600).

## Structure, Government and Management

### Government

The Partnership is a Charitable Incorporated Organisation. Its governing document is its Constitution, based on the Charity Commission's foundation model.

Its only members are the trustees.

The governing document provides that apart from the first charity trustees, every trustee must be appointed by a resolution passed at a properly convened meeting of the charity trustees.

The charity has no employees.

The Partnership has agreed policies relating to:

- |                       |                    |
|-----------------------|--------------------|
| Conflicts of Interest | Risk Management    |
| Safeguarding          | Financial Controls |

## Reference and Administrative

The name of the charity is Ebchester Boathouse Partnership. It uses no other name.

The charity is registered in England and Wales (Charity number **1177129**).

The address of the principal office of the charity is 19 Springhouse Lane Ebchester DH8 0QF.

The trustees are:

Iain Alexander Knox (Chairman)

Tim Dillon

John Charles Johnson

Geoff Marshall

Approved by the Trustees on: 10 September 2024

Signed on behalf of the Trustees:



Full Name: Iain Alexander Knox

Position: Chairman



**EBCHESTER BOATHOUSE PARTNERSHIP**

England & Wales - Charity number 1177129

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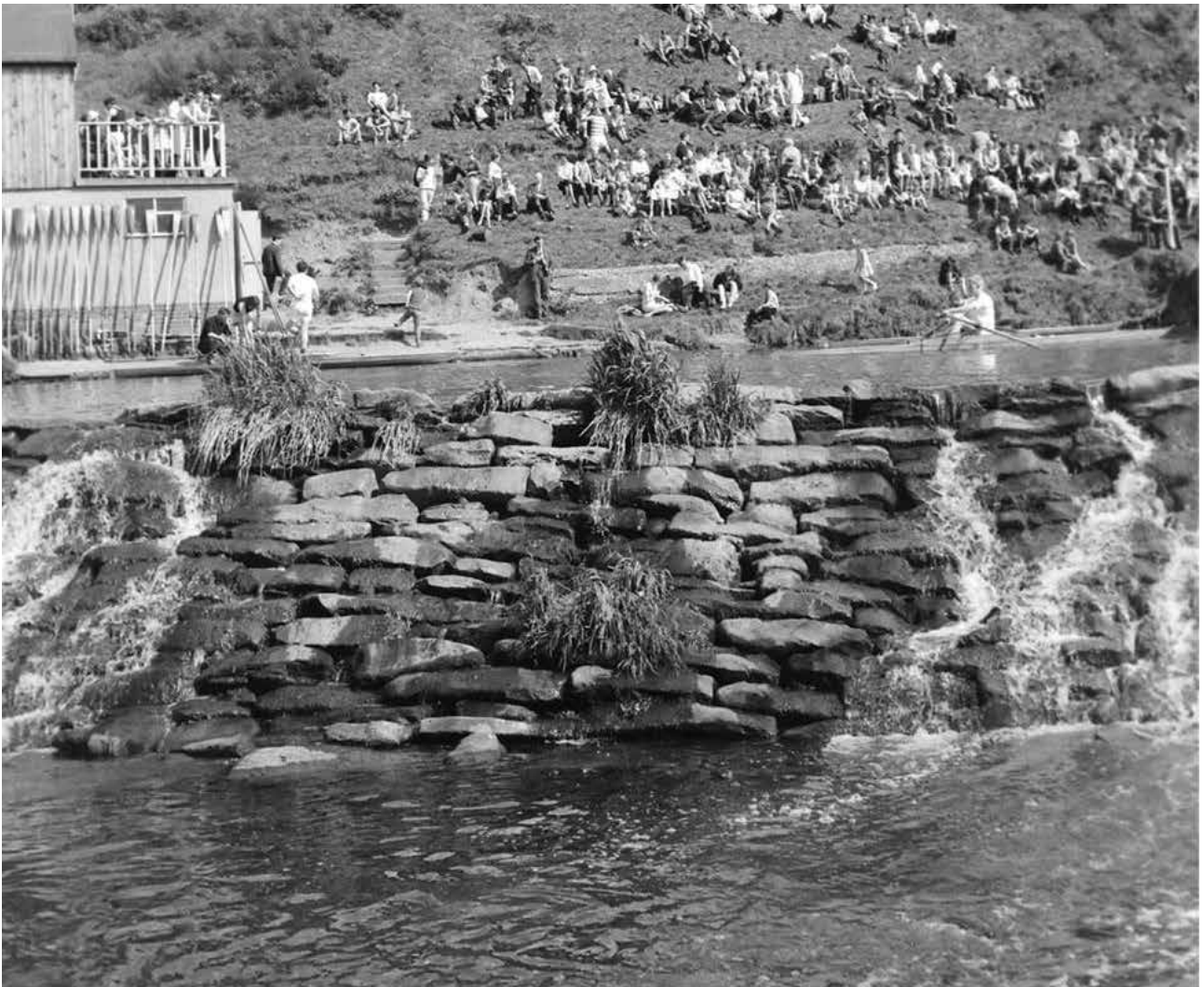
# Accounts

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# *Elcheater Boathouse Partnership*

A Charitable Incorporated Organisation  
Registered Charity Number 1177129

## *Trustees' Annual Report 2022*



*Elcheater Boathouse - 1968*

*Showing crowds gathered on the Victorian Terraces to watch rowing regatta*

## *Ebchester*

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Many years ago, probably in the 12<sup>th</sup> century, a weir was constructed across the river to power a series of water mills. This weir created a quiet stretch of water which is suitable for a variety of water sports.

## *Ebchester Amateur Rowing Club*

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Despite two world wars the club continued to thrive. The first season after the 1939-45 war was probably the most hectic in the club's history. Five regattas were held and many new younger members joined the club. At least four regattas were held in each of the following years. Entries for the 1957 regatta were, according to the local paper, the best ever - scullers from Durham, Chester-le-Street, Tynemouth and Hexham all took part.

Regrettably, in the mid-sixties, changing social habits began to affect the interest in and activities of the Club. The decline continued into the 1970s and the Club was dissolved on 12 March 1974.

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Concerned at the prospect of the boathouse being demolished, village residents banded together and shortly afterwards the boathouse became a base for the 5<sup>th</sup> Tyne Sea Scouts.

By 2010 the weir itself was in need of repair. Again village residents rallied around and were able to persuade Durham County Council and the Environment Agency to carry out repairs and construct a fish pass. This key event ensured the future of the flat water, in its unique environment, for rowing, canoeing and kayaking which have become increasingly popular. The shallow water and sheltered location are well suited to beginners.

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During the period from 2011 there was a series of consultations with the community and with statutory bodies which informed the development of detailed proposals. Although the size of the building is constrained by the topography of the site, a sensitively designed building, appropriate to its picturesque location within a Conservation Area, and capable of phased construction, was developed.

A major milestone was achieved in January 2018 when planning consent was granted, meaning we could then move toward detailed design of the building to meet statutory requirements.

## The Partnership

The Ebchester Boathouse Development Partnership evolved from a meeting of community organisations who were concerned to see the boathouse restored or rebuilt to encourage greater use of the river for rowing, kayaking and other activities. That partnership was registered with the Charity Commission as a Charity on 30 January 2017.

The Ebchester Boathouse Partnership was established in 2017 and registered with the Charity Commission as a Charitable Incorporated Organisation on 11 February 2018. The charity has the power to hold the lease which had been granted by the National Trust. It is intended that the business of the Ebchester Boathouse Development Partnership, which has the same objectives as the Ebchester Boathouse Partnership, will be transferred to the CIO, following which the Development Partnership will be wound-up.

The Partnership's financial year runs from 1 January to 31 December. This report is in respect of the period 1 January 2022 to 31 December 2022.

The objects of the Partnership as set out in its governing document are:

- To further or benefit the residents of Ebchester and the neighbourhood without distinction of sex, sexual orientation, race or of political, religious or other opinions by associating together the said residents and the local authorities, voluntary and other organisations in a common effort to advance community participation in healthy recreation and education in the interest of social welfare in particular but not exclusively by the provision of facilities for water based activity and leisure-time occupation with the object of improving the conditions of life for the said inhabitants.

## Public Benefit

In carrying out their activities, the Trustees have taken into account the Charity Commission's Guidance on the public benefit requirement (PB1, PB2 & PB3) and have complied with their duty to have due regard to this guidance when exercising their powers and duties.

## Achievements and Performance

Activities focused around making arrangements for the construction of phase one of the project, the changing rooms, however these were hampered by escalating costs and by a blocked culvert. Despite these setbacks efforts to provide essential facilities continued.

A much simplified project, which would enable basic toilet and shower facilities to be provided clear of the culvert, was identified. Planning consent was granted in August 2022. The process to secure construction of the facility then continued.

## Financial Review

The focus of the charity is to build up sufficient reserves to finance construction of the new facilities together with the associated professional fees. Grant income is reserved solely for those purposes.

The principal sources of funds for the development are National Lottery, Trust Funds and local community funds. No funds were received by the CIO during the review period.

It is intended that the assets of the Ebchester Boathouse Development Partnership (EBDP) will be transferred to the Ebchester Boathouse Partnership and that EBDP will then be dissolved. Due to the restrictions imposed in response to the coronavirus pandemic there has been limited progress with this process.

A copy of the annual accounts is attached to this report as Appendix A

### Reserves policy

The charity has no employees and the costs of winding up the charity would be nominal. The only need for reserves at present is to cover essential running costs and emergency expenditure for which the trustees consider it prudent to maintain a general reserve representing approximately twelve months' running costs.

## Structure, Government and Management

### Government

The Partnership is a Charitable Incorporated Organisation. Its governing document is its Constitution, based on the Charity Commission's foundation model.

Its only members are the trustees.

The governing document provides that apart from the first charity trustees, every trustee must be appointed by a resolution passed at a properly convened meeting of the charity trustees.

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The Partnership has agreed policies relating to:

- |                       |                    |
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The trustees are:

Iain Alexander Knox (Chairman)

Tim Dillon

John Charles Johnson

Geoff Marshall

Approved by the Trustees on: 10 October 2023

Signed on behalf of the Trustees:



Full Name: Iain Alexander Knox

Position: Chairman

# Elcheater Boathouse Partnership

Registered Charity Number 1177129

## Appendix A

### Accounts for the period 1 January 2022 - 31 December 2022

Income	2022		2021		Expenditure	2022		2021	
	£0	0	£0	0		£0	0	£0	0
<i>Income / Expenditure</i>									

### Statement of Assets and Liabilities

	31/12/2022	31/12/2021		31/12/2022	31/12/2021
Cash at Bank			Fixed Assets	£0	£0
Cash in Hand			Equipment	£0	£0
	£0	£0		£0	£0
<b>Liabilities</b>			<b>Reserves</b>		
Creditors			General Fund	£0	£0
Debtors			Restricted Reserves	£0	£0
Grant Pending				£0	£0
Net Worth	£0	£0			

### Grant Income

2022      2021

**EBCHESTER BOATHOUSE PARTNERSHIP**

England & Wales - Charity number 1177129

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# Accounts

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# *Ebchester Boathouse Partnership*

A Charitable Incorporated Organisation  
Registered Charity Number 1177129

## *Trustees' Annual Report 2021*



*Ebchester Boathouse - 1968*

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Many years ago, probably in the 12<sup>th</sup> century, a weir was constructed across the river to power a series of water mills. This weir created a quiet stretch of water which is suitable for a variety of water sports.

## *Ebchester Amateur Rowing Club*

Until very recently, mention of '*Ebchester*' to any water-sports enthusiast in the North of England and the chances were they would know something of Ebchester Amateur Rowing Club or the well-known regattas which were held on the River Derwent at regular intervals for almost 100 years. The first boat was kept at Ebchester, under some trees, in 1872. By 1876 others began to take up the sport and soon the Ebchester Rowing Club was formed

Despite two world wars the club continued to thrive. The first season after the 1939-45 war was probably the most hectic in the club's history. Five regattas were held and many new younger members joined the club. At least four regattas were held in each of the following years. Entries for the 1957 regatta were, according to the local paper, the best ever - scullers from Durham, Chester-le-Street, Tynemouth and Hexham all took part.

Regrettably, in the mid-sixties, changing social habits began to affect the interest in and activities of the Club. The decline continued into the 1970s and the Club was dissolved on 12 March 1974.

## *Ebchester Boathouse*

The current boathouse, built in 1960, is the third of three boathouses which have occupied the site continuously since 1876. Shortly after its construction a culvert was constructed by Consett Urban District Council to allow a separate toilet block and shelter to be built over the Ebchester Burn, close to where it joins the river. Sadly, following the demise of the Rowing Club, the toilet block was vandalised and had to be demolished.

The earlier boathouses were constructed entirely of timber whereas the current building has a rendered brickwork boat store with a timber meeting room above. The accommodation is very primitive by modern standards and lacks any basic services such as water and electricity. The building is in reasonably good condition but is somewhat cramped for the demands of modern usage.

Concerned at the prospect of the boathouse being demolished, village residents banded together and shortly afterwards the boathouse became a base for the 5<sup>th</sup> Tyne Sea Scouts.

By 2010 the weir itself was in need of repair. Again village residents rallied around and were able to persuade Durham County Council and the Environment Agency to carry out repairs and construct a fish pass. This key event ensured the future of the flat water, in its unique environment, for rowing, canoeing and kayaking which have become increasingly popular. The shallow water and sheltered location are well suited to beginners.

Within the region there are very few safe stretches of water which are suitable for these activities. Professional governing bodies associated with water-sports advise that the shortage of boathouse facilities is a barrier to greater participation.

In 2011 various organisations and user groups came together to form the Ebchester Boathouse Development Partnership. The main aim of the partnership is to improve or rebuild the boathouse and to install modern facilities to secure the long-term participation in water-based activities on the river by the community.

Rowing returned to Ebchester in 2018 with the formation of the Ebchester Boat Club and in 2019 the club hosted the first Regatta to be held on the River Derwent for 46 years.

The boathouse and surrounding woodland are owned by the National Trust who offered the 25 year lease necessary to secure funding for the project. A temporary, short-term, lease was granted in October 2020 pending completion of the longer term lease.



During the period from 2011 there was a series of consultations with the community and with statutory bodies which informed the development of detailed proposals. Although the size of the building is constrained by the topography of the site, a sensitively designed building, appropriate to its picturesque location within a Conservation Area, and capable of phased construction, was developed.

A major milestone was achieved in January 2018 when planning consent was granted, meaning we could then move toward detailed design of the building to meet statutory requirements.

## The Partnership

The Ebchester Boathouse Development Partnership evolved from a meeting of community organisations who were concerned to see the boathouse restored or rebuilt to encourage greater use of the river for rowing, kayaking and other activities. That partnership was registered with the Charity Commission as a Charity on 30 January 2017.

The Ebchester Boathouse Partnership was established in 2017 and registered with the Charity Commission as a Charitable Incorporated Organisation on 11 February 2018. The charity has the power to hold the lease which had been granted by the National Trust. It is intended that the business of the Ebchester Boathouse Development Partnership, which has the same objectives as the Ebchester Boathouse Partnership, will be transferred to the CIO, following which the Development Partnership will be wound-up.

The Partnership's financial year runs from 1 January to 31 December. This report is in respect of the period 1 January 2021 to 31 December 2021.

The objects of the Partnership as set out in its governing document are:

- To further or benefit the residents of Ebchester and the neighbourhood without distinction of sex, sexual orientation, race or of political, religious or other opinions by associating together the said residents and the local authorities, voluntary and other organisations in a common effort to advance community participation in healthy recreation and education in the interest of social welfare in particular but not exclusively by the provision of facilities for water based activity and leisure-time occupation with the object of improving the conditions of life for the said inhabitants

## Public Benefit

In carrying out their activities, the Trustees have taken into account the Charity Commission's Guidance on the public benefit requirement (PB1, PB2 & PB3) and have complied with their duty to have due regard to this guidance when exercising their powers and duties.

## Achievements and Performance

The charity for virtually all of the reporting period has had to operate in conformity with the Government's public health regulations and guidance arising from the Coronavirus pandemic. This has meant that there have been no face to face meetings of the trustees. Activities focused around making arrangements for the construction of phase one of the project, the changing rooms, however these were hampered by escalating costs and by a blocked culvert. Despite these setbacks efforts to provide essential facilities continue.

## Financial Review

The focus of the charity is to build up sufficient reserves to finance construction of the new facilities together with the associated professional fees. Grant income is reserved solely for those purposes.

The principal sources of funds for the development are National Lottery, Trust Funds and local community funds. No funds were received by the CIO during the review period.

It is intended that the assets of the Ebchester Boathouse Development Partnership (EBDP) will be transferred to the Ebchester Boathouse Partnership and that EBDP will then be dissolved. Due to the restrictions imposed in response to the coronavirus pandemic there has been limited progress with this process.

A copy of the annual accounts is attached to this report as Appendix A

### Reserves policy

The charity has no employees and the costs of winding up the charity would be nominal. The only need for reserves at present is to cover essential running costs and emergency expenditure for which the trustees consider it prudent to maintain a general reserve representing approximately twelve months' running costs.

## Structure, Government and Management

### Government

The Partnership is a Charitable Incorporated Organisation. Its governing document is its Constitution, based on the Charity Commission's foundation model.

Its only members are the trustees.

The governing document provides that apart from the first charity trustees, every trustee must be appointed by a resolution passed at a properly convened meeting of the charity trustees.

The charity has no employees.

The Partnership has agreed policies relating to:

Conflicts of Interest	Risk Management
Safeguarding	Financial Controls

## Reference and Administrative

The name of the charity is Ebchester Boathouse Partnership. It uses no other name.

The charity is registered in England and Wales (Charity number **1177129**).

The address of the principal office of the charity is 19 Springhouse Lane Ebchester DH8 0QF.

The trustees are:

Iain Alexander Knox (Chairman)

Tim Dillon

John Charles Johnson

Geoff Marshall

Approved by the Trustees on: 10 October 2022

Signed on behalf of the Trustees:



Full Name: Iain Alexander Knox

Position: Chairman

# Elcheater Boathouse Partnership

Registered Charity Number 1177129

## Appendix A

### Accounts for the period 1 January 2021 - 31 December 2021

Income	2021		2020		Expenditure	2021		2020	
	£0	0	£0	0		£0	0	£0	0
<i>Income / Expenditure</i>									

### Statement of Assets and Liabilities

	31/12/2021	31/12/2020		31/12/2021	31/12/2020
Cash at Bank			Fixed Assets	£0	£0
Cash in Hand			Equipment	£0	£0
	£0	£0		£0	£0
<b>Liabilities</b>			<b>Reserves</b>		
Creditors			General Fund	£0	£0
Debtors			Restricted Reserves	£0	£0
Grant Pending				£0	£0
Net Worth	£0	£0			

### Grant Income

2021      2020

**EBCHESTER BOATHOUSE PARTNERSHIP**

England & Wales - Charity number 1177129

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# Accounts

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# *Elcheste Boathouse Partnership*

Registered Charity Number 1177129

## *Trustees' Annual Report 2020*



*Elcheste Boathouse - 1968*

*Showing crowds gathered on the Victorian Terraces to watch rowing regatta*

## *Ebchester*

Ebchester is a small village on the south-eastern bank of the River Derwent in the county of Durham. The river at Ebchester forms the boundary between the counties of Durham and Northumberland.

Many years ago, probably in the 12<sup>th</sup> century, a weir was constructed across the river to power a series of water mills. This weir created a quiet stretch of water which is suitable for a variety of water sports.

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Despite two world wars the club continued to thrive. The first season after the 1939-45 war was probably the most hectic in the club's history. Five regattas were held and many new younger members joined the club. At least four regattas were held in each of the following years. Entries for the 1957 regatta were, according to the local paper, the best ever - scullers from Durham, Chester-le-Street, Tynemouth and Hexham all took part.

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Iain Alexander Knox (Chairman)

Tim Dillon

John Charles Johnson

Lynn Robson

Geoff Marshall

Approved by the Trustees on: 25 October 2021

Signed on behalf of the Trustees:



Full Name: Iain Alexander Knox

Position: Chairman

# Elcheater Boathouse Partnership

Registered Charity Number 1177129

## Appendix A

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<i>Income / Expenditure</i>									

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2020      2019