

# THE LOCAL COMMUNITY CENTRE

England & Wales · Charity number 1185735

## Details

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**Status** Registered

**Legal form** CIO

**Registered** 2019-10-10

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

## Contact

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**Address** The Local Community Centre  
Mitre Lane  
Boston  
PE21 6EB

**Phone** 07931716635

**Email** [stuart.davidson@outlook.com](mailto:stuart.davidson@outlook.com)

## Activities

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**Objects:** THE OBJECTS OF THE CIO ARE: TO FURTHER OR BENEFIT THE RESIDENTS OF BOSTON, LINCOLNSHIRE 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 EDUCATION AND TO PROVIDE FACILITIES IN THE INTERESTS OF SOCIAL WELFARE FOR RECREATION AND LEISURE TIME OCCUPATION WITH THE OBJECTIVE OF IMPROVING THE CONDITIONS OF LIFE FOR THE RESIDENTS. IN FURTHERANCE OF THESE OBJECTS BUT NOT OTHERWISE, THE TRUSTEES SHALL HAVE POWER: TO ESTABLISH OR SECURE THE ESTABLISHMENT OF A COMMUNITY CENTRE AND TO MAINTAIN OR MANAGE OR CO-OPERATE WITH ANY STATUTORY AUTHORITY IN THE MAINTENANCE AND MANAGEMENT OF SUCH A CENTRE FOR ACTIVITIES PROMOTED BY THE CHARITY IN FURTHERANCE OF THE ABOVE OBJECTS.

**Activities:** The Local Community Centre is located at Mitre Lane, Boston, Lincolnshire, PE21 6EB. The premises are used by various groups, such as Age UK, to host events for their supporters.

## Classification

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- **How:** Provides Buildings/facilities/open Space, Provides Services, Provides Advocacy/advice/information, Acts As An Umbrella Or Resource Body
- **What:** General Charitable Purposes, Economic/community Development/employment, Recreation
- **Who:** Children/young People, Elderly/old People, People With Disabilities, People Of A Particular Ethnic Or Racial Origin, Other Charities Or Voluntary Bodies, The General Public/mankind

## Geography

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- Lincolnshire

## Finances

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Period end	Income	Expenditure	Assets	Employees
2024-12-31	£9,998	£8,143	-	-
2023-12-31	£9,265	£11,882	-	-
2022-12-31	£8,317	£10,956	-	-
2021-12-31	£24,329	£20,023	-	-
2020-12-31	£12,209	£6,344	-	-

## Trustees

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Name	Role	Appointed
Amanda Dawn Green		2019-10-01
Andy Iazard		2024-04-10
GEOFFREY O'NEILL		2019-10-01
Richard Tory		2019-10-01

**THE LOCAL COMMUNITY CENTRE**

England & Wales - Charity number 1185735

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# Accounts

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## The Local Community Centre

Charity Number: 1185735

### Statement of Financial Activities

1<sup>st</sup> January 2024 to 31<sup>st</sup> December 2024

	Note	Unrestricted Funds £	Restricted Funds £	Total 2024 £	Total 2023 £
<b>Income from:</b>					
Charitable Activities	1	8,074	1,000	9,074	8,775
Donations and Legacies	2	674		674	437
Investment Income	3	250		250	53
Total Income		<u>8,998</u>	<u>1,000</u>	<u>9,998</u>	<u>9,265</u>
Expenditure on:					
Charitable Activities	4	(8,143)	-	(8,143)	(11,882)
Total Expenditure		<u>(8,143)</u>	<u>-</u>	<u>(8,143)</u>	<u>(11,882)</u>
Net Expenditure / Income		<u>855</u>	<u>1,000</u>	<u>1,855</u>	<u>(2,617)</u>
<b>Reconciliation of funds</b>					
Total Funds Brought Forward		13,794	-	13,794	16,411
Total Funds Carried Forward		<u>14,649</u>	<u>1,000</u>	<u>15,649</u>	<u>13,794</u>

**The Local Community Centre**

**Charity Number: 1185735**

**Balance Sheet As at 31<sup>st</sup> December 2024**

	<b>Note</b>	<b>2024</b>	<b>2023</b>
		<b>£</b>	<b>£</b>
<b>Fixed Assets</b>			-
Current Assets			
Cash at bank and in hand		15,649	13,794
Net current assets		<u>15,649</u>	<u>13,794</u>
<b>Net Assets</b>		<u>15,649</u>	<u>13,794</u>
<b>Funds of the Charity:</b>			
Restricted Funds		1,000	-
Unrestricted Funds		14,649	13,794
<b>Total Funds</b>		<u>15,649</u>	<u>13,794</u>

## The Local Community Centre

Charity Number: 1185735

### Notes to the Financial Statements Ending 31<sup>st</sup> December 2024

#### 1. Income from charitable activities

	<b>Unrestricted Funds £</b>	<b>Restricted Funds £</b>	<b>Total 2024 £</b>	<b>Total 2023 £</b>
<b>Room Lettings</b>	8,074		8,074	7,317
<b>Grants</b>		1,000	1,000	1,458
	<u>8,074</u>	<u>1,000</u>	<u>9,074</u>	<u>8,775</u>

#### 2. Income from Donations and Legacies

	<b>Unrestricted Funds £</b>	<b>Restricted Funds £</b>	<b>Total 2024 £</b>	<b>Total 2023 £</b>
<b>Donations from individuals</b>	174	-	174	237
<b>Donations from organisations</b>	500	-	500	200
	<u>674</u>	<u>-</u>	<u>674</u>	<u>437</u>

#### 3. Investment Income

	<b>Unrestricted Funds £</b>	<b>Restricted Funds £</b>	<b>Total 2024 £</b>	<b>Total 2023 £</b>
<b>Bank Interest from deposits</b>	250	-	250	53
	<u>250</u>	<u>-</u>	<u>250</u>	<u>53</u>

**The Local Community Centre**

**Charity Number: 1185735**

**4. Expenditure on Charitable Activities**

	<b>Unrestricted Funds £</b>	<b>Restricted Funds £</b>	<b>Total 2024 £</b>	<b>Total 2023 £</b>
<b>Business Rates</b>	70		70	52
<b>Event Costs</b>	240		240	84
<b>Fixture and Fittings</b>	232		232	1,600
<b>Health and Safety</b>	200		200	95
<b>Insurance</b>	1,348		1,348	1,189
<b>IT Costs</b>	448		448	443
<b>Licenses</b>	447		447	564
<b>Professional Fees</b>	50		50	-
<b>Refunds</b>	58		58	112
<b>Repairs &amp; Maintenance</b>	3,085		3,085	5,424
<b>Sundries</b>	226		226	447
<b>Utilities</b>	1,390		1,390	1,872
<b>Waste Collection</b>	349		349	-
	<b>8,143</b>		<b>8,143</b>	<b>11,882</b>

**THE LOCAL COMMUNITY CENTRE**

England & Wales - Charity number 1185735

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# Accounts

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Total	Income		9,265.60	317.77	20.00	7,318.50	1,458.00	98.15	0.00	317.83	53.12	0.00
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	9,265.60
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Petty Cash Account

Balance C/F (1st Jan 2023) £ 50.63

Date	Supplier	Details	Income	Expenditure
11/5/2022	Wilko	Light Bulb		£ 18.00
11/12/2022	Poundland	Biscuits		£ 3.50
11/12/2022	Wilko	Cleaning		£ 2.60
12/2/2022		Parking		£ 2.50
12/12/2022	MPC	Window Cleaning		£ 15.00
1/8/2023	Asda	Toilet Roll / handwash		£ 11.30
1/12/2023	MPC	Window Cleaning		£ 15.00
2/11/2023	Wilko	Cleaning		£ 7.25
2/12/2023	Tesco	Ink Catridge		£ 27.00
2/24/2023	Wilko	Toilet Roll		£ 8.50
3/5/2023	B&M	Air Freshner		£ 10.14
4/2/2023	John Bones	Service		£ 35.00
4/4/2023	Wilko	Air Freshner		£ 2.50
4/6/2023	Imprest from Bank Account		£ 118.29	
4/12/2023		Parking		£ 2.50
4/26/2023	MPC	Windows		£ 15.00
5/11/2023	Pescod	Parking		£ 2.80
6/3/2023	Hillydyke	Plants		£ 21.00
6/3/2023	Wilko	Toilet Roll		£ 8.50
6/3/2023	Wilko	Compost		£ 11.00
6/8/2023	Imprest from Bank Account		£ 101.60	
6/13/2023	The Range	CCTV		£ 0.99
6/30/2023	MPC	Windows		£ 20.00
7/11/2023	RT	Car Parking		£ 9.90
7/22/2023	Sainsbury	Cleaning		£ 11.35
8/1/2023	MPC	Windows		£ 15.00
8/18/2023	Post Office	Postage		£ 1.25
8/21/2023	Asda	Dishwasher		£ 5.75
9/11/2023	MPC	Windows		£ 15.00
9/30/2023	Poundstretcher	Cleaning		£ 18.64
11/16/2023	Imprest from Bank Account		£ 97.88	
		Totals	£ 317.77	£ 316.97

Total in Petty Cash £ 51.43

Balance
£ 32.63
£ 29.13
£ 26.53
£ 24.03
£ 9.03
-£ 2.27
-£ 17.27
-£ 24.52
-£ 51.52
-£ 60.02
-£ 70.16
-£ 105.16
-£ 107.66
£ 10.63
£ 8.13
-£ 6.87
-£ 9.67
-£ 30.67
-£ 39.17
-£ 50.17
£ 51.43
£ 50.44
£ 30.44
£ 20.54
£ 9.19
-£ 5.81
-£ 7.06
-£ 12.81
-£ 27.81
-£ 46.45
£ 51.43

**The Local Community Centre  
Receipts and Payments Accounts  
1st January 2023 - 31st December 2023**

**Opening Balances (As of 01/01/2023)**

Main Account	£ 16,360.81
Savings Account	£ -
Petty Cash	£ 50.63

<b>Income</b>	Unrestricted	Restricted	Total Income
Donations	£ 20.00		£ 20.00
Lettings	£ 7,318.50		£ 7,318.50
Grants		£ 1,458.00	£ 1,458.00
Fundraising	£ 98.15		£ 98.15
Bank Interest	£ 53.12		£ 53.12
Other	£ 317.83		£ 317.83
	<u>£ 7,807.60</u>	<u>£ 1,458.00</u>	<u>£ 9,265.60</u>

<b>Expenditure</b>	Unrestricted	Restricted	Total Expenses
Gas	£ 555.81		£ 555.81
Water	£ 663.31		£ 663.31
Electricity	£ 654.00		£ 654.00
Rates	£ 51.66		£ 51.66
Telephone / Internet	£ 32.34	£ 410.55	£ 442.89
Insurance	£ 1,188.48		£ 1,188.48
Health and Safety	£ 95.58		£ 95.58
Repairs	£ 4,880.23	£ 544.13	£ 5,424.36
Equipment	£ 888.26	£ 712.00	£ 1,600.26
License	£ 447.24		£ 447.24
Publicity	£ 102.00		£ 102.00
Petty Cash Expenditure	£ 316.97		£ 316.97
Sundry Expenses	£ 339.66		£ 339.66
	<u>£ 10,215.54</u>	<u>£ 1,666.68</u>	<u>£ 11,882.22</u>

Transfers between accounts	Bank Account	Savings Account	Petty Cash
	-10317.77	£ 10,000.00	£ 317.77

**Closing Balances (31/03/2023)**

	Unrestricted Funds	Restricted Funds
Bank Account	£ 3,690.27	-
Savings Account	£ 10,053.12	-
	<u>£ 13,743.39</u>	-
Petty Cash	£ 51.43	-
<b>Overall Charity Funds</b>	<b>£ 13,794.82</b>	-

Signed on behalf of the trustees:

Signature	Print Name

Date of Approval

Date	Inv No	Recipient	Amount	Paid
1/30/2023	127	Gavin	£ 200.00	
2/11/2023	128	Michelle	£ 50.00	13-Feb
2/11/2023	129	Lincs Sensory	£ 25.00	28-Feb
2/11/2023	130	Butterfly Hospice	£ 25.00	28-Feb
2/11/2023	131	Safe Places	£ 275.00	7-Mar
11-Feb	132	Age UK	£ 125.00	1-Mar
11-Feb	133	One You Lincs	£ 37.50	1-Mar
11-Feb	134	BBL	£ 31.25	3-Mar
28-Feb	135	Jurate	£ 50.00	21-Mar
4-Mar	136	Michelle	£ 50.00	10-Mar
4-Mar	137	Lincs Sensory	£ 25.00	31-Mar
4-Mar	138	Butterfly Hospice	£ 25.00	15-Mar
4-Mar	139	Safe Places	£ 275.00	17-Apr
4-Mar	140	Age UK	£ 125.00	1-Mar
4-Mar	141	BBL	£ 31.25	12-Apr
4-Mar	142	Pilgrim Radio	£ 50.00	7-Mar
4-Mar	143	KTR	£ 45.50	8-Mar
10-Apr	144	Michelle	£ 50.00	17-Apr
10-Apr	145	Lincs Sensory	£ 25.00	15-May
10-Apr	146	Jurate	£ 18.75	cancelled
10-Apr	147	Butterfly Hospice	£ 25.00	2-May
10-Apr	148	Safe Places	£ 275.00	2-May
10-Apr	149	Age UK	£ 125.00	28-Apr
10-Apr	150	BBL	£ 31.25	11-May
13-Apr	151	Boskat	£ 18.75	26-Apr
13-Apr	152	Life by Alcone	£ 62.50	
21-Apr	153	LCC	£ 42.00	
1-May	154	Michelle	£ 50.00	9-May
1-May	155	Lincs Sensory	£ 25.00	15-Jun
1-May	156	Safe Places	£ 275.00	14-Jul
1-May	157	Age UK	£ 93.75	26-May
1-May	158	BBL	£ 31.25	16-Aug
9-May	159	Boskat	£ 50.00	12-May
12-May	160	Boskat	£ 37.50	1-Jun
7-Jun	161	Blue Revolution	£ 25.00	1-Jul
7-Jun	162	Michelle	£ 50.00	13-Jun
7-Jun	163	Lincs Sensory	£ 25.00	15-Jun
7-Jun	164	Safe Places	£ 300.00	14-Jul
7-Jun	165	Age UK	£ 62.50	30-Jun
7-Jun	166	BBL	£ 62.50	13/07/23
7-Jun	167	Butterfly Hospice	£ 25.00	15-Jun
5-Jul	168	Michelle	£ 50.00	14-Jul
5-Jul	169	Lincs Sensory	£ 25.00	31-Jul
5-Jul	170	Safe Places	£ 300.00	1-Aug
5-Jul	171	Age UK	£ 93.75	26-Jul

£50 depo 15-Feb

refunded  
cancelled

5-Jul	172	BBL	£ 31.25	16-Aug
5-Jul	173	Butterfly Hospice	£ 25.00	17-Jul
5-Jul	174	Tina's Tributes	£ 200.00	15-Aug
4-Aug	175	MaqcLav	£ 42.00	11-Sep
4-Aug	176	Butterfly Hospice	£ 25.00	15-Aug
4-Aug	177	BBL	£ 31.25	16-Aug
4-Aug	178	Safe Places	£ 237.50	26-Oct
4-Aug	179	age uk	£ 156.25	31-Aug
4-Aug	180	Lincs Sensory	£ 25.00	31-Aug
4-Aug	181	Michelle	£ 50.00	14-Aug
11-Sep	182	Butterfly Hospice	£ 25.00	2-Oct
11-Sep	183	Safe Places	£ 225.00	12-Sep
11-Sep	184	Age UK	£ 125.00	3-Oct
11-Sep	185	Lincs Sensory	£ 25.00	18-Oct
11-Sep	186	Michelle	£ 37.50	14-Sep
3-Oct	187	Butterfly Hospice	£ 25.00	
3-Oct	188	Michelle	£ 50.00	10-Oct
3-Oct	189	Lincs Sensory	£ 25.00	31-Oct
3-Oct	190	Safe Places	£ 200.00	17-Nov
3-Oct	191	Age UK	£ 93.75	16-Oct
3-Oct	192	BBL	£ 50.00	
3-Oct	193	Jurate	£ 43.75	11-Oct
3-Oct	194	Boskat	£ 50.00	
6-Nov	195	Jurate	£ 37.50	12-Jan
6-Nov	196	BBL	£ 37.50	1-Dec
6-Nov	197	AgeUK	£ 156.25	4-Jan
6-Nov	198	Safe Places	£ 200.00	
6-Nov	199	Lincs Sensory	£ 25.00	30-Nov
6-Nov	200	Michelle	£ 37.50	10-Nov
6-Nov	201	Butterfly Hospice	£ 25.00	15-Nov
5-Dec	202	Jurate	£ 125.00	
5-Dec	203	BBL	£ 37.50	
	204	AgeUK	£ 125.00	4-Jan
	205	Safe Places	£ 250.00	13-Dec
	206	Michelle	£ 12.00	13-Dec
	207	Butterfly Hospice	£ 25.00	15-Dec
	208	Blue Revolution	£ 37.50	13-Dec
	206a	Lincs Sensory	£ 25.00	
	209	Transported	£ 300.00	
	210	Jurate	£ 75.00	
	211	Age UK	£ 93.75	30-Jan
	212	Safe Places	150	
	213	Lincs Sensory	25	29-Dec
	214	Michelle	37.5	8-Jan
	215	Butterfly Hospice	25	15-Jan

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**THE LOCAL COMMUNITY CENTRE**

England & Wales - Charity number 1185735

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# Accounts

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**Annual General Report**

# Agenda

- Introduction
- The Centre
- Current users
- Finances
- How you can help
- Looking forward

# Introduction



## The Local Community Centre Annual General Report

This report covers our operational period of 1<sup>st</sup> January 2022 to 31<sup>st</sup> December 2022.

On behalf of all of our Trustees:

Geoff O'Neill, Richard Tory, Amanda Wilson, Richard Barclay and  
Helen Welbourn-Cook



# The Team



**Geoff O'Neill**  
Trustee

**Amanda Wilson**  
Treasurer

**Richard Tory**  
Trustee

**Helen Welbourn-  
Cook**  
Trustee

**Richard Barclay**  
Trustee

# Current users

Monday	Age UK Friendship Group – 10.30am-12pm 2 <sup>nd</sup> of each month Book Club – 1pm – 2pm
Tuesday	1 <sup>st</sup> of each month Lincolnshire Sensory Services – 10am-12pm
Wednesday	Safe Places – 12.30pm-3.30pm
Thursday	Movement to Music 10.30 – 11.30 Safe Places – 1pm – 3.30pm
Friday	1 <sup>st</sup> of each month The Butterfly Hospice – 10am – 12pm.

# Other bookings

- Pilgrim Radio
- Lithuanian Community Group
- Transported - Christmas lanterns
- NHS Covid vaccinations

# Work carried out

- Dishwasher - funded by Asda
- Kitchen boiler - funded by Boston Town Amenity Committee
- Disabled toilet alarm - funded by Boston Big Local

We would like to thank all those that helped fund the hall in 2022.

# Finances

Category	Amount
Donations	£20.37
Lettings	£7366.75
Grants	£604.80
Other	£325.12
<b>Total</b>	<b>£8,317.04</b>

## Income

# Finances

Category	Amount
Utilities	£1737.87
Rates	£71.68
Insurance	£1099.68
Other	£1072.75
Repairs	£6973.77
<b>Total</b>	<b>£10,955.74</b>

# Expenditure

# Ways you can help

- Join our Facebook page 
- Buy tickets in our lottery. Only £1 per week and you can win prizes or cash up to £25,000. We receive 50%. To find out more click [here](#).
- Join us either as a Trustee or volunteer - [email us](#)

# The Future

We will continue to upgrade the hall to a modern standard. We have already upgraded the lights to a more efficient standard. We have replaced the hand dryers in all the toilets. We are hoping to renovate the lovely floor we have.



## What's next!

# Thank you

- **Presented by the Trustees**
- **Any questions or if you would like to get in touch please email: [thelocalcommunitycentre@gmail.com](mailto:thelocalcommunitycentre@gmail.com)**
- **Or follow us on [facebook](#)**



<b>Income and Expenditure y/e 31/12/22</b>						
Opening Balance - Account						18,999.51
Opening Balance - Petty Cash						50.63
						19,050.14
<b>Income</b>						
Donations					20.37	
Lettings					7,366.75	
Grants					604.80	
Fund Raising					-	
Restricted Funds					-	
Petty Cash					148.93	
Other					176.19	
					8,317.04	
<b>Expenditure</b>						
Gas				347.01		
Water				322.00		
Electricity				1,068.86		
Rates				71.68		
Insurance				1,099.68		
Health & Safety				155.10		
Repairs				6,973.77		
Grant Expenditure				0.00		
Postage				8.16		
Restricted				396.12		
Other				513.36		
					10,955.74	
						-2,638.70
				c/fwd		<b>16,411.44</b>
Bank Balance as at <b>31/12/2022</b>						16360.81
Petty Cash as at <b>31/12/2022</b>						50.63
						<b>16411.44</b>
						0.00

**THE LOCAL COMMUNITY CENTRE**

England & Wales - Charity number 1185735

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# Accounts

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# The Local Community Centre

## **Annual General Meeting**

8<sup>th</sup> March 2022

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# 1. Introduction

It is with great pleasure that I present this annual report, the second report in the history of The Local Community Centre.

This report, and our AGM, covers the operational period of 1<sup>st</sup> January 2021 to 31<sup>st</sup> December 2021.

The Charity's Trustees are:

- Stuart Davidson – Chairman
- Geoff O'Neill – Deputy Chairman
- Amanda Wilson – Treasurer
- Roger Fixter
- Richard Tory
- Helen Welbourn Cook
- Richard Barclay

*Stuart Davidson*

**Stuart Davidson**  
**Chairman**  
**The Local Community Centre**



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## 2. The Local Community Centre

In April 2019, a group of like-minded people came together to identify how a neglected and under resourced asset, the building known as Pensioners' House, could be used for the benefit of all people living in Boston and the surrounding areas. The concept of The Local Community Centre was born.

A committee was created and work began on securing charitable status.

In October 2019 the Charity Commission granted charitable status to The Local Community Centre (Charity number 1185735) and steps were taken to transfer ownership of the building and its fixtures, together with its financial assets to the new charity.

Whilst the Centre enjoyed the patronage of a couple of groups from the very start, more pressing matters occupied the trustees. A lack of investment and neglect had impacted some of the very basic but essential fittings in the Centre. For example, there was no hot water available at the toilet sinks and simple, but legally required actions, such as PAT testing of electrical goods and servicing of firefighting appliances had not been undertaken.

The committee has worked hard to address outstanding issues to ensure that those who book the Centre could undertake their group's activities knowing the environment is safe.

Today, groups using the Centre include:

- Lincolnshire Sensory Society
- Safer Places,
- A Movement to Music class
- The Butterfly Hospice
- The NHS
- Age UK
- Boston Big Local
- A Qi Gong exercise class

- The Friendship Group
- A Book Club
- One You Lincs
- A Christian Church Group

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### 3. Impact of COVID-19

COVID-19 restrictions had a significant impact on our income as it did during 2020.

COVID-19 impacted the fortunes of the Centre in a number of ways.

Being unable to accept bookings for the Centre from groups immediately removed the Centre's income. Extensive work had been undertaken to identify formal targets for the trustees, in terms of bookings that were required to ensure the viability of the Centre, and these quickly became irrelevant. Notwithstanding the loss of the Centre's income, the trustees still had to pay for utilities such as gas and electricity. In addition, ongoing issues needed to be addressed and that continued to place a major strain on the Centre's financial assets.

Uncertainty and concern, within the trustees and previous groups who had used the Centre, regarding some of the measures introduced to combat COVID-19 at various times meant that the Centre did not welcome groups back until the main restrictions were lifted in 2021.

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## 4. Finances

The opening balance for the year was £14,513. Our closing balance was £18,871.

We received financial grants from Boston Borough Council as part of the Government's COVID-19 support programme. In addition, we received a grant from Councillor Yvonne Stevens and Councillor Martin Griggs as part of the council's Councillor Grant Scheme.

Financial support was also provided by Boston Big Local, ASDA and the Boston Town Area Committee.

There is no doubt in my mind that if we had not received this financial help, we would have had to close the charity permanently.

The various grants allowed us to carry out key maintenance projects. These included replacement of a significant area of the roof which leaked every time it rained, install an accessibility ramp at our emergency exit, provide hot water to the taps in the kitchen and install a dishwasher in the kitchen for use by the individual groups.

A total of £16,399 was spent on maintenance and repairs during the year.

A financial report will be uploaded to our online account with The Charity Commission.



## 5. Looking Forward

We continue to attract new groups to the Centre which demonstrates the success that the trustees have had in creating a model that appeals to all across our community. This gives the trustees a positive outlook for the future of the Centre and its viability for the coming years.

As the demand for bookings increases, the need for trustees to give up their time rises and we continue to look for more individuals who may want to join us as either a Trustee or Volunteer and help us drive the Centre forward for the benefit of the community.

If you feel that you could contribute to the work of the Centre, please contact us through our Facebook page.

Having held the post of Chairman of The Local Community Centre for 3 years I have decided to move on to pursue other interests. This will allow the trustees to appoint a new Chair and offer an opportunity for new ideas to be introduced to secure the long term future of the charity.

I wish the trustees every success in the future and thank them for their support over the past 3 years.

# The Local Community Centre

## **Accounts**

Financial Year 2021



<b>The Local Community Centre Y/E 31/12/21</b>														
<b>Income</b>														
<b>Date</b>	<b>Deposit Number</b>			<b>Current Account</b>	<b>Petty Cash Account</b>	<b>Donations</b>	<b>Letting/ Booking</b>	<b>Grants</b>	<b>Fund Raising</b>	<b>Restricted Funds</b>	<b>Other</b>	<b>Petty Cash</b>		
<b>Balance Bfwd 01/01/21</b>				14474.37	38.66									
08/02/2021		Boston Big Local	*	1,500.00						1,500.00			Ramp	
23/03/2021		Boston Borough Council	*	1,334.00				1,334.00						
30/03/2021		Boston Borough Council	*	238.21				238.21						
30/03/2021		Boston Borough Council	*	4,000.00				4,000.00						
30/03/2021		Boston Borough Council	*	4,097.00				4,097.00						
19/04/2021		Petty Cash	*		50.00							50.00		
27/04/2021		Boston Borough Council	*	8,000.00				8,000.00						
11/05/2021		Tinas Tributes	*	100.00			100.00							
11/05/2021		SuperStrikers	*	12.50			12.50							
12/05/2021		Tonic Health	*	14.00			14.00							
24/05/2021		Amazon	*	5.00							5.00		Amazon Smile	
07/06/2021		Tonic Health	*	50.00			50.00							
08/06/2021		Boston Borough Council	*	1,000.00						1,000.00			BTAC Plumbing	
24/06/2021		Church Group	*	28.00			28.00							
05/07/2021		Church Group	*	70.00			70.00							
12/07/2021		Church Group	*	28.00			28.00							
19/07/2021		Church Group	*	28.00			28.00							
20/07/2021		Tonic Health	*	50.00			50.00							
26/07/2021		Church Group	*	28.00			28.00							
26/07/2021		Boston Big Local	*	31.25			31.25							
02/08/2021		Church Group	*	28.00			28.00							
11/08/2021		Church Group	*	21.00			21.00							
16/08/2021		Church Group	*	21.00			21.00							
18/08/2021		Tonic Health	*	65.00			65.00							
19/08/2021		Lincs Sensory Ser	*	50.00			50.00							
24/08/2021		Petty Cash	*		91.18							91.18		
27/08/2021		Butterfly Hospice	*	25.00			25.00							
31/08/2021		Asda	*	320.00				320.00						
08/09/2021		Keep Active	*	12.50			12.50							
16/09/2021		Singing for Fun	*	100.00			100.00							
21/09/2021		Boston Borough Council	*	1,928.07				1,928.07						
12/10/2021		book club	*	14.00			14.00							
12/10/2021		Tabletop sale	*	25.00			25.00							
12/10/2021		U3A	*	25.00			25.00							
15/10/2021		Tonic Health	*	50.00			50.00							
18/10/2021		Church Group	*	21.00			21.00							
25/10/2021		Church Group	*	14.00			14.00							
29/10/2021		Butterfly Hospice	*	25.00			25.00							
01/11/2021		Movement to Music	*	50.00			50.00							
01/11/2021		Singing for Fun	*	100.00			100.00							
03/11/2021		Tonic Health	*	100.00			100.00							
04/11/2021		BBL	*	125.00			125.00							
04/11/2021			*	50.00			50.00							
15/11/2021		Lincs Sensory	*	50.00			50.00							
16/11/2021		Petty Cash	*		87.58							87.58		
26/11/2022		The Butterfly Hospice	*	25.00			25.00							
08/12/2022		BBL	*	31.25			31.25							
09/12/2022			*	10.00			10.00							
13/12/2022		Amazon	*	7.50							7.50			
13/12/2022		Tonic Health	*	168.75			168.75							
23/12/2021		The Butterfly Hospice	*	25.00			25.00							



The Local Community Centre Y/E 31/12/21				Cleared	Current	Petty	Gas	Electricity	Water	Rates	Insurance	Health & Safety	Repairs & Maintenance	Grant Expenditure	Postage	Contra	Restricted	Other		
Date	Cheque No.			Bank	Account	Cash														
05/01/2021	DD	Anglian Water	Quarterly bill		20.00				20.00											
05/01/2021	000443	Wrights of Holbeach	in last years accounts																	
19/01/2021	DD	Eon	Electricity		33.15			33.15												
25/01/2021	000444	Wrights of Holbeach	Roof repairs		582.00								582.00							
29/01/2021	000445	Star Building	Ramp hand rail		1,604.00												1,604.00			
31/01/2021		Tesco	Folders - SD			6.10												6.10		
02/02/2021	DD	Anglian Water	Quarterly bill		20.00				20.00											
12/02/2021	DD	Eon	Electricity		57.86			57.86												
12/02/2021	DD	British Gas	Gas		94.81		94.81													
02/03/2021	DD	Anglian Water	Water		20.00				20.00											
10/03/2021	DD	Eon	Electricity		29.77			29.77												
19/03/2021	000446	Allied Westminster	Insurance		1,033.99						1,033.99									
22/03/2021	000447	Boston borough Council	Business Rates		286.72					286.72										
06/04/2021	DD	Anglian Water	Quarterly bill		20.00				20.00											
13/04/2021		Amazon	Hazard Tape		7.39								7.39							
13/04/2021		Amazon	Signs safety		15.04								15.04							
14/04/2021	DD	Eon	Electricity		38.68			38.68												
19/04/2021	000448	Petty Cash			50.00													50.00		
21/04/2021		Wilkos	Bags/wipes/gel - SD			15.10					15.10									
05/05/2021	DD	Anglian Water	Quarterly bill		20.00				20.00											
11/05/2021	DD	British Gas	gas		96.70		96.70													
13/05/2021		Amazon	Extension lead - SD			11.49							11.49							
13/05/2021	DD	Eon	Electricity		31.41			31.41												
19/05/2021	DD	BT Group	Broadband		30.99													30.99		
02/06/2021	DD	Anglian Water	Quarterly bill		20.00				20.00											
04/06/2021		Amazon	Bins - SD		34.99							34.99								
01/06/2021		Wilkos	Hand sanitiser/wipes - SD		18.00							18.00								
07/06/2021	000450	First Rate Flat Roofing	Main roof		11,040.00								11,040.00							
09/06/2021	000449	S Davidson	BT upfront cost		25.00													25.00		
10/06/2021	DD	Eon	Electricity		28.60			28.60												
21/06/2021		B&Q	Compost - ADW			11.60							11.60							
21/06/2021	DD	BT Group	Broadband		30.99													30.99		
22/06/2021		impson	Keys - ADW			8.50							8.50							
23/06/2021	000452	S Davidson	BT Text cable		74.47													74.47		
25/06/2021	000451	A Wilson	Projector/screen		554.99													554.99		
02/07/2021	DD	Anglian Water	Quarterly bill		20.00				20.00											
03/07/2021		impson	Keys - ADW			10.00							10.00							
12/07/2021	DD	Eon	Electricity		33.76			33.76												
21/07/2021	DD	BT Group	Broadband		30.99													30.99		
03/08/2021	DD	Anglian Water	Quarterly bill		20.00				20.00											
04/08/2021	DD	British Gas	gas		51.35		51.35													
11/08/2021	DD	Eon	Electricity		30.24			30.24												
12/08/2021	000453	S Davidson	clock/lamp pin		19.46								19.46							
23/08/2021	DD	BT Group	Broadband		30.99													30.99		
24/08/2021	000454	Petty Cash			91.18													91.18		
26/08/2021		RCS	Window cleaning - ADW			20.00												20.00		
02/09/2021	DD	Anglian Water	water		20.00				20.00											
03/09/2021	000455	Star Building	Gate		474.00								474.00							
05/09/2021		Asda	Dishwasher cleaning materials - SD			9.08												9.08		
07/09/2021		Wilkos	mat/descaler - SD			9.50												9.50		
09/09/2021		Asda	Toilet Rolls - ADW			7.50												7.50		
09/09/2021	DD	Eon	Electricity		27.90		27.90													
13/09/2021	000456	S Davidson	Dishwasher (asda Fund)		348.99								348.99							
21/09/2021	DD	BT Group	Broadband		30.99													30.99		
04/10/2021	DD	Anglian Water	Quarterly bill		20.00				20.00											
11/10/2021	DD	Eon	Electricity		33.99			33.99												
13/10/2021		impson	Keys - RT			8.50							8.50							
13/10/2021		impson	Keys - SD			8.50							8.50							
15/10/2021	000457	R Burton	Water heater		1,928.08								1,928.08							
21/10/2021	DD	BT Group	Broadband		30.99													30.99		
28/10/2021		impson	Keys - SD			15.50							15.50							
29/10/2021	DD	British Gas	gas		5.41		5.41													
02/11/2021	DD	Anglian Water	Quarterly bill		20.00				20.00											
04/11/2021	000458	S Davidson	Window cleaning equipment		33.49													33.49		
10/11/2021	DD	Eon	Electricity		26.95			26.95												
16/11/2021	000459	Petty Cash			87.58													87.58		
22/11/2021	DD	BT Group	Broadband		15.99													15.99		
30/11/2022	DD	Eon	Electricity		112.55			112.55												
02/12/2022	DD	Anglian Water	Quarterly bill		20.00				20.00											
13/12/2022	000461	S Davidson	floor sweeper/heaters x 2 - SD		103.99													103.99		
21/12/2022	DD	BT Group	Broadband		30.99													30.99		
21/12/2022	000460	John Bone	Replacement of bricks/tip run		32.00								32.00							
07/12/2021	000462	JES	Pats Testing		144.00							144.00								
07/12/2021	000463	cancelled			0.00															
17/12/2002	000464	Newflame			86.70								86.70							
Total Expenditure					19,806.59	216.79	276.17	456.96	240.00	286.72	1,033.99	212.09	14,607.75	0.00	0.00	0.00	1,861.92	1,047.88	0.00	
Total bank & cash column analysis check should be Zero					20,023.38		20,023.38													
					0.00															

**THE LOCAL COMMUNITY CENTRE**

England & Wales - Charity number 1185735

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# Accounts

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# The Local Community Centre

## **Annual General Meeting**

13<sup>th</sup> September 2021

# 1. Introduction

It is with great pleasure that I present this annual report, the first in the history of The Local Community Centre.

This report covers our operational period of 1<sup>st</sup> January 2020 to 31<sup>st</sup> December 2020. The Annual General Meeting for the same period was scheduled to be held during March 2021. However, the Government COVID guidelines prevented us from doing so.

*Stuart Davidson*

**Stuart Davidson**  
**Chairman**  
**The Local Community Centre**



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## 2. The Local Community Centre

In April 2019, a group of like-minded people came together to identify how a neglected and under resource asset, the building know as Pensioner's House, could be used for the benefit of all people living in Boston and the surrounding areas. The concept of The Local Community Centre was born.

A committee was created and work began on securing charitable status.

In October 2019 the Charity Commission granted charitable status to The Local Community Centre (Charity number 1185735) and steps were taken to transfer ownership of the building and its fixtures, together with its financial assets to the new charity.

Whilst the Centre enjoyed the patronage of a couple of groups from the very start, more pressing matters occupied the trustees. A lack of investment and neglect had impacted some of the very basic but essential fittings in the Centre. For example, there was no hot water available at the toilet sinks and simple, but legally required actions, such as PAT testing of electrical goods and servicing of firefighting appliances had not been undertaken.

The committee worked hard to address outstanding issues to ensure that those who book the Centre could undertake their group's activities knowing the environment was safe.

Today, groups including Safer Places, The Butterfly Hospice, Lincolnshire Sensory Society and Singing for Fun are amongst those who enjoy the Centre and its resources.

### 3. Formal Opening

On Monday 16<sup>th</sup> March 2021, the Local Community Centre was formally opened by Councillor Anton Dani, the Mayor of Boston.



Friends, supporters and children from a local school came to witness the formal opening and at the time, the trustees thought it marked a key event in what had, up to that point, been a very busy programme of preparing the Centre for use by local groups and organisations.

Unfortunately, the euphoria of that day was quickly diminished two days later when the trustees had to decide to close the Centre because of the first major lockdown imposed by the Government in response to the COVID-19 pandemic.

The COVID-19 pandemic and the various measures introduced by the Government to tackle it was to have a significant effect on the Centre.



## 4. Impact of COVID-19

COVID-19 impacted the fortunes of the Centre in a number of ways.

Being unable to accept bookings for the Centre from groups immediately removed the Centre's income. Extensive work had been undertaken to identify formal targets for the trustees, in terms of bookings that were required to ensure the viability of the Centre, and these quickly became irrelevant. Notwithstanding the loss of the Centre's income, the trustees still had to pay for utilities such as gas and electricity. In addition, ongoing issues needed to be addressed and that continued to place a major strain on the Centre's financial assets.

Uncertainty and concern, within the trustees and previous groups who had used the Centre, regarding some of the measures introduced to combat COVID-19 at various times meant that the Centre did not welcome groups back until 2021.

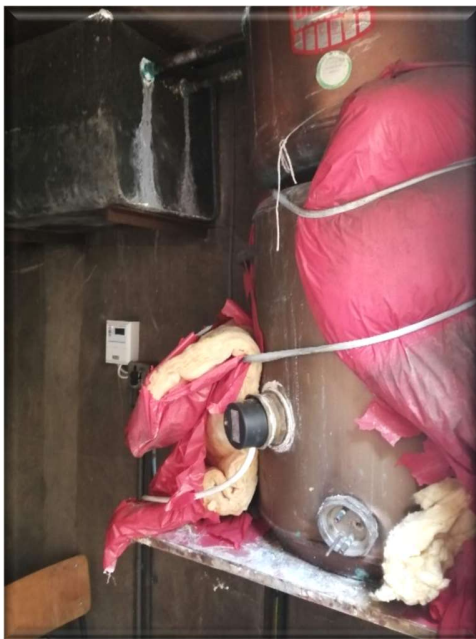
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## 5. Finances

The opening balance for the year was £8,648. In addition there was a small income from bookings prior to the COVID-19 Lock-Down.

Expenditure for the year was £6,344. This included £4,835 which was spent on insurance, health and safety measures and repairs to the building infrastructure.

The Centre received a grant of £10,000 from the Local Authority Discretionary Fund and a grant of £911 from Boston Big Local which was used to install internet access across the Centre.



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## 6. Looking Forward

As we approach autumn, the trustees still have the resolve and appetite to succeed that drove us all to create The Local Community Centre.

We have continued to replace or repair aspects of the building fabric to further improve the user experience, an important fact that will be reported on in our 2021 annual report.

We have attracted new groups to the Centre which demonstrates the success that the trustees have had in creating a model that appeals to all across our community. This gives the trustees a positive outlook for the future of the Centre and its viability for the coming years.

We continue to look for more individuals who may want to join us as either a Trustee or Volunteers and help us drive the Centre forward for the benefit of the community. If you feel that you could contribute to the work of the Centre, please contact us through our Facebook page.

# The Local Community Centre

## **Accounts**

Financial Year 2020



<b>The Local Community Centre Y/E 31/12/20</b>											
<b>Income</b>											
Date	Deposit Number		Current Account	Petty Cash Account	Donations	Letting/Booking	Grants	Fund Raising	Restricted Funds	Other	Petty Cash
<b>Balanc Bfwd 01/01/20</b>			8540.77	107.48							
06/02/2020	500067	*	700.00							700.00	
28/02/2020	direct	Butterfly Hospice	75.00			75.00					
09/03/2020				100.00							100.00
10/03/2020	500068	*	25.00							25.00	
20/03/2020	direct	Lincolnshire Community	37.50			37.50					
24/03/2020	direct	Age Uk	160.00			160.00					
22/06/2020	direct	Boston BC	10,000.00				10,000.00				
06/11/2020	500069	*	200.00							200.00	
25/11/2020	direct	Boston Big Local	911.66						911.66		
don't use											
Total	Income		<b>20,649.93</b>	<b>207.48</b>	<b>0.00</b>	<b>272.50</b>	<b>10,000.00</b>	<b>0.00</b>	<b>911.66</b>	<b>925.00</b>	<b>100.00</b>
			20,857.41		20,857.41						
Total	Expenditure		<b>6,175.56</b>	<b>168.82</b>							
Closing Balance			<b>14,474.37</b>	<b>38.66</b>							
balance bank statement			14864.37								
Less :outstanding cheque			390								
			14474.37								
			0.00								

The Local Community Centre Y/E 31/12/20																	
Expenditure																	
Date	Cheque No.		Cleared Bank	Current Account	Petty Cash	Gas	Electricity	Water	Rates	Insurance	Health & Safety	Repairs & Maintenance	Grant Expenditure	Postage	Contra	Other	
08/01/2020	DD	E.on	*	53.95			53.95										
14/01/2020	000421	John Bone	*	577.24								577.24					
14/01/2020	000422	A Wilson	Eon Bill	74.10			74.10										
01/02/2020	000423	Jes Electrical	*	1,002.64								1,002.64					
01/02/2020	000424	A Wilson chair Trolley Tea Urn	Chair Trolley Tea Urn	126.97								126.97					
03/02/2020	DD	E.on	*	18.09			18.09										
04/02/2020	000425	R Burton	Gas Certificate	96.00							96.00						
05/02/2020	000426	John Bone	*	80.00								80.00					
11/02/2020	000427	S Davidson	MP3 Player	22.99											22.99	MP3 Player	
12/02/2020	000428	B Safe	Health & Safety	222.00							222.00						
20/02/2020	000429	PPL PRS Ltd	Musc Licence	124.80											124.80	Music Licence	
25/02/2020	000430	Anglian Water	*	45.41				45.41									
26/02/2020	000431	Allied Westminster	*	1,015.61						1,015.61							
03/03/2020	DD	E.on	*	27.71			27.71										
09/03/2020	000432	S Davidson	Scissors Ribbon	13.98											13.98	Ribbon and Scissors	
09/03/2020	000433	Petty Cash	*	100.00											100.00	Petty Cash	
10/03/2020	000434	Hutsons	Room Signs	65.35											65.35	Signage	
18/03/2020	000435	Hutsons	*	42.00											42.00	Lapel Badges	
02/04/2020	DD	E.on	*	32.13			32.13										
04/05/2020	DD	E.on	*	22.67			22.67										
14/05/2020	000436	British Gas	*	60.28		60.28											
26/05/2020	000437	Anglian Water	*	70.07				70.07									
02/06/2020	DD	E.on	*	18.38			18.38										
02/07/2020	DD	E.on	*	20.50			20.50										
07/07/2020	000438	Boston Borough Council	Rates	420.90					420.90								
17/07/2020	000439	Wrights Holbeach	Roof	462.00								462.00					
02/08/2020	DD	E.on	*	20.79			20.79										
24/08/2020	DD	E.on	*	12.92			12.92										
02/09/2020	DD	Anglian Water	*	20.00				20.00									
02/09/2020	DD	British Gas	*	83.53		83.53											
23/09/2020	000440	John Boon	Hose Pipe Taps	85.00								85.00					
30/09/2020	000441	Wrights Holbeach	*	366.00								366.00					
30/09/2020	DD	British Gas	*	29.21		29.21											
01/10/2020	DD	E.on	*	25.33			25.33										
02/10/2020	DD	Anglian Water	*	20.00				20.00									
30/10/2020	DD	British Gas	*	21.14		21.14											
03/11/2020	DD	E.on	*	23.75		23.75											
20/11/2020	000442	New Flame	*	174.00							174.00						
05/11/2020	DD	Anglian Water	*	20.00				20.00									
30/11/2020	DD	British Gas	*	27.36		27.36											
09/12/2020	DD	E.on	*	20.76			20.76										
02/12/2020	DD	Anglian Water	*	20.00				20.00									
17/12/2020	000443	Wrights Holbeach	*	390.00								390.00					
25/01/2020		R Torv	Keys		27.00												
30/01/2020		S Davidson	Signs		12.90												
02/02/2020		Wilkos	Thorn resist Gloves		7.50												
02/02/2020		Wilkos	Toilet Roll Holder any others		21.00												
02/02/2020		Wilkos	Wood Dye		17.50												
26/01/2020		Poundland	Various Items		10.00											10.00	
01/02/2020		Boston Market	Plants		17.00											17.00	
14/03/2020		Wilkos	Picture Frames		52.92							52.92					
14/03/2020		The Range	Colour Card		3.00											3.00	
don't use																	
			<b>Total Expenditure</b>	6,175.56	168.82	245.27	347.33	195.48	420.90	1,015.61	492.00	3,228.67	0.00	0.00	0.00	399.12	0.00
			Total bank & cash column analysis check should be Zero	6,344.38	0.00	6,344.38											