

# The OAST Community Hub

Known locally as The Oast Rainham



## Trustee Annual Report

For the Period

Jan 23 – Dec 23

Charity Registration Number: 1190961

Registered Address:

The Oast Community Hub

Granary Close

Rainham

Kent

ME8 7SG

## Trustee List

Name	Position (if any)	Dates
Jason Liddiard	President	January – December 2023
Katharina Hickman (Nee Lay)	Bookings Secretary	January – December 2023
Steve Claringbold	Buildings Officer	January – December 2023
Deborah Gorman	Treasurer	January – December 2023
Lloyd Cooke		November – December 2023
Sarah Tyler		November– December 2023
Wayne Spring (Ex-Officio)		November– December 2023
Robin Halls		November– December 2023
Joyce Sanders		November– December 2023
Colin Chapman		November– December 2023

## STRUCTURE, GOVERNANCE AND MANAGEMENT

The OAST Community Hub was constituted as a charity on 20 August 2020.

The OAST Community Hub form a voluntary committee, referred to as an Executive committee. The committee is responsible for the overall operation of the charity and the day-to-day operations (the running of the Community Hub).

The Oast Community Hub has been formed in anticipation of the dissolution of the Rainham and Wigmore Community Association charity number 302748. When the RWCA dissolves, its assets will be transferred to the Oast Community Hub. Until that time, the RWCA will maintain its stance as the operating charity for the Community Centre.

We have employed, Thomson, Snell and Passmore solicitors of Tunbridge Wells to oversee the process of transfer. The Executive Committee will consist of up to 12 members and it is anticipated that at the first AGM, we will recruit officers to the vacant positions. Officers will sign up with the expectation that they will complete 3 years on the executive committee. Those who have been in office for 3 years will stand down from the committee but may be re-elected. It is hoped that the existing RWCA officers will be willing to put themselves forward for the offices.

The Executive will have ex-officio from the local Council, who is an elected member. The Executive Committee will aim to meet regularly alongside the RWCA to discuss matters relating to the charities including planning, financial matters and the transfer of assets. Until such time as the RWCA dissolves and its assets have transferred, the OAST Community Hub will not hold or administer any finances.

## OBJECTIVES AND ACTIVITIES VISION STATEMENT

### VISION STATEMENT

Create a vibrant, diverse, accessible and financially sustainable community hub at the heart of Rainham, supported by the people of Kent and Medway, at the same time protecting and enhancing our heritage in the Oast House.

### MISSION STATEMENT

Provide facilities that present opportunities for a strong community centre at the heart of Rainham, built on the underpinning values of good governance, accountability, respect, equality and dynamism.

### **Strategic Objectives**

- Provide flexible, accessible, safe and economical facilities for community groups and social enterprises from which they can operate, support each other and deliver services to their members.
- Create a home where community growth, action, volunteering and enterprise will be nurtured, built upon effective community engagement across a wide spectrum of groups and funders.
- Operate on a financially sustainable model to protect the Oast building and its land; all monies generated will be recycled back into the Oast Community Hub.
- Actively seek new sources of funding to deliver the community hub ethos which is vested in the neighbourhoods of Medway.
- Ensure our policies and actions facilitate a community hub seeking to educate, inform, inspire and improve the wellbeing of the local community through a range of activities.
- Ensure our policies and actions encourage equality and diversity of provision.
- Develop 21st-century community-led governance arrangements, with the ownership of the Rainham Oast remaining within the remit of the Oast Community Hub (Charity No. 1190961).

### **Delivery of Public Benefit**

The Trustees and Executive keep in mind the Charity Commission's guidance on public benefit at all meetings where the OAST Community Hub's activities are planned or reviewed. The focus of this being The Oast and the opportunities it provides for social welfare, education, recreation and leisure activities within the community.

### **LETTER FROM THE TRUSTEES**

This year has been another challenging one for a variety of reasons, including the impact of the exit of the previous chairperson, unfortunately this led to a loss of all documentation, access to most of the email inboxes, and a hand over not occurring which set us back significantly.

The Oast and its activities are still principally being carried out by the RWCA due to the delays in the CIO proceedings which have limited our capacity and effectiveness to carry out the work of the Oast. Despite this set back, we diligently work towards a day when the transfer of assets finally concludes and we can continue the great work of the RWCA in serving the communities of Rainham and Wigmore as well as the surrounding areas.

The AGM was held and discussions of the vacant positions remained unfilled. The President took over managing the transfer of the RWCA to the CIO. We were able to identify the remaining person who holds the building in trust for the RWCA who already agreed to give their consent for this transfer.

We are moving into 2024 with filling the vacant positions associated with both the CIO and the RWCA, which will continue to support the transfer by the end of the next financial year.



CHARITY COMMISSION  
FOR ENGLAND AND WALES

Charity Name  
The Oast Community Hub

No (if any)  
1190961

## Receipts and payments accounts

CC16a

For the period  
from

Period start date  
1/1/2023

To

Period end date  
12/31/2023

### Section A Receipts and payments

	Unrestricted funds	Restricted funds	Endowment funds	Total funds	Last year
	to the nearest £	to the nearest £	to the nearest £	to the nearest £	to the nearest £
<b>A1 Receipts</b>					
	0.00	0.00	0.00	0.00	0.00
	0.00	0.00	0.00	0.00	0.00
	0.00	0.00	0.00	0.00	0.00
	0.00	0.00	0.00	0.00	0.00
	0.00	0.00	0.00	0.00	0.00
	0.00	0.00	0.00	0.00	0.00
	0.00	0.00	0.00	0.00	0.00
	0.00	0.00	0.00	0.00	0.00
<b>Sub total</b> (Gross income for AR)	0.00	0.00	0.00	0.00	0.00
<b>A2 Asset and investment sales, (see table).</b>					
	0.00	0.00	0.00	0.00	0.00
	0.00	0.00	0.00	0.00	0.00
<b>Sub total</b>	0.00	0.00	0.00	0.00	0.00
<b>Total receipts</b>	0.00	0.00	0.00	0.00	0.00
<b>A3 Payments</b>					
	0.00	0.00	0.00	0.00	0.00
	0.00	0.00	0.00	0.00	0.00
	0.00	0.00	0.00	0.00	0.00
	0.00	0.00	0.00	0.00	0.00
	0.00	0.00	0.00	0.00	0.00
	0.00	0.00	0.00	0.00	0.00
	0.00	0.00	0.00	0.00	0.00
	0.00	0.00	0.00	0.00	0.00
	0.00	0.00	0.00	0.00	0.00
<b>Sub total</b>	0.00	0.00	0.00	0.00	0.00
<b>A4 Asset and investment purchases, (see table)</b>					
	0.00	0.00	0.00	0.00	0.00
	0.00	0.00	0.00	0.00	0.00
<b>Sub total</b>	0.00	0.00	0.00	0.00	0.00
<b>Total payments</b>	0.00	0.00	0.00	0.00	0.00
<b>Net of receipts/(payments)</b>	0.00	0.00	0.00	0.00	0.00
<b>A5 Transfers between funds</b>	0.00	0.00	0.00	0.00	0.00
<b>A6 Cash funds last year end</b>	0.00	0.00	0.00	0.00	0.00
<b>Cash funds this year end</b>	0.00	0.00	0.00	0.00	0.00

Section B Statement of assets and liabilities at the end of the period

Categories	Details	Unrestricted funds to nearest £	Restricted funds to nearest £	Endowment funds to nearest £
B1 Cash funds		0.00	0.00	0.00
		0.00	0.00	0.00
		0.00	0.00	0.00
	<b>Total cash funds</b>	0.00	0.00	0.00
	(agree balances with receipts and payments account(s))	OK	OK	OK
		Unrestricted funds to nearest £	Restricted funds to nearest £	Endowment funds to nearest £
B2 Other monetary assets		0.00	0.00	0.00
		0.00	0.00	0.00
		0.00	0.00	0.00
		0.00	0.00	0.00
		0.00	0.00	0.00
		0.00	0.00	0.00
		0.00	0.00	0.00
B3 Investment assets			0.00	0.00
			0.00	0.00
			0.00	0.00
			0.00	0.00
			0.00	0.00
			0.00	0.00
B4 Assets retained for the charity's own use			0.00	0.00
			0.00	0.00
			0.00	0.00
			0.00	0.00
			0.00	0.00
			0.00	0.00
			0.00	0.00
			0.00	0.00
			0.00	0.00
			0.00	0.00
B5 Liabilities			0.00	
			0.00	
			0.00	
			0.00	
			0.00	
Signed by one or two trustees on behalf of all the trustees	Signature	Print Name	Date of approval	
	#VALUE!	Sarah Tyler	9/11/2024	
	#VALUE!	Lloyd Cooke	9/11/2024	