

# WATERCOLOUR COMMUNITY SPACE

England & Wales · Charity number 1201099

## Details

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**Status** Registered

**Legal form** CIO

**Registered** 2022-11-22

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

## Contact

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**Address** Unit A & Unit B  
Corfe House  
Thornton Side  
Redhill  
Surrey  
RH1 2GS

**Phone** 01737333461

**Email** [Accounts@wcsredhill.org](mailto:Accounts@wcsredhill.org)

**Website** <https://www.wcsredhill.org/>

## Activities

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**Objects:** THE OBJECT OF THE CIO IS:TO FURTHER OR BENEFIT THE RESIDENTS OF WATERCOLOUR ESTATE 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 SPORTS CAPABLE OF IMPROVING PHYSICAL HEALTH AND FITNESS, 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 FOR ACTIVITIES PROMOTED BY THE CHARITY IN FURTHERANCE OF THE ABOVE OBJECTS.

**Activities:** Strengthening social interaction and support in this & neighbouring communities through supporting residents-led initiatives for youth, young families, older people, people with disabilities, stay-at-home parents, as well as through wider networking opportunities with other community groups & charities.

## Classification

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- **How:** Provides Buildings/facilities/open Space, Provides Services, Provides Advocacy/advice/information
- **What:** 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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- Surrey

## Finances

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Period end	Income	Expenditure	Assets	Employees
2024-11-30	£59,219	£165,161	-	-
2023-11-30	£125,536	£8,000	-	-

## Trustees

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Name	Role	Appointed
Aakash Raj		2023-10-03
Jonathan Christopher St Aubyn Essex		2022-11-22
Leon Robert Deith		2024-11-14
Peter James Wolsey		2024-05-22
Stephen Hugh McKenna		2022-11-22
Vipul Agarwal		2023-12-04

**WATERCOLOUR COMMUNITY SPACE**

England & Wales - Charity number 1201099

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# Accounts

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CHARITY COMMISSION  
FOR ENGLAND AND WALES

Charity Name  
Watercolour Community Space

No (if any)  
1201099

CC16a

## Receipts and payments accounts

For the period from 01/12/2023 To 30/11/2024

### Section A Receipts and payments

	Unrestricted funds to the nearest £	Restricted funds to the nearest £	Endowment funds to the nearest £	Total funds to the nearest £	Last year to the nearest £
<b>A1 Receipts</b>					
Grants received	-	53,974	-	53,974	125,536
Donations	1,325	-	-	1,325	-
Hall hire	3,920	-	-	3,920	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
<b>Sub total (Gross income for AR)</b>	<b>5,245</b>	<b>53,974</b>	<b>-</b>	<b>59,219</b>	<b>125,536</b>
<b>A2 Asset and investment sales, (see table).</b>					
	-	-	-	-	-
	-	-	-	-	-
<b>Sub total</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Total receipts</b>	<b>5,245</b>	<b>53,974</b>	<b>-</b>	<b>59,219</b>	<b>125,536</b>
<b>A3 Payments</b>					
Building works	-	148,140	-	148,140	-
Sundry expenses	73	-	-	73	-
Event costs	443	-	-	443	-
Fixtures and fittings	-	10,713	-	10,713	6,419
Insurance	583	-	-	583	-
Memberships and licences	351	-	-	351	-
Legal and professional	1,704	-	-	1,704	1,581
Repairs and maintenance	-	1,175	-	1,175	-
Software costs	459	-	-	459	-
Utilities	1,520	-	-	1,520	-
<b>Sub total</b>	<b>5,133</b>	<b>160,028</b>	<b>-</b>	<b>165,161</b>	<b>8,000</b>
<b>A4 Asset and investment purchases, (see table)</b>					
	-	-	-	-	-
	-	-	-	-	-
<b>Sub total</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Total payments</b>	<b>5,133</b>	<b>160,028</b>	<b>-</b>	<b>165,161</b>	<b>8,000</b>
<b>Net of receipts/(payments)</b>	<b>112</b>	<b>- 106,054</b>	<b>-</b>	<b>- 105,942</b>	<b>117,536</b>
<b>A5 Transfers between funds</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>A6 Cash funds last year end</b>	<b>-</b>	<b>117,536</b>	<b>-</b>	<b>117,536</b>	<b>-</b>
<b>Cash funds this year end</b>	<b>112</b>	<b>11,482</b>	<b>-</b>	<b>11,594</b>	<b>117,536</b>

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


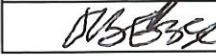
Categories	Details	Unrestricted funds to nearest £	Restricted funds to nearest £	Endowment funds to nearest £
<b>B1 Cash funds</b>	Bank balances	112	11,482	-
		-	-	-
		-	-	-
	<b>Total cash funds</b>	112	11,482	-
	(agree balances with receipts and payments account(s))	OK	OK	OK

Categories	Details	Unrestricted funds to nearest £	Restricted funds to nearest £	Endowment funds to nearest £
<b>B2 Other monetary assets</b>		-	-	-
		-	-	-
		-	-	-
		-	-	-
		-	-	-
		-	-	-

Categories	Details	Fund to which asset belongs	Cost (optional)	Current value (optional)
<b>B3 Investment assets</b>			-	-
			-	-
			-	-
			-	-
			-	-

Categories	Details	Fund to which asset belongs	Cost (optional)	Current value (optional)
<b>B4 Assets retained for the charity's own use</b>			-	-
			-	-
			-	-
			-	-
			-	-
			-	-
			-	-
			-	-

Categories	Details	Fund to which liability relates	Amount due (optional)	When due (optional)
<b>B5 Liabilities</b>			-	
			-	
			-	
			-	
			-	

Signed by one or two trustees on behalf of all the trustees	Signature	Print Name	Date of approval
		Peter Wolsey	8/9/25
		Jonathan Essex	8/9/2025



Section A

Independent Examiner's Report

Report to the trustees

Charity Name  
Watercolour Community Space

On accounts for the year  
ended

30 November 2024

Charity no  
(if any)

1201099

Set out on pages

7-8

I report to the trustees on my examination of the accounts of the above charity ("the Trust") for the year ended 30 November 2024.

Responsibilities and  
basis of report

As the charity's trustees, you are responsible for the preparation of the accounts in accordance with the requirements of the Charities Act 2011 ("the Act").

I report in respect of my examination of the Trust's accounts carried out under section 145 of the 2011 Act and in carrying out my examination, I have followed all the applicable Directions given by the Charity Commission under section 145(5)(b) of the Act.

Independent  
examiner's statement

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

- the accounting records were not kept in accordance with section 130 of the Charities Act; or
- the accounts did not accord with the accounting records; or
- the accounts did not comply with the applicable requirements concerning the form and content of accounts set out in the Charities (Accounts and Reports) Regulations 2008 other than any requirement that the accounts 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 accounts to be reached.

Signed:

Date:

11 August 2025

Name:

James Moreno

Relevant professional  
qualification(s) or body:

FCCA

Address:

39 Leigh Road

Cobham

Surrey KT11 2LF

**WATERCOLOUR COMMUNITY SPACE**

England & Wales - Charity number 1201099

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# Accounts

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# **WATERCOLOUR COMMUNITY SPACE**

**Financial Statements**

**For the Year Ended:**

**30 November 2023**

Charity Number: 1201099

# **WATERCOLOUR COMMUNITY SPACE**

Index to the Financial Statements

**For the year Ended**

**30 November 2023**

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# WATERCOLOUR COMMUNITY SPACE

For the year Ended

30 November 2023

## Charity Information

### TRUSTEES:

- Deanne Gillian Weaver
- Stephen Hugh McKenna
- Jonathan Christopher St Aubyn Essex
- Emanuele Mazzotta
- Aakash Raj
- Vipul Agarwal
- Peter James Wolsey

**Charity Number:** 1201099

**Bankers:** The Co-Operative bank  
Business Direct  
PO Box 250  
Skelmersdale  
WN8 6WT

**Contact Information:** Unit A & B  
Corfe house  
Thornton side  
Redhill  
RH1 2GS

# **WATERCOLOUR COMMUNITY SPACE**

## **Trustee's Report**

The Trustees present their annual report with the accounts of the charity for the year ended 30<sup>th</sup> November 2023

### **The Objects of the Charity**

The object of the CIO is: to further or benefit the residents of watercolour estate 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 sports capable of improving physical health and fitness, 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 for activities promoted by the charity in furtherance of the above objects.

### **GOVERNANCE AND MANAGEMENT STRUCTURE**

The Governing Document for Watercolour Community space (WCS) is

CONSTITUTION ADOPTED 22<sup>nd</sup> November 2022

Trustees are appointed by the members, on a rolling programme, to serve for at least one year but may be re-elected or re-appointed.

### **ACHIEVEMENTS AND PERFORMANCE IN THE YEAR**

WCS appointed a contractor to fit out the premises in anticipation of opening in 2024. It was registered as charity, opened banking facilities, appointed a solicitor and accountant to assist with the setup and ongoing administration. WCS successfully applied for grant funding to assist with the actions to get it fully operational.

### **PLANS FOR FUTURE PERIODS**

During 2024 the fit out of WCS was completed and was opened for use in May 2024. There was a ceremonial open day in June 2024 for Watercolour residents and community at large. WCS is now establishing a regular occupancy and will be reflecting on how to optimise the usage across the remaining period of 2024 and beyond.

**FINANCIAL REVIEW**


WCS's policy on reserves is to hold sufficient resources to continue the charitable activities of the WCS, should income and fundraising activities fall short due to any unforeseen periods of inactivity at WCS. The period will be determined after the first year of operation.

The trustees will ensure the resources of this resident's community space is well managed, with prudent management of outgoings.

We will set aside appropriate funds in order to meet any unforeseen expenditure that may occur, for example equipment repairs/replacement.

Approved by the Trustees on 16th September 2024

Signed on its behalf:

JONATHAN ESSEX  


EMANUELE HAZZOTTA  




**Section A**

**Independent Examiner's Report**

**Report to the trustees/  
members of**

Charity Name  
**Watercolour Community Space**

**On accounts for the year  
ended**

30 November 2023

**Charity no  
(if any)**

1201099

**Set out on pages**

2-3

*(remember to include the page numbers of additional sheets)*

I report to the trustees on my examination of the accounts of the above charity ("the Trust") for the year ended 30 November 2023.

**Responsibilities and  
basis of report**

As the charity trustees of the Trust, you are responsible for the preparation of the accounts in accordance with the requirements of the Charities Act 2011 ("the Act").

I report in respect of my examination of the Trust's accounts carried out under section 145 of the 2011 Act and in carrying out my examination, I have followed the applicable Directions given by the Charity Commission under section 145(5)(b) of the Act.

**Independent  
examiner's statement**

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

- accounting records were not kept in accordance with section 130 of the Act or
- the accounts do not accord with the accounting records

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

**Signed:**

**Date:**

25 September 2024

**Name:**

James Moreno

**Relevant professional  
qualification(s) or body  
(if any):**

FCCA

**Address:**

39 Leigh Road

Cobham

Surrey KT11 2LF



CHARITY COMMISSION  
FOR ENGLAND AND WALES

Charity Name  
**Watercolour Community Space**

No (if any)  
**1201099**

## Receipts and payments accounts

**CC16a**

For the period from **22/11/2022** To **30/11/2023**

### Section A Receipts and payments

	Unrestricted funds to the nearest £	Restricted funds to the nearest £	Endowment funds to the nearest £	Total funds to the nearest £	Last year to the nearest £
<b>A1 Receipts</b>					
Grants - CIL	-	40,975	-	40,975	-
Grants - Vistry Homes Ltd	-	83,561	-	83,561	-
Grants - other	-	1,000	-	1,000	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
<b>Sub total (Gross income for AR)</b>	-	125,536	-	125,536	-
<b>A2 Asset and investment sales, (see table).</b>					
	-	-	-	-	-
	-	-	-	-	-
<b>Sub total</b>	-	-	-	-	-
<b>Total receipts</b>	-	125,536	-	125,536	-
<b>A3 Payments</b>					
Legal and professional fees - lease	-	1,581	-	1,581	-
Fit out costs re community centre	-	6,419	-	6,419	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
<b>Sub total</b>	-	8,000	-	8,000	-
<b>A4 Asset and investment purchases, (see table)</b>					
	-	-	-	-	-
	-	-	-	-	-
<b>Sub total</b>	-	-	-	-	-
<b>Total payments</b>	-	8,000	-	8,000	-
<b>Net of receipts/(payments)</b>	-	117,536	-	117,536	-
A5 Transfers between funds	-	-	-	-	-
A6 Cash funds last year end	-	-	-	-	-
<b>Cash funds this year end</b>	-	117,536	-	117,536	-

## 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 £
<b>B1 Cash funds</b>	Bank balances		117,536	-
		-	-	-
		-	-	-
	<b>Total cash funds</b>	-	117,536	-

(agree balances with receipts and payments account(s))

OK

OK

OK



	Details	Unrestricted funds to nearest £	Restricted funds to nearest £	Endowment funds to nearest £
<b>B2 Other monetary assets</b>		-	-	-
		-	-	-
		-	-	-
		-	-	-
		-	-	-
		-	-	-

	Details	Fund to which asset belongs	Cost (optional)	Current value (optional)
<b>B3 Investment assets</b>			-	-
			-	-
			-	-
			-	-

	Details	Fund to which asset belongs	Cost (optional)	Current value (optional)
<b>B4 Assets retained for the charity's own use</b>			-	-
			-	-
			-	-
			-	-
			-	-

	Details	Fund to which liability relates	Amount due (optional)	When due (optional)
<b>B5 Liabilities</b>			-	
			-	
			-	
			-	
			-	

Signed by one or two trustees on behalf of all the trustees

Signature	Print Name	Date of approval
	Emanuele Mazzotta	14.8.24
	Jonathan Essex	14.8.2024

# **WATERCOLOUR COMMUNITY SPACE**

**Notes forming part of the Financial statements  
for the year ended 30<sup>th</sup> November 2023**

## **1 ACCOUNTING POLICIES**

### **Basis of Accounting**

The Financial Statements have been prepared in accordance with the guidelines of the Charity Commission on a receipts and payments basis.

## **2 FUNDS**

### **Fund Accounting**

Unrestricted funds can be used in accordance with the charitable objectives at the discretion of the trustees.

Restricted funds can only be used for particular restricted purposes within the objects of the Charity. Restrictions arise when specified by the donor or when funds are raised for particular restricted purposes.

### **Unrestricted Funds**

The Trustees have resolved that the financial reserves of the Charity should be reviewed on a regular basis and that adequate provision is made for unforeseen expenses whilst also being minded that reserves should not be held without valid reason.