

# THE TETBURY MALTHOUSE FOUNDATION

England & Wales · Charity number 1185077

## Details

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**Status** Registered

**Legal form** CIO

**Registered** 2019-08-28

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

## Contact

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**Address** The Malthouse  
The Chipping  
Tetbury  
Gloucestershire  
GL8 8EU

**Phone** 07974231290

**Email** [tetburymalthouse@gmail.com](mailto:tetburymalthouse@gmail.com)

## Activities

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**Objects:** THE PROVISION AND MAINTENANCE OF A VILLAGE HALL FOR THE USE OF THE INHABITANTS OF TETBURY AND ITS SURROUNDING VILLAGES WITHOUT DISTINCTION OF POLITICAL, RELIGIOUS OR OTHER OPINIONS, INCLUDING USE FOR:(A) MEETINGS, LECTURES AND CLASSES, AND(B) OTHER FORMS OF RECREATION AND LEISURE-TIME OCCUPATION, WITH THE OBJECT OF IMPROVING THE CONDITIONS OF LIFE FOR THE INHABITANTS.

**Activities:** The provision and maintenance of premises that may be used by community groups based in Tetbury for meetings, lectures, classes and other forms of recreation which may be accommodated having due consideration to the age and characteristics of the building.

## Classification

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- **How:** Provides Buildings/facilities/open Space
- **What:** Arts/culture/heritage/science, Recreation
- **Who:** Other Defined Groups

## Geography

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- Gloucestershire

## Finances

Period end	Income	Expenditure	Assets	Employees
2024-12-31	£10,476	£7,001	-	-
2023-12-31	£11,448	£4,841	-	-
2022-12-31	£11,586	£4,151	-	-
2021-12-31	£21,575	£14,443	-	-
2020-12-31	£21,509	£5,702	-	-

## Trustees

Name	Role	Appointed
Amanda Jane Butcher		2021-05-04
Christopher Milton-Clark		2025-03-20
James Francis Randall		2019-12-04
Neil Wareham		2021-03-09
Philip Seal		2021-03-09
Richard Barley		2022-11-16
Susan Amanda Doidge		2019-12-04

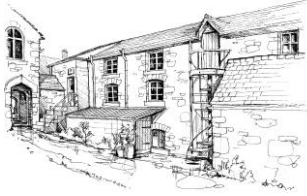
**THE TETBURY MALTHOUSE FOUNDATION**

England & Wales - Charity number 1185077

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# Accounts

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# THE TETBURY MALTHOUSE FOUNDATION

Registered Charity No. 1185077

HISTORIC HOME OF TETBURY GUIDING, SCOUTING AND RIFLE CLUB

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## Trustees of the Tetbury Malthouse Foundation: Annual Report for 2024

### Summary

Tetbury Malthouse is the historic home of Tetbury Guiding, Scouting and Rifle & Pistol Club. The building also supports the local community by providing facilities for the provision of regular exercise classes, a venue for community meetings, faith group meetings and as an occasional exhibition venue. The Trustees actively encourage new users to utilise the building, although in many cases the building's location, facilities and limited access reduce its attractiveness.

This has been a normal year of operations for the Malthouse with our main users continuing to use the hall, and the addition of some new clients such as the U3A. We have also benefited from occasional ad hoc users as word spreads.

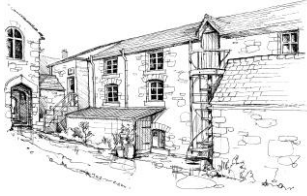
The financial position is currently good as a result of the increased rental income generated. However, the rising cost of utilities have affected our expenditure, but have proved to be manageable. We continue to face challenges in the significant repair and maintenance requirements of the Malthouse, a listed building which often requires specialist input. Our main issue continues to be finding volunteers with the time and skills to organise and project manage the repairs and upgrades required.

The Trustees of the Tetbury Malthouse Foundation have regard to the Charity Commission's guidance on public benefit when considering the services and facilities which are to be made available.

### The Trustees during 2024

Trustees are appointed in one of three categories: Ex-officio, appointed or nominated. Appointed and nominated Trustees are initially in post for a three-year term. The appointment is renewable for a further term. The Trustees meet regularly throughout the year, usually in person although the Constitution allows for communications in electronic form.

Neil Wareham	<i>Chair</i> (Tetbury Rifle & Pistol Club)
Susan Doidge	(Tetbury Guiding)
Amanda Butcher	(Tetbury Guiding)
Thomas Glover	(Tetbury Scout Group)
Philip Seal	
Richard Barley	
James Randall	(Tetbury Rifle & Pistol Club)



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Mr Neil Wareham agreed to take on the role of Chair for a further year.

Mr Crawford Alexander continues to act as the Honorary Treasurer. The Trustees are very grateful to Mr Alexander for his strenuous efforts managing the financial affairs of the CIO and for regular updates on income and expenditure.

Mrs Alison Mann continues her role as Secretary, carrying out various administrative functions and servicing the meetings of the committee.

## Policy Documents

A summary of the charitable objects of The Tetbury Malthouse Foundation may be found on the website of the Charity Commission at: <https://register-of-charities.charitycommission.gov.uk/charity-search/-/charity-details/5134731/governing-document>

Copies of the complete Constitution are available upon request to the Secretary.

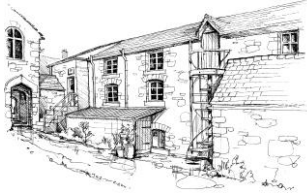
Policy documents covering the key areas of the functions of the Malthouse will be produced as required. Although the Trustees endeavour to build a Business Plan and a 5-year Strategy, these processes have not yet been formalised.

## Achievements and Performance

Since the charity was formed it has been able to make the premises more widely available for use in keeping with the objectives of the charity. The top floor continues to be well-used for fitness and exercise classes for all age groups and the long-standing Pilates sessions in the main hall continue along with regular Yoga sessions. All sections of the Tetbury Scout and Guiding movements make good use of the premises. This has, in turn, resulted in significant improvements in regular income thereby enabling essential maintenance work to be carried out for the benefit of users.

During the year, we continued to attract a variety of groups who used the building regularly.

## Financial situation



# THE TETBURY MALTHOUSE FOUNDATION

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- Our year-end figures show income from hirings during 2024 was £10,476 a small drop from the 2023 level of £11,448 but this is still higher than the historic levels achieved pre-pandemic.
- Expenditure in 2024 was £7,001. This sum is higher than the expenditure for the last full year mainly due to costs of improvements and essential maintenance to the building. The Trustees are planning further works to improve the user experience of the building.
- It is our policy that we shall maintain a reserve equal to a minimum of one year of expenses and/or £5,000 (whichever is the greater amount).
- In due course we plan to seek grants and apply for assistance toward the cost of refurbishing the facilities provided for the first and second-floor areas of the building.
- We reached year end with income exceeding expenditure by £3,475 as we work towards accumulating funds for major works.

## Activities and Objectives

The Trustees continue to promote the facilities of the Malthouse to the local community with the objective of maximising the use.

However, it is an old building which, by its very nature, is poorly insulated and inefficient in terms of energy usage. Access for persons with mobility problems is presently not possible, and the range of services that can be provided is therefore somewhat limited. Our longer-term aspirations include seeking grant funding/investment for the provision of improved access to those with disabilities as well as more energy-efficient means of heating and lighting.

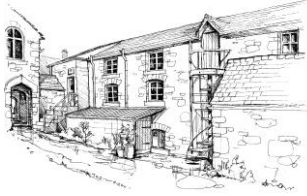
During the year improvement and maintenance work has been carried to the entrance steps and the roof and guttering.

There are no significant issues, complaints, or disputes to report.

## The Year Ahead

Unfortunately, the Trustees plans to improve the kitchen and toilet facilities in the building have yet again been delayed. This has been caused by the discovery of major structural issues in the Kiln Room which the Trustees have deemed a priority. Delays to both works have been compounded by a lack of knowledgeable and available building contractors. We hope that these plans will be taken forward in 2025 (subject to the availability of funding).

The Trustees remain committed to supporting the Charity Commission's desire to encourage people under the age of 25 to become more involved in the governance of



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charities, large and small. We remain keen to recruit at least one young person and seek additional volunteers to support the work of the Trustees.

**Neil Wareham, Chair of Trustees.**

Tetbury, September 2025.

**TETBURY MALT HOUSE FOUNDATION  
INCOME & EXPENDITURE ACCOUNTS  
YEAR ENDING 31st DECEMBER 2024**

	2023 £	2024 £	y/y% +/-	2023 £	2024 £	y/y% +/-
<b>INCOME</b>						
	2236.00	781.00	-1,455.00			
	3167.00	3517.00	350.00	68.80	66.80	-2.00
	1872.00	1804.00	-68.00	1852.64	2410.71	558.07
	1262.25	1372.75	110.50	1404.00	2290.06	886.06
	821.00	889.00	68.00	160.50	264.00	103.50
	0.00			1056.37	1189.44	133.07
	2090.00	2112.00	22.00	298.95	780.00	481.05
	0.00				0.00	0.00
	0.00				0.00	0.00
	0.00				0.00	0.00
	11448.25	10475.75	-972.50	0.00	7001.01	2,159.75
	<b>11448.25</b>	<b>10475.75</b>		<b>4841.26</b>	<b>3474.74</b>	

HSBC Bank Account	£45,144.02	£712.99
Lloyds Bank Account	£2,761.75	
<b>Total</b>	<b>£47,905.77</b>	<b>£3,474.74</b>
Bank Balance at 31st Dec. 2024	44,431.03	6,606.99
Bank Balance at 31st December 2023	£ 37,824.04	£ 7,435.07
Bank Balance at 31st December 2022	£ 30,388.97	£ 10,536.88
Bank balance at 31st December 2021	£ 19,452.09	£ 10,241.84
Bank balance at 31st December 2020	£ 19,452.09	£ 1,962.86
Bank balance at 31/12/2019	£ 19,452.09	

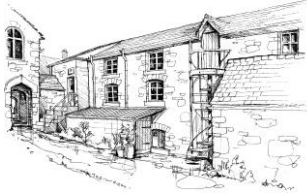
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## Trustees of the Tetbury Malthouse Foundation: Annual Report for 2023

### Summary

Tetbury Malthouse is the historic home of Tetbury Guiding, Scouting and Rifle Club. The building also supports the local community by providing facilities for the provision of regular exercise classes, a venue for community meetings, faith group meetings and as an occasional exhibition venue. The Trustees actively encourage new users to utilise the building, although in many cases the building's location, facilities and limited access reduce its attractiveness.

This has been a normal year of operations for the Malthouse with our main users continuing to use the Hall, and the addition of some new clients such as more yoga and Tai Chi classes. We have also benefited from occasional ad hoc users as word spreads.

The financial position is currently good as a result of the increased rental income generated. However, the rising cost of utilities have affected our expenditure, but have proved to be manageable. We continue to face challenges in the significant repair and maintenance requirements of the Malthouse, a listed building which often requires specialist input. Our main issue continues to be finding volunteers with the time and skills to organise and project manage the repairs and upgrades required.

The Trustees of the Tetbury Malthouse Foundation have regard to the Charity Commission's guidance on public benefit when considering the services and facilities which are to be made available.

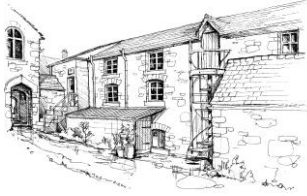
### The Trustees during 2023

Neil Wareham	<i>Chair</i> (Tetbury Rifle & Pistol Club)
Susan Doidge	(Tetbury Guiding)
Amanda Butcher	(Tetbury Guiding)
Thomas Glover	(Tetbury Scout Group)
Philip Seal	
Richard Barley	
James Randall	(Tetbury Rifle & Pistol Club)

Mr Neil Wareham has taken on the role of Chair for another year. Mr Crawford Alexander continues to act as the Honorary Treasurer. The Trustees are very grateful to Mr Alexander for his strenuous efforts managing the financial affairs of the CIO and for regular updates on income and expenditure.

The Trustees would also like to thank Mrs Alison Mann for joining the committee as Secretary in November 2023 and taking on the various administrative functions and

The Malt House – The Chipping – Tetbury – Gloucestershire – GL8 8EU  
tetburymalthouse@gmail.com



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servicing the meetings of the committee. The Trustees would also like to thank Mr Neil Wareham for acting as interim Secretary prior to her appointment.

## Policy Documents

A summary of the charitable objects of The Tetbury Malthouse Foundation may be found on the website of the Charity Commission at: <https://register-of-charities.charitycommission.gov.uk/charity-search/-/charity-details/5134731/governing-document>

Copies of the complete Constitution are available upon request to the Secretary.

Policy documents covering the key areas of the functions of the Malthouse will be produced as required. Although the Trustees endeavour to build a Business Plan and a 5-year Strategy, these processes have not yet been formalised.

## Achievements and Performance

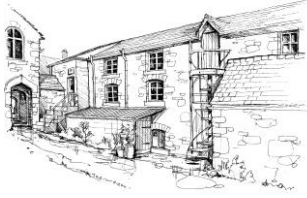
Since the charity was formed it has been able to make premises more widely available for use in keeping with the objects of the charity. The top floor continues to be well-used for fitness and exercise classes for all age groups and the long-standing Pilates sessions in the main hall continue along with regular Yoga sessions. All sections of the Tetbury Scout and Guiding movements make good use of the premises. This has, in turn, resulted in significant improvements in regular income thereby enabling essential maintenance work to be carried out for the benefit of users.

In addition to these essential repairs some minor improvements have been made to the main access stairway. This work included a drain away and a more secure handrail.

During the year, we continued to attract a variety of groups who used the building regularly, with many weeks seeing the facilities being used for well over 29 hours. Bookings also included a two-day usage by a TV production company, Zumba classes, a local bookshop and a faith group.

## Financial situation

- Our year-end figures show income from hirings during 2023 was £11,448.25, a significant improvement from the 2022 level of £8,919.33, which is also higher than the historic levels achieved pre-pandemic.
- Expenditure in 2023 was £4,841.26. This sum is higher than the expenditure for the last full year mainly due to costs of improvements and essential maintenance to the



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building. The Trustees are planning further works to improve the user experience of the building.

- It is our policy that we shall maintain a reserve equal to a minimum of one year of expenses and/or £5,000 (whichever is the greater amount).
- In due course we plan to seek grants and apply for assistance toward the cost of refurbishing the facilities provided for the first and second-floor areas of the building.
- We reached year end with income exceeding expenditure by £6,606.69.

## The Year Ahead

Unfortunately, the Trustees plans to improve the kitchen and toilet facilities in the building have yet again been delayed. This has been compounded by a lack of knowledgeable and available building contractors. We hope that these plans will be taken forward in 2024 (subject to the availability of funding).

The Trustees remain committed to supporting the Charity Commission's desire to encourage people under the age of 25 to become more involved in the governance of charities, large and small. We remain keen to recruit at least one young person and seek additional volunteers to support the work of the Trustees.

## Issues

The Malthouse is an old building which, by its very nature, is poorly insulated and inefficient in terms of energy usage. Access for persons with mobility problems is presently not possible, and the range of services that can be provided is therefore somewhat limited. Our longer-term aspirations include seeking grant funding/investment for the provision of improved access to those with disabilities as well as more energy-efficient means of heating and lighting.

There are no significant issues, complaints, or disputes to report.

**Neil Wareham, Chair of Trustees.**

Tetbury, August 2024.

**TETBURY MALT HOUSE FOUNDATION  
INCOME & EXPENDITURE ACCOUNTS  
YEAR ENDING 31st DECEMBER 2023**

INCOME				EXPENDITURE			
2022		2023	yr/yr +/-	2022		2023	yr/yr +/-
£		£		£		£	
1130.00	Other Rentals	2236.00	1,106.00	70.00	Bank Charges	68.80	-1.20
3000.00	Rifle Club	3167.00	167.00	1596.20	Maintenance	1852.64	256.44
1970.00	Pilates	1872.00	-98.00	1302.00	Electricity	1404.00	102.00
677.50	Guides	1262.25	584.75	148.00	Water	160.50	12.50
370.83	Scouts and Cubs	821.00	450.17	960.06	Insurance	1056.37	96.31
2667.00	Grants from CDC	0.00	-2,667.00	75.00	Miscellaneous	298.95	223.95
1771.00	Spin Class	2090.00	319.00			0.00	0.00
0.00						0.00	0.00
						0.00	0.00
						0.00	0.00
						0.00	0.00
<b>11586.33</b>		<b>11448.25</b>	<b>-138.08</b>	0.00		<b>4841.26</b>	<b>690.00</b>
				<b>4151.26</b>			<b>6606.99</b>
Bank Balance at 31st December December 2023	£	<u>44,431.03</u>	£	6,606.99			
Bank Balance at 31st December 2022	£	<u>37,824.04</u>	£	7,435.07			
Bank balance at 31st December 2021	£	<u>30,388.97</u>	£	10,936.86			
Bank balance at 31st December 2020	£	<u>19,452.09</u>	£	10,241.84			
Bank balance at 31/12/2019	£	<u>19,210.25</u>	£	1,962.86			

*W.H.C. Alexander* 24/2/24  
W.H.C. ALEXANDER

**THE TETBURY MALTHOUSE FOUNDATION**

England & Wales - Charity number 1185077

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# Accounts

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## Trustees of the Tetbury Malthouse Foundation: Annual Report for 2022

### Summary

Tetbury Malthouse is the historic home of Tetbury Guiding, Scouting and Rifle Club. The building also supports the local community by providing facilities for the provision of regular exercise classes, a venue for community meetings, faith group meetings and as an occasional exhibition venue. The Trustees actively encourage new users to utilise the building, although in many cases the building's location, facilities and limited access reduce its attractiveness.

This has been a normal year of operations for the Malthouse with our main users returning to the Hall, and the addition of some new users such as more yoga classes.

The financial position is currently good, following the significant COVID-19 related grants received from Cotswold District Council. We have yet to see the costs of rising utilities come through into our expenditure however we expect pressure from these in 2023. We continue to face challenges in the significant repair and maintenance requirements of the Malthouse, a listed building whose maintenance has been somewhat neglected over many years. Our main issue is finding volunteers with the time and capacity to organise and project manage the repairs and upgrades required.

The Trustees of the Tetbury Malthouse Foundation have regard to the Charity Commission's guidance on public benefit when considering the services and facilities which are to be made available.

### The Trustees during 2022

Juliet Fenton	(Foundation Trustee) – <i>resigned [November 2022]</i>
Susan Doidge	(Tetbury Guiding)
Amanda Butcher	(Tetbury Guiding)
Thomas Glover	(Tetbury Scout Group)
Philip Seal	
Richard Barley	<i>appointed November 2022</i>
Neil Wareham	(Tetbury Rifle & Pistol Club)
James Randall	(Tetbury Rifle & Pistol Club)

The Trustees would like to thank Juliet Fenton, who resigned during 2022, for her many years of work being a trustee working on behalf of the Malthouse and its users and for ensuring the successful transfer of the Malthouse to the Charitable Incorporated Organisation (CIO).

Mr Crawford Alexander continues to act as the Honorary Treasurer. The Trustees are very grateful to Mr Alexander for his strenuous efforts managing the financial affairs of the CIO and for regular updates on income and expenditure.

The Trustees would also like to thank Mr Mike Johnson, who resigned during 2022, for his critical role as Honorary Secretary and dealing with various administrative functions and serviced the meetings of the Trustees and previous Management Group for many years. We are delighted that Neil Wareham has taken on the role as Secretary.

## **Policy Documents**

A summary of the charitable objects of The Tetbury Malthouse Foundation may be found on the website of the Charity Commission at: <https://register-of-charities.charitycommission.gov.uk/charity-search/-/charity-details/5134731/governing-document>

Copies of the complete Constitution are available upon request to the Secretary.

Policy documents covering the key areas of the functions of the Malthouse will be produced as required. We continue to wish to put in place a Business Plan which would be updated annually and a Strategy Document for the 5 Year period, 2023-2028. These documents will be made publicly available when they have been produced.

## **Achievements and Performance**

Since the charity was formed it has been able to make premises more widely available for use in keeping with the objects of the charity. The top floor is now well-used for fitness and exercise classes for all age groups and the long-standing Pilates sessions in the main hall continue along with regular Yoga sessions. All sections of the Tetbury Scout and Guiding movements are again making good use of the premises. This has, in turn, resulted in significant improvements in regular income thereby enabling important maintenance work to be carried out for the benefit of users.

During the year, over 15 different groups regularly used the hall, with many weeks the hall being used for well over 25 hours.

The completion of transfer of Title in the property was completed during the year.

## **Financial situation**

- Our year-end figures show income from hirings during 2022 was £8,919.33, a significant improvement from the 2021 level of £2,472, and also higher than the historic levels achieved pre-pandemic.
- Expenditure in 2021 was £4,151.26. This sum is significantly lower than the expenditure for the last full year mainly due to much lower expenditure on essential maintenance to the building. The Trustees believe that this low level of maintenance is inappropriate given the state of the building, and more focus will be put on ensuring more maintenance is performed in 2023 and subsequent years.
- We received a further £2,667 in the form of a Government Business Disruption Grant (paid via Cotswold District Council) to support community facilities dealing with pandemic issues.
- It is our policy that we shall maintain a reserve equal to a minimum of one year of expenses and/or £5,000 (whichever is the greater amount)

- In due course we plan to seek grants and apply for assistance toward the cost of refurbishing the facilities provided for the first and second-floor areas of the building.
- We reached year end with income exceeding expenditure by £7,435.07.

### **The Year Ahead**

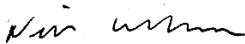
Unfortunately, the Trustees have not yet been able to approve plans to improve the kitchen and toilet facilities in the building but we hope that these will be taken forward in 2023 (subject to the availability of funding) and repairs and improvements to the building access will have been completed.

The Trustees remain committed to supporting the Charity Commission's desire to encourage people under the age of 25 to become more involved in the governance of charities, large and small. We remain keen to recruit at least one Young Trustee and seek additional volunteers to support the work of the Trustees.

### **Issues**

The Malthouse is an old building which, by its very nature, is poorly insulated and inefficient in terms of energy usage. Access for persons with mobility problems is presently not possible, and the range of services that can be provided is therefore somewhat limited. Our longer-term aspirations include seeking grant funding/investment for the provision of access to those with disabilities and more energy- efficient means of heating and lighting.

There are no significant issues, complaints, or disputes to report.



**Neil Wareham, Chair of Trustees.**

Tetbury, June 2023.

**TETBURY MALT HOUSE FOUNDATION  
INCOME & EXPENDITURE ACCOUNTS  
YEAR ENDING 31st DECEMBER 2022**

<b>INCOME</b>				<b>EXPENDITURE</b>			
2021		2022	yr/yr +/-	2021		2022	yr/yr +/-
£		£		£		£	
204.00	Other Rentals	1130.00	926.00	0.00	Bank Charges	70.00	70.00
36.00	Rifle Club	3000.00	2,964.00	12082.37	Maintenance	1596.20	-10,486.17
1179.00	Pilates	1970.00	791.00	1408.00	Electricity	1302.00	-106.00
0.00	Guides	677.50	677.50	39.00	Water	148.00	109.00
0.00	Scouts and Cubs	370.83	370.83	913.76	Insurance	960.06	46.30
18603.21	Grants from CDC	2667.00	-15,936.21		Miscellaneous	75.00	75.00
1053.00	Spin Class	1771.00	718.00			0.00	0.00
500	From Flower Show					0.00	0.00
						0.00	0.00
						0.00	0.00
						0.00	0.00
<b>21575.21</b>		<b>11586.33</b>	<b>-9988.88</b>	0.00		<b>4151.26</b>	<b>-10,291.87</b>
				14443.13			<b>7435.07</b>
Bank Balance at 13th December 2022	£	37,824.04	£	7,435.07			
Bank balance at 31st December 2021	£	30,388.97	£	10,936.88			
Bank balance at 31st December 2020	£	19,452.09	£	10,241.84			
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**THE TETBURY MALTHOUSE FOUNDATION**

England & Wales - Charity number 1185077

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# Accounts

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# THE TETBURY MALTHOUSE FOUNDATION

Registered Charity No. 1185077

HISTORIC HOME OF TETBURY GUIDING, SCOUTING AND RIFLE CLUB

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## Trustees of the Tetbury Malthouse Foundation

### Annual Report for 2021

#### Summary

A successful application to the Charity Commission resulted in the establishment of the Malthouse as a Charitable Incorporated Organisation (CIO) in August 2019.

This has been a challenging year but helpful advice and financial support from the Government has brought the Malthouse through the Covid-19 pandemic, and we were able to support the resumption of some activities in line with Government guidance in April 2021. Most of our users had returned to the Hall by the end of September 2021 and the second half of the year was 'business as usual'. The financial position is currently good, but we face significant challenges in meeting rising costs especially for utilities and the significant repair and maintenance requirements of the Malthouse, a listed building whose maintenance has been somewhat neglected over many years. A review of our charging regime is inevitable during the year ahead.

Tetbury Malthouse is the historic home of Tetbury Guiding, Scouting and Rifle Club. The building also supports the local community by providing facilities for the provision of regular exercise classes, a venue for community meetings, faith group meetings and as an occasional exhibition venue. The Trustees actively encourage new users to utilise the building, although in many cases the building's location, facilities and limited access reduce its attractiveness.

#### Objectives

The objectives of the Trustees of the Tetbury Malthouse Foundation as set out in the governing document remain unchanged.

The Trustees of the Tetbury Malthouse Foundation have regard to the Charity Commission's guidance on public benefit when considering the services and facilities which are to be made available.

#### The Trustees and date of appointment

Juliet Fenton	4 December 2019	(Foundation)
Sue Doidge	4 December 2019	(Tetbury Guiding)
Amanda Butcher	4 May 2021	(Tetbury Guiding)
Tom Glover	4 December 2019	(Tetbury Scout Group)
Phil Seal	9 March 2021	(CIO appointee)
Neil Wareham	9 March 2019	(Tetbury Rifle & Pistol Club)
James Randall	4 May 2021	(Tetbury Rifle & Pistol Club)

## **Support**

Mr Crawford Alexander continues to act as the Honorary Treasurer. The Trustees are very grateful to Mr Alexander for his strenuous efforts in negotiating the best possible outcomes with the utility providers, for managing the financial affairs of the CIO and for regular updates on income and expenditure in the wake of the pandemic.

Mr Mike Johnson as Honorary Secretary has provided a critical role in dealing with various administrative functions and serviced the meetings of the Trustees and previous Management Group for many years, but has no direct connection with Tetbury and has advised that he wishes to stand down from the role of Honorary Secretary in 2022. The Trustees would like to thank Mike for all of his work on behalf of the Malthouse and will be seeking to find a new Secretary as soon as possible.

Mr Stuart Roberts continues as our Caretaker, and we wish to place on record our appreciation of his continued commitment and support despite the disruption to operations caused by the pandemic and closure of the Malthouse for long periods.

## **Policy Documents**

Throughout the past year we have fulfilled Government requirements to produce and publish Covid-19 Risk Assessments for the Malthouse when open for use, and additional specific guidance and risk assessments have been produced by the various user groups themselves.

A summary of the charitable objects of The Tetbury Malthouse Foundation may be found on the website of the Charity Commission at [Governing document, THE TETBURY MALTHOUSE FOUNDATION - 1185077, Register of Charities - The Charity Commission](#) Copies of the complete Constitution are available upon request to the Hon Sec.

Policy documents covering the key areas of the functions of the Malthouse, will be produced as required. It is proposed that we have a Business Plan which is updated annually and a Strategy Document for the 5 Year period, 2022-2027. These documents will be made publicly available when they have been produced.

## **Achievements and Performance**

Since the charity was formed it has been able to make premises more widely available for use in keeping with the objects of the charity. The top floor is now well-used for fitness and exercise classes for all age groups and the long-standing Pilates sessions in the main hall continue along with regular Yoga sessions. All sections of the Tetbury Scout and Guiding movements are again making good use of the premises. This has, in turn, resulted in modest improvements in income thereby enabling important maintenance work to be carried out for the benefit of users.

Although the Malthouse reopened to user groups during April, there was greatly reduced activity during the summer as several users decided to defer their return until September and other user groups such as Scouts and Guides only run their activities during term time.

September saw the return of many of our users and the arrival of some new users. During the year, over 16 different groups regularly used the hall, with many weeks the hall being used for well over 25 hours.

There has been a significant delay in the completion of transfer of Title in the property and we continue to await confirmation that the transfer has been accomplished at HM Land Registry. Completion is expected during 2022.

### **Financial situation**

- Our year-end figures show income from hirings during 2021 amounted to £2,472, which is significantly less than the income we received from hirers in 2020 and less than half the level achieved pre-pandemic.
- Expenditure in 2021 was £14,443. This sum is slightly higher than the expenditure for the last full year pre pandemic but it reflects increased expenditure on essential maintenance to the roof, windows and doors of the building.
- Without Government support we would have ended the year with a significant loss, but we received a further £8,000 in the form of a Government Business Disruption Grant (paid via Cotswold District Council) to support community facilities dealing with pandemic issues.
- It is our policy that we shall maintain a reserve equal to a minimum of one year of expenses and/or £5,000 (whichever is the greater amount)
- In due course we plan to seek grants and apply for assistance toward the cost of refurbishing the facilities provided for the first and second-floor areas of the building.
- Considering the Business Disruption Grant, we reached year end with income exceeding expenditure by £10,245.

### **The Year Ahead**

We anticipate that by September 2022 plans to improve the kitchen and toilet facilities in the building will be approved (subject to the availability of funding) and repairs and improvements to the building access will have been completed.

The Trustees remain committed to supporting the Charity Commission's desire to encourage people under the age of 25 to become more involved in the governance of charities, large and small. We remain keen to recruit at least one Young Trustee and seek additional volunteers to support the work of the Trustees.

### **Issues**

The Malthouse is an old building which, by its very nature, is poorly insulated and inefficient in terms of energy usage. Access for persons with mobility problems is presently not possible, and the range of services that can be provided is therefore somewhat limited. Our longer-term aspirations include seeking grant funding/investment for the provision of access to those with disabilities and more energy-efficient means of heating and lighting.

There are no significant issues, complaints, or disputes to report.



Neil Wareham, Chair of Trustees.

Tetbury, May 2022.

# Year end accounts, 2021

## TETBURY MALT HOUSE FOUNDATION INCOME & EXPENDITURE ACCOUNTS YEAR ENDING 31st DECEMBER 2021

	INCOME		EXPENDITURE		
	2020	2021	2020	2021	Yr/Yr +/-
	£	£	£	£	
	320.00	1257.00	0.00	0.00	0.00
Other Rentals	2800.00	36.00	1559.26	12082.37	10,523.11
Rifle Club	585.00	1179.00	882.00	1408.00	526.00
Pilates	0.00	0.00	130.00	39.00	-91.00
Guides	0.00	0.00	891.90	913.76	21.86
Scouts	10000	18603.21	0.00	0.00	0.00
Grants from CDC	0.00	500.00	0.00	0.00	0.00
From Flower Show		3804.80			0.00
From Deposit A/C					0.00
	13705.00	25380.01	0.00	14443.13	10,979.97
					<b>10936.88</b>

Bank balance at 31st December 2021	£	30,388.97	£	10,936.88
Bank balance at 31st December 2020	£	19,452.09	£	10,241.84
Bank balance at 31/12/2019	£	9,210.25	£	1,962.86

Deposit Account at 14/6/2021 Closure	£	3,804.80
Opening Deposit Account at 24/12/2020	£	3,804.62

Current Account 2021	£	30,388.97	Total surplus on year	£	7,132.08	This takes account of transfer from Deposit A/C
Deposit & Current Account 2020	£	23,256.89				

**THE TETBURY MALTHOUSE FOUNDATION**

England & Wales - Charity number 1185077

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# Accounts

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## Trustees' Annual Report for the period

From 28 August 2019 To 31 December 2020

Charity name: The Tetbury Malthouse Foundation

Charity registration number: 1185077

### Objectives and Activities

	SORP reference	
Summary of the purposes of the charity as set out in its governing document	Para 1.17	The provision and maintenance of a village hall for the use of the inhabitants of Tetbury and its surrounding villages without distinction of political, religious or other opinions, including use for:  (a) meetings, lectures and classes, and  (b) other forms of recreation and leisure-time occupation, with the object of improving the conditions of life for the inhabitants.
Summary of the main activities in relation to those purposes for the public benefit, in particular, the activities, projects or services identified in the accounts.	Para 1.17 and 1.19	Tetbury Malthouse is the historic home of Tetbury Guiding, Scouting and Rifle Club. The building also supports the local community by providing facilities for the provision of regular exercise classes and a venue for community meetings, faith group meetings and as an occasional exhibition venue.
Statement confirming whether the trustees have had regard to the guidance issued by the Charity Commission on public benefit	Para 1.18	The Trustees of the Tetbury Malthouse Foundation have regard to the Charity Commission's guidance on public benefit when considering the services and facilities which are to be made available.

#### Additional information (optional)

You may choose to include further statements where relevant about:

	SORP reference	
Policy on grant making	Para 1.38	Not applicable

Policy on social investment including program related investment	Para 1.38	Not applicable
Contribution made by volunteers	Para 1.38	The charity has a small number of Trustees; day-to-day operations are assisted by two volunteers in the roles of Treasurer and Secretary.
Other		

## Achievements and Performance

	SORP reference	
Summary of the main achievements of the charity, identifying the difference the charity's work has made to the circumstances of its beneficiaries and any wider benefits to society as a whole.	Para 1.20	Since the charity was formed it has been able to make premises more widely available for use in keeping with the objects of the charity. This has, in turn, resulted in modest improvements in income thereby enabling important maintenance work to be carried out for the benefit of users.

### Additional information (optional)

You may choose to include further statements where relevant about:

Achievements against objectives set	Para 1.41	Not applicable
Performance of fundraising activities against objectives set	Para 1.41	Not applicable
Investment performance against objectives	Para 1.41	Not applicable
Other		

## Financial Review

Review of the charity's financial position at the end of the period	Para 1.21	The position at the end of the period is favourable. The significantly-reduced income from established and potential users affected by Covid regulations was offset by Government relief grants distributed by the District Council.
Statement explaining the policy for holding reserves stating why they are held	Para 1.22	Although there is no formal policy in place regarding the holding of reserves, the Trustees consider it prudent to ensure that an adequate sum is retained to avoid defaulting on any ongoing statutory or contractual charges and payments for services (including insurance) and utilities on a rolling annual basis.
Amount of reserves held	Para 1.22	Not applicable
Reasons for holding zero reserves	Para 1.22	Not applicable
Details of fund materially in deficit	Para 1.24	Not applicable
Explanation of any uncertainties about the charity continuing as a going concern	Para 1.23	Not applicable

### Additional information (optional)

You may choose to include further statements where relevant about:

The charity's principal sources of funds (including any fundraising)	Para 1.47	Principle funding is from rental payments made by the well-established organisations, clubs and societies which use the premises on a regular basis. Additional income includes occasional donations, bequests, grants from charitable trusts and local targeted fundraising campaigns.
Investment policy and objectives including any social investment policy adopted	Para 1.46	Not applicable
A description of the principal risks facing the charity	Para 1.46	Not applicable
Other		

## Structure, Governance and Management

Description of charity's trusts:		
Type of governing document (trust deed, royal charter)	Para 1.25	Formal constitution/deed
How is the charity constituted? (e.g unincorporated association, CIO)	Para 1.25	CIO
Trustee selection methods including details of any constitutional provisions e.g. election to post or name of any person or body entitled to appoint one or more trustees	Para 1.25	The constitutional provisions of the CIO state that ex-officio and nominated charity Trustees will be associated with Tetbury Guides, Tetbury Scout Group and Tetbury RPC. Appointed charity Trustees will be selected with regard to their skills, knowledge and experience needed for the effective administration of the CIO.

### Additional information (optional)

You may choose to include further statements where relevant about:

Policies and procedures adopted for the induction and training of trustees	Para 1.51	Not applicable
The charity's organisational structure and any wider network with which the charity works	Para 1.51	Not applicable
Relationship with any related parties	Para 1.51	Not applicable
Other		

### Reference and Administrative details

Charity name	The Tetbury Malthouse Foundation
Other name the charity uses	
Registered charity number	1185077
Charity's principal address	The Malthouse The Chipping Tetbury Gloucestershire GL8 8EU

**Names of the charity trustees who manage the charity**

	<b>Trustee name</b>	<b>Office (if any)</b>	<b>Dates acted if not for whole year</b>	<b>Name of person (or body) entitled to appoint trustee (if any)</b>
1	Thomas Glover			Tetbury Scouting
2	Susan Doidge			Tetbury Guiding
3	Paul Balmer	Chair		Tetbury RPC
4	Juliet Fenton			Foundation/CIO
5	James Randall			Tetbury RPC
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**Corporate trustees – names of the directors at the date the report was approved**

<b>Director name</b>		

**Name of trustees holding title to property belonging to the charity**

<b>Trustee name</b>	<b>Dates acted if not for whole year</b>	
Juliet Fenton		

## Funds held as custodian trustees on behalf of others

Description of the assets held in this capacity	Not applicable
Name and objects of the charity on whose behalf the assets are held and how this falls within the custodian charity's objects	Not applicable
Details of arrangements for safe custody and segregation of such assets from the charity's own assets	Not applicable

### Additional information (optional)

#### Names and addresses of advisers (Optional information)

Type of adviser	Name	Address
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#### Name of chief executive or names of senior staff members (Optional information)

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## Exemptions from disclosure

Reason for non-disclosure of key personnel details

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## Other optional information

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## Declarations

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

Signed on behalf of the charity's trustees

<b>Signature(s)</b>	<i>M Johnson</i>	
<b>Full name(s)</b>	Michael Johnson	
<b>Position (eg Secretary, Chair, etc)</b>	Secretary	
<b>Date</b>	3 November 2021	

