



THE TETBURY MALTHOUSE FOUNDATION

Registered Charity No. 1185077

HISTORIC HOME OF TETBURY GUIDING, SCOUTING AND RIFLE CLUB

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**

[illegible]

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				