

Charity registration number 1200763 (England and Wales)

Company registration number CE030467

SANDWICH COMMUNITY HUB: THE JUBILEE CENTRE
ANNUAL REPORT AND UNAUDITED FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 MARCH 2025

SANDWICH COMMUNITY HUB: THE JUBILEE CENTRE

LEGAL AND ADMINISTRATIVE INFORMATION

Trustees	Mr N C Gray	
	Ms C Ungerson	
	Mr D Wood	
	Rev S J Hamilton	(Appointed 10 April 2025)
	Ms H T Elliot	(Appointed 10 April 2025)
	Ms V J Tomlins	(Appointed 10 April 2025)
	Ms K Wilkinson	(Appointed 10 April 2025)
Charity number (England and Wales)	1200763	
Company number	CE030467	
Registered office	The Jubilee Centre Jubilee Road Sandwich Kent CT13 0QP	

SANDWICH COMMUNITY HUB: THE JUBILEE CENTRE

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SANDWICH COMMUNITY HUB: THE JUBILEE CENTRE

TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT)

FOR THE YEAR ENDED 31 MARCH 2025

The trustees present their annual report and financial statements for the year ended 31 March 2025.

The financial statements have been prepared in accordance with the accounting policies set out in note 1 to the financial statements and comply with the charity's governing document, the Companies Act 2006, FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" and the Charities SORP "Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102)".

Objectives and activities

The provision in the interest of social welfare of facilities for recreation and other leisure time occupations for those inhabitants of Sandwich and the adjoining parishes of Ash, Eastry, Woodensborough and Worth who are in need of such facilities by reason of their age, youth, financial or social circumstances with the object of improving their conditions of life.

Public benefit

The trustees have paid due regard to guidance issued by the Charity Commission in deciding what activities the charity should undertake.

Achievements and performance

Significant activities and achievements against objectives

The Jubilee Centre is committed to developing a service based Community Hub. It currently houses a number of organisations and events. They offer a variety of activities to the residents of Sandwich and its hinterland, all of social and community value.

Financial review

During the period, there was a net increase of charity funds of over £42,000 and £38,000 of this was spent on a capital asset.

Reserves policy

It is the policy of the charity that unrestricted funds which have not been designated for a specific use should be maintained at a level equivalent to between three and six month's expenditure. The trustees consider that reserves at this level will ensure that, in the event of a significant drop in funding, they will be able to continue the charity's current activities while consideration is given to ways in which additional funds may be raised. This level of reserves has been maintained throughout the year.

Structure, governance and management

The trustees, who are also the directors for the purpose of company law, and who served during the year and up to the date of signature of the financial statements were:

Ms J C Timmins	(Resigned 6 December 2024)
Mr N C Gray	
Mr P Woodhouse	(Resigned 2 March 2025)
Ms C Felton	(Resigned 2 March 2025)
Ms C Ungerson	
Mr D Wood	
Rev S J Hamilton	(Appointed 10 April 2025)
Ms H T Elliot	(Appointed 10 April 2025)
Ms V J Tomlins	(Appointed 10 April 2025)
Ms K Wilkinson	(Appointed 10 April 2025)

SANDWICH COMMUNITY HUB: THE JUBILEE CENTRE

TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2025

Recruitment and appointment of trustees

A) Every charity trustee must be a natural person.

B) No one may be appointed as a charity trustee:

- if he or she is under the age of 16 years; or
- if he or she would automatically cease to hold office under the provisions of clause 15(1)(f).

C) No one is entitled to act as a charity trustee whether on appointment or on any re-appointment until he or she has expressly acknowledged, in whatever way the charity trustees decide, his or her acceptance of the office of charity trustee.

D) At least one of the trustees of the charity must be 18 years of age or over. If there is no trustee aged at least 18 years, the remaining trustee or trustees may act only to call a meeting of the charity trustees, or appoint a new charity trustee.

The trustees' report was approved by the Board of Trustees.



Mr N C Gray
Trustee

Date: 24 January 2026

SANDWICH COMMUNITY HUB: THE JUBILEE CENTRE

INDEPENDENT EXAMINER'S REPORT

TO THE TRUSTEES OF SANDWICH COMMUNITY HUB: THE JUBILEE CENTRE

I report to the trustees on my examination of the financial statements of Sandwich Community Hub: The Jubilee Centre (the charity) for the year ended 31 March 2025.

Responsibilities and basis of report

As the trustees of the charity you are responsible for the preparation of the financial statements in accordance with the requirements of the Charities Act 2011.

I report in respect of my examination of the charity's financial statements carried out under section 145 of the Charities Act 2011. In carrying out my examination I have followed the Directions given by the Charity Commission under section 145(5)(b) of the Charities Act 2011.

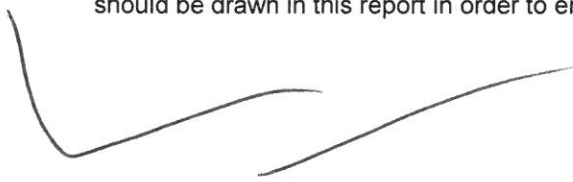
Independent examiner's statement

Your attention is drawn to the fact that the charity has prepared the financial statements in accordance with the relevant version of the Statement of Recommended Practice applicable to charities preparing their financial statements in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102) in preference to the Accounting and Reporting by Charities: Statement of Recommended Practice issued on 1 April 2005 which is referred to in the extant regulations but has now been withdrawn. I understand that this has been done in order for the financial statements to provide a true and fair view in accordance with UK Generally Accepted Accounting Practice.

I have completed my examination. I confirm that no matters have come to my attention in connection with the examination giving me cause to believe that in any material respect:

- 1 accounting records were not kept in respect of the charity as required by section 130 of the Charities Act 2011.
- 2 the financial statements do not accord with those records; or
- 3 the financial statements do not comply with the applicable requirements concerning the form and content of financial statements set out in the Charities (Accounts and Reports) Regulations 2008 other than any requirement that the financial statements give a true and fair view, which is not a matter considered as part of an independent examination.

I have no concerns and have come across no other matters in connection with the examination to which attention should be drawn in this report in order to enable a proper understanding of the financial statements to be reached.



Mark Hurdman BA(hons) FCA
Independent examiner
Levicks
3 Lloyd Road
Broadstairs
Kent
CT10 1HY
Date: 27/1/2026

SANDWICH COMMUNITY HUB: THE JUBILEE CENTRE

STATEMENT OF FINANCIAL ACTIVITIES INCLUDING INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 31 MARCH 2025

	Notes	Unrestricted funds 2025 £	Restricted funds 2025 £	Total 2025 £	Unrestricted funds 2024 £
Income from:					
Donations and legacies	3	11,248	40,526	51,774	17,600
Charitable activities	4	32,684	-	32,684	12,272
Total income		<u>43,932</u>	<u>40,526</u>	<u>84,458</u>	<u>29,872</u>
Expenditure on:					
Raising funds	5	1,277	-	1,277	-
Charitable activities	6	40,967	-	40,967	17,193
Total expenditure		<u>42,244</u>	<u>-</u>	<u>42,244</u>	<u>17,193</u>
Net income		<u>1,688</u>	<u>40,526</u>	<u>42,214</u>	<u>12,679</u>
Transfers between funds		38,106	(38,106)	-	-
Net movement in funds	7	<u>39,794</u>	<u>2,420</u>	<u>42,214</u>	<u>12,679</u>
Reconciliation of funds:					
Fund balances at 1 April 2024		12,679	-	12,679	-
Fund balances at 31 March 2025		<u>52,473</u>	<u>2,420</u>	<u>54,893</u>	<u>12,679</u>

The statement of financial activities includes all gains and losses recognised in the year. All income and expenditure derive from continuing activities.

SANDWICH COMMUNITY HUB: THE JUBILEE CENTRE

BALANCE SHEET

AS AT 31 MARCH 2025

	Notes	2025 £	£	2024 £	£
Fixed assets					
Tangible assets	11		34,417		144
Current assets					
Debtors	12	5,761		-	
Cash at bank and in hand		19,074		13,435	
		24,835		13,435	
Creditors: amounts falling due within one year	13	(4,359)		(900)	
Net current assets			20,476		12,535
Total assets less current liabilities			54,893		12,679
The funds of the charity					
Restricted income funds	14		2,420		-
Unrestricted funds	15		52,473		12,679
			54,893		12,679

The company is entitled to the exemption from the audit requirement contained in section 477 of the Companies Act 2006, for the year ended 31 March 2025.

The directors acknowledge their responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of financial statements.

The members have not required the company to obtain an audit of its financial statements for the year in question in accordance with section 476.

These financial statements have been prepared in accordance with the provisions applicable to companies subject to the small companies regime.

The financial statements were approved by the trustees on 23 January 2026



Mr N C Gray
Trustee

Company registration number CE030467 (England and Wales)

SANDWICH COMMUNITY HUB: THE JUBILEE CENTRE

NOTES TO THE FINANCIAL STATEMENTS

FOR THE YEAR ENDED 31 MARCH 2025

1 Accounting policies

Charity information

Sandwich Community Hub: The Jubilee Centre is a private company limited by guarantee incorporated in England and Wales. The registered office is The Jubilee Centre, Jubilee Road, Sandwich, Kent, CT13 0QP.

1.1 Reporting period

FRS 102 3.10 An entity shall present a complete set of financial statements (including comparative information as set out in paragraph 3.14) at least annually. When the end of an entity's reporting period changes and the annual financial statements are presented for a period longer or shorter than one year, the entity shall disclose the following: (a) that fact; (b) the reason for using a longer or shorter period; and (c) the fact that comparative amounts presented in the financial statements (including the related notes) are not entirely comparable.

1.2 Accounting convention

The financial statements have been prepared in accordance with the charity's governing document, the Companies Act 2006, FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" ("FRS 102") and the Charities SORP "Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102)" (effective 1 January 2019). The charity is a Public Benefit Entity as defined by FRS 102.

The charity has taken advantage of the provisions in the SORP for charities not to prepare a Statement of Cash Flows.

The financial statements are prepared in sterling, which is the functional currency of the charity. Monetary amounts in these financial statements are rounded to the nearest £.

The financial statements have been prepared under the historical cost convention, [modified to include the revaluation of freehold properties and to include investment properties and certain financial instruments at fair value]. The principal accounting policies adopted are set out below.

1.3 Going concern

At the time of approving the financial statements, the trustees have a reasonable expectation that the charity has adequate resources to continue in operational existence for the foreseeable future. Thus the trustees continue to adopt the going concern basis of accounting in preparing the financial statements.

1.4 Charitable funds

Unrestricted funds are available for use at the discretion of the trustees in furtherance of their charitable objectives.

Restricted funds are subject to specific conditions by donors or grantors as to how they may be used. The purposes and uses of the restricted funds are set out in the notes to the financial statements.

Endowment funds are subject to specific conditions by donors that the capital must be maintained by the charity.

1.5 Income

Income is recognised when the charity is legally entitled to it after any performance conditions have been met, the amounts can be measured reliably, and it is probable that income will be received.

Cash donations are recognised on receipt. Other donations are recognised once the charity has been notified of the donation, unless performance conditions require deferral of the amount. Income tax recoverable in relation to donations received under Gift Aid or deeds of covenant is recognised at the time of the donation.

SANDWICH COMMUNITY HUB: THE JUBILEE CENTRE

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2025

1 Accounting policies

(Continued)

Legacies are recognised on receipt or otherwise if the charity has been notified of an impending distribution, the amount is known, and receipt is expected. If the amount is not known, the legacy is treated as a contingent asset.

1.6 Expenditure

Expenditure is recognised once there is a legal or constructive obligation to transfer economic benefit to a third party, it is probable that a transfer of economic benefits will be required in settlement, and the amount of the obligation can be measured reliably.

Expenditure is classified by activity. The costs of each activity are made up of the total of direct costs and shared costs, including support costs involved in undertaking each activity. Direct costs attributable to a single activity are allocated directly to that activity. Shared costs which contribute to more than one activity and support costs which are not attributable to a single activity are apportioned between those activities on a basis consistent with the use of resources. Central staff costs are allocated on the basis of time spent, and depreciation charges are allocated on the portion of the asset's use.

1.7 Tangible fixed assets

Tangible fixed assets are initially measured at cost and subsequently measured at cost or valuation, net of depreciation and any impairment losses.

Depreciation is recognised so as to write off the cost or valuation of assets less their residual values over their useful lives on the following bases:

Freehold land and buildings	10 year straight line
Plant and equipment	15% reducing balance

The gain or loss arising on the disposal of an asset is determined as the difference between the sale proceeds and the carrying value of the asset, and is recognised in the statement of financial activities.

1.8 Impairment of fixed assets

At each reporting end date, the charity reviews the carrying amounts of its tangible assets to determine whether there is any indication that those assets have suffered an impairment loss. If any such indication exists, the recoverable amount of the asset is estimated in order to determine the extent of the impairment loss (if any).

1.9 Cash and cash equivalents

Cash and cash equivalents include cash in hand, deposits held at call with banks, other short-term liquid investments with original maturities of three months or less, and bank overdrafts. Bank overdrafts are shown within borrowings in current liabilities.

1.10 Financial instruments

The charity has elected to apply the provisions of Section 11 'Basic Financial Instruments' and Section 12 'Other Financial Instruments Issues' of FRS 102 to all of its financial instruments.

Financial instruments are recognised in the charity's balance sheet when the charity becomes party to the contractual provisions of the instrument.

Financial assets and liabilities are offset, with the net amounts presented in the financial statements, when there is a legally enforceable right to set off the recognised amounts and there is an intention to settle on a net basis or to realise the asset and settle the liability simultaneously.

SANDWICH COMMUNITY HUB: THE JUBILEE CENTRE

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2025

1 Accounting policies

(Continued)

Basic financial assets

Basic financial assets, which include debtors and cash and bank balances, are initially measured at transaction price including transaction costs and are subsequently carried at amortised cost using the effective interest method unless the arrangement constitutes a financing transaction, where the transaction is measured at the present value of the future receipts discounted at a market rate of interest. Financial assets classified as receivable within one year are not amortised.

Basic financial liabilities

Basic financial liabilities, including creditors and bank loans are initially recognised at transaction price unless the arrangement constitutes a financing transaction, where the debt instrument is measured at the present value of the future payments discounted at a market rate of interest. Financial liabilities classified as payable within one year are not amortised.

Debt instruments are subsequently carried at amortised cost, using the effective interest rate method.

Trade creditors are obligations to pay for goods or services that have been acquired in the ordinary course of operations from suppliers. Amounts payable are classified as current liabilities if payment is due within one year or less. If not, they are presented as non-current liabilities. Trade creditors are recognised initially at transaction price and subsequently measured at amortised cost using the effective interest method.

Derecognition of financial liabilities

Financial liabilities are derecognised when the charity's contractual obligations expire or are discharged or cancelled.

1.11 Employee benefits

The cost of any unused holiday entitlement is recognised in the period in which the employee's services are received.

Termination benefits are recognised immediately as an expense when the charity is demonstrably committed to terminate the employment of an employee or to provide termination benefits.

2 Critical accounting estimates and judgements

In the application of the charity's accounting policies, the trustees are required to make judgements, estimates and assumptions about the carrying amount of assets and liabilities that are not readily apparent from other sources. The estimates and associated assumptions are based on historical experience and other factors that are considered to be relevant. Actual results may differ from these estimates.

The estimates and underlying assumptions are reviewed on an ongoing basis. Revisions to accounting estimates are recognised in the period in which the estimate is revised where the revision affects only that period, or in the period of the revision and future periods where the revision affects both current and future periods.

SANDWICH COMMUNITY HUB: THE JUBILEE CENTRE

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2025

3 Income from donations and legacies

	Unrestricted funds 2025 £	Restricted funds 2025 £	Total 2025 £	Unrestricted funds 2024 £	Restricted funds 2024 £	Total 2024 £
Donations and gifts	2,868	-	2,868	1,100	-	1,100
Grants	8,380	40,526	48,906	16,500	-	16,500
	<u>11,248</u>	<u>40,526</u>	<u>51,774</u>	<u>17,600</u>	<u>-</u>	<u>17,600</u>

4 Income from charitable activities

	Unrestricted funds 2025 £	Unrestricted funds 2024 £
Income		
Charitable rental income	32,582	12,272
Other income	102	-
	<u>32,684</u>	<u>12,272</u>

5 Expenditure on raising funds

	Unrestricted funds 2025 £	Unrestricted funds 2024 £
Fundraising and publicity		
Advertising	1,095	-
Other fundraising costs	182	-
	<u>1,277</u>	<u>-</u>

SANDWICH COMMUNITY HUB: THE JUBILEE CENTRE

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2025

6 Expenditure on charitable activities

	Expenses 2025 £	Expenses 2024 £
Direct costs		
Staff costs	6,331	-
Depreciation and impairment	3,832	26
Repairs and renewals	9,140	9,151
Light and heat	10,934	3,069
Cleaning	5,206	328
Insurance	3,639	597
Legal and professional	361	1,861
Telephone	222	127
Rates	-	330
Software	-	239
Staff training	-	510
Printing, postage and stationery	63	45
Sundry	7	10
Accountancy	900	900
Grant expenditure	185	-
Licences & Subscriptions	147	-
	<u>40,967</u>	<u>17,193</u>
Analysis by fund		
Unrestricted funds	<u>40,967</u>	<u>17,193</u>

7 Net movement in funds

	2025 £	2024 £
The net movement in funds is stated after charging/(crediting):		
Fees payable for the independent examination of the charity's financial statements	900	900
Depreciation of owned tangible fixed assets	<u>3,833</u>	<u>26</u>

8 Trustees

None of the trustees (or any persons connected with them) received any remuneration or benefits from the charity during the year.

9 Employees

The average monthly number of employees during the year was:

2025 Number	2024 Number
<u>6</u>	<u>6</u>

SANDWICH COMMUNITY HUB: THE JUBILEE CENTRE

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2025

9 Employees (Continued)

Employment costs	2025 £	2024 £
Wages and salaries	6,331	-

There were no employees whose annual remuneration was more than £60,000.

10 Taxation

The charity is exempt from taxation on its activities because all its income is applied for charitable purposes.

11 Tangible fixed assets

	Freehold land and buildings £	Plant and equipment £	Total £
Cost			
At 1 April 2024	-	170	170
Additions	38,106	-	38,106
At 31 March 2025	38,106	170	38,276
Depreciation and impairment			
At 1 April 2024	-	26	26
Depreciation charged in the year	3,811	22	3,833
At 31 March 2025	3,811	48	3,859
Carrying amount			
At 31 March 2025	34,295	122	34,417
At 31 March 2024	-	144	144

12 Debtors

Amounts falling due within one year:	2025 £	2024 £
Trade debtors	5,761	-

SANDWICH COMMUNITY HUB: THE JUBILEE CENTRE

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2025

13 Creditors: amounts falling due within one year

	2025 £	2024 £
Trade creditors	3,329	-
Other creditors	900	900
Accruals and deferred income	130	-
	<u>4,359</u>	<u>900</u>

14 Restricted funds

The restricted funds of the charity comprise the unexpended balances of donations and grants held on trust subject to specific conditions by donors as to how they may be used.

	At 1 April 2024 £	Incoming resources £	Transfers £	At 31 March 2025 £
	-	40,526	(38,106)	2,420
	<u>-</u>	<u>40,526</u>	<u>(38,106)</u>	<u>2,420</u>

15 Unrestricted funds

The unrestricted funds of the charity comprise the unexpended balances of donations and grants which are not subject to specific conditions by donors and grantors as to how they may be used. These include designated funds which have been set aside out of unrestricted funds by the trustees for specific purposes.

	At 1 April 2024 £	Incoming resources £	Resources expended £	Transfers £	At 31 March 2025 £
General funds	12,679	43,932	(42,244)	38,106	52,473
	<u>12,679</u>	<u>43,932</u>	<u>(42,244)</u>	<u>38,106</u>	<u>52,473</u>
Previous Period:	At 1 April 2023 £	Incoming resources £	Resources expended £	Transfers £	At 31 March 2024 £
General funds	-	29,872	(17,193)	-	12,679
	<u>-</u>	<u>29,872</u>	<u>(17,193)</u>	<u>-</u>	<u>12,679</u>

SANDWICH COMMUNITY HUB: THE JUBILEE CENTRE

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2025

16 Analysis of net assets between funds

	Unrestricted funds 2025 £	Restricted funds 2025 £	Total 2025 £
At 31 March 2025:			
Tangible assets	34,417	-	34,417
Current assets/(liabilities)	20,476	-	20,476
	<u>54,893</u>	<u>-</u>	<u>54,893</u>
Per balance sheet	52,473	2,420	54,893
Balance to allocate	(2,420)	2,420	-

	Unrestricted funds 2024 £	Restricted funds 2024 £	Total 2024 £
At 31 March 2024:			
Tangible assets	144	-	144
Current assets/(liabilities)	12,535	-	12,535
	<u>12,679</u>	<u>-</u>	<u>12,679</u>

17 Related party transactions

There were no disclosable related party transactions during the year.