

# FOXTON VILLAGE HALL

England & Wales · Charity number 205434

## Details

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**Status** Registered

**Legal form** Other

**Registered** 1962-05-08

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

## Contact

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**Address** Foxton Parish Council  
Foxton Village Hall  
Hardman Road  
Foxton  
Cambridge  
CB22 6RN

**Phone** 01223795015

**Email** [chair@foxtonvillagehallcambs.org](mailto:chair@foxtonvillagehallcambs.org)

**Website** [www.foxtonvillagehallcambs.org](http://www.foxtonvillagehallcambs.org)

## Activities

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**Objects:** THE PROVISION AND MAINTENANCE OF A VILLAGE HALL FOR THE USE OF THE INHABITANTS OF THE PARISH OF FOXTON WITHOUT DISTINCTION OF POLITICAL, RELIGIOUS OR OTHER OPINIONS, INCLUDING USE FOR MEETINGS, LECTURES AND CLASSES, AND FOR OTHER FORMS OF RECREATION AND LEISURE-TIME OCCUPATION, WITH THE OBJECT OF IMPROVING THE CONDITIONS OF LIFE FOR THE SAID INHABITANTS.

**Activities:** Provision and maintenance of Foxton Village Hall for the benefit of parishioners.

## Classification

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- **How:** Provides Buildings/facilities/open Space
- **What:** Other Charitable Purposes
- **Who:** Other Defined Groups, The General Public/mankind

## Geography

- **Area of benefit:** PARISH OF FOXTON.
- Cambridgeshire

## Finances

Period end	Income	Expenditure	Assets	Employees
2025-12-31	£59,956	£65,704	-	-
2024-12-31	£53,534	£59,288	-	-
2023-12-31	£37,285	£35,865	-	-
2022-12-31	£29,927	£40,038	-	-
2021-12-31	£40,303	£18,723	-	-
2020-12-31	£29,897	£23,118	-	-

## Trustees

Name	Role	Appointed
<b>Kim Aniel Popat</b>	Chair	2026-05-14
Anthony Gerard Pinney		2026-05-14
Charlene Tracey West		2026-05-14
Deborah Teresa Richardson		2026-05-14
Jill Margaret Bugey		2026-05-14
Liam Richard Elliott		2026-05-14
Peter Howell		2026-05-14

**FOXTON VILLAGE HALL**

England & Wales - Charity number 205434

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# Accounts

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**Foxton Village Hall**  
(Registered charity, number 205434)  
**Annual Report and Accounts**  
**for the year ended 31 December 2025**



**Contents**

Page 1	Trustees' Annual Report
Page 7	Independent Examiner's Report
Page 9	Receipts & Payments Account
Page 10	Statement of Assets & Liabilities
Page 11	Notes to the Accounts

## **Foxton Village Hall Trustees' Annual Report for the Year ended 31 December 2025**

**Full name** Foxton Village Hall ("VHT")

**Other names by which the Charity is known** Foxton Village Hall & Sports Pavilion,

**Registered Charity Number** 205434

**Principal address** Hardman Road, Foxton, Cambridge, CB22 6RN

### **Trustees**

The Trustees of the Charity for the year 2025 were:

- Timothy Dyke (Chair)
- Robert McComb
- Cecilia Sleigh
- Sheryl Williamson

### **Independent Examiner**

Howard Sargent, 2 Church View, Foxton, Cambridge, CB22 6AA

### **Governance and Management**

The Charity is operated under the rules of its constitution adopted on 21 March 2000. Foxton Parish Council is the Custodian Trustee of the charity. The charity is managed by a Committee of Management, all of whom are Trustees of the charity. The Committee consists of up to 16 members as follows: six Elected Members, two Representative Members appointed by Foxton Parish Council, eight Representative Members appointed from the following local organisations:

- Foxton Gardens Association
- Foxton Women's Institute
- Foxton Preschool
- St Laurence Church
- Foxton Sports Association
- Badminton Club

As at 31 December 2025 all members were Elected Members.

All the Members retire from office together at the end of the annual general meeting next after the date on which they came into office but they may be re-elected or reappointed.

### **Objectives and Activities**

The object of the Charity is the provision and maintenance of a village hall for the use of the inhabitants of the Parish of Foxton without distinction of political, religious, or other opinions, including use for meetings, lectures and classes, and for other forms of recreation and leisure time.

Under an Agreement dated 28 March 2003 between VHT, Foxton Parish Council (FPC), Foxton Recreation Ground Trust (RGT), Cambridgeshire County Council (CCC) and The Millennium Commission, Foxton Primary School has a licence to have sole use of the Main Hall during the School term.

The Charity works closely with the Charity RGT who is the building owner and landlord to VHT. This relationship is governed by a Lease dated 28 March 2003. The Maintenance Agreement between the parties specifying the responsibilities for FVH and RGT which had been in force from July 2023 is currently disputed by RGT and negotiations are underway to reach a resolution.

### **Public Benefit Statement**

The Trustees confirm that they have complied with the duty in section 4 of the Charities Act 2011 to have due regard to the Charity Commission's general guidance on public benefit, 'Charities and Public Benefit'.

### **Summary of the Main Activities Undertaken for the Public Benefit**

The main activities at Foxton Village Hall fall into four groups. Firstly, the hall is used by Foxton Primary School and Foxton Preschool during the day in term time, whilst other groups use the other rooms. In 2025 the school accounts for 50% of the building's usage.

The Pavilion is used by the Foxton football and cricket teams for fixtures and practice sessions in season.

The third group of users run regular events held in various rooms from fitness and health to community groups and dance. The events are aimed at all age groups. Events include Camera Club, Foxton Singers, Puppy Play, WI, U3A, Craft Group, Over 60s groups, and band practice.

The final group comprises all other social events. This includes children's and adults' parties, social evenings, funerals, and business meetings. In addition, village hall rooms are used as a Polling Station and for medical purposes such as blood donation and vaccination clinics.

### **Summary of the Main Achievements During the Period**

#### **Hiring Levels**

In 2025 our hiring level increased by 13% from 2024. Over the year there were 94 hirers of the Village Hall, of which over a third were regular recurring hirers. There were 31 private parties held in the Village Hall, reflecting its increased popularity and usage as a venue.

#### **Building Improvement Programme**

In 2024 the Trustees established the objective that the Village Hall & Sports Pavilion should be a venue of choice for the inhabitants of Foxton. In 2025 we completed our comprehensive building improvement programme. The building now meets both hirer satisfaction standards and health and safety requirements. Work done in 2025 included:

- Refurbishing the Lounge. In 2024 we replaced the chairs; in 2025 we replaced the table tops with wood, refurbished the remaining furniture and refitted the bar area;
- Replacing the AV Screen cupboard in the Main Hall with a more practical and robust version;
- Repairing the armchairs in the entrance hall which were stained and unattractive. They are now recovered in bright and functional colours;
- Redecorating the Pavilion.

### **Rate Increase**

In October 2025 hiring rates were reviewed. The rates were increased by an average of 3.6% in line with CPI inflation. The increases were structured to protect, as far as possible, the local and regular hirers, taking note of the primary focus of our charitable objectives.

### **Staff**

We also continued to benefit from the support of our Cleaning and Maintenance Team staff, Natalie Howard, Eddie Done and Tony New who worked hard in 2025 to keep the facilities in good condition for hirers and rectify any issues which may arise. At the end of the year Eddie Done and Tony New left the Village Hall, and Ian Butcher was appointed as Maintenance Manager.

### **Legal Structure**

During the year, the Trustees reviewed the legal structure of Foxton Village Hall Trust (VHT). VHT is an "old-style" unincorporated Charity, meaning it does not have a separate legal personality and operates through its trustees.

As a consequence, Trustees may, in certain circumstances, be personally liable for the Charity's debts and obligations if the Charity is unable to meet them. In the event that the charity were to close, Trustees would remain responsible for settling any outstanding liabilities. This legal position places a degree of risk on Trustees and may have contributed to difficulties in attracting new Trustees.

More recently established charities are often structured as Charitable Incorporated Organisations (CIOs). In this model, the Charity itself is a separate legal entity and is responsible for its debts and obligations. Trustees' personal liability is generally limited, provided they act properly and in accordance with Charity law.

The Trustees sought professional advice on the most appropriate legal structure for VHT and were advised that incorporation as a CIO would be in the Charity's best interests. Steps were taken to begin this process; however, it had to be paused in September 2025 for legal reasons following the withdrawal of financial support by the RGT.

It remains the Trustees' intention to resume the incorporation process once the issues with RGT have been satisfactorily resolved.

### **Dispute with RGT**

For over 20 years, major maintenance of the Village Hall has been funded through a dedicated long-term maintenance ("sinking") fund held on trust by RGT to support VHT in meeting the terms of the Lease. On 9 September 2025, the Trustees were informed that access to this funding would be withdrawn. In the absence of this funding, VHT does not have sufficient resources to meet long-term maintenance obligations and cannot operate on a financially sustainable basis.

The Trustees obtained legal advice and sought to resolve the matter through dialogue. A meeting between VHT and the Recreation Ground Trust (RGT) was held on 7 December 2025; however, no progress was made towards reaching an agreement. A further meeting was held on 15 December 2025, attended by major hirers of the Village Hall, at which the situation was explained, including the risk that VHT may be unable to continue operating as a result of the loss of financial support. If VHT

was forced into closure, or by the absence of new Trustees being elected or appointed, the Village Hall could not continue operations.

Due to the material financial impact arising from the withdrawal of funding from RGT, and the resulting risk to the Charity's ability to continue to operate and meet its obligations, VHT submitted a Serious Incident Report to the Charity Commission on 12 December 2025 in accordance with regulatory guidance.

### **Post Accounting Date Events**

The funding issue was raised with hirers at a meeting held on 8 January 2026, and was discussed in public at Foxton Parish Council's monthly meeting on 12 January 2026. At that meeting, the Parish Council stated that RGT continues to allocate funds for major works on an annual basis and stated that £100,000 had been ring-fenced for Village Hall maintenance for 2026 and that such funds remain available for genuine, evidenced, critical repairs, subject to RGT approval processes. The Parish Council reiterated RGT's funding policy, namely that it will fund justified major capital works but will not provide unlimited funding, release funds without scrutiny, or assume VHT's responsibilities unless VHT ceases to operate. Additionally, RGT stated that the annual maintenance charge paid by Cambridgeshire County Council would be transferred to VHT from January 2026. During the discussion, a Parish Councillor proposed that a small working group comprising representatives from each trust should meet with an independent mediator to develop and evaluate future options for the Village Hall. District Councillor James Hobro was proposed and agreed to act as an independent chair, an approach supported by the many residents present. Trustees of both VHT and RGT subsequently agreed to participate in such a meeting to develop firstly a short term plan for 2026 and secondly conduct a longer term review of the best governance model to protect the interests of the community.

At the subsequent FPC meeting of 2 February it was suggested that the future of VHT would be more secure if RGT issues a Letter of Comfort in favour of VHT outlining the financial support RGT is providing. RGT informed VHT on 9 March 2026 that they have declined to provide a Letter of Comfort stating that the commitments they had already given in their statement on 12 January 2026 provided sufficient evidence of reassurance.

### **Outlook for the Future**

Having secured assurances from FPC and RGT regarding future funding, a very strong future for Foxton Village Hall is emerging.

As expected for a building over 20 years old, much of the infrastructure has required renewal and significant investment over the last three years. These improvements have been funded in part by RGT from the sinking fund and in part by VHT from the Charity's operating income, and the programme of works has produced community facilities which are the envy of many surrounding villages. Additionally, upgraded back office systems including online booking and invoicing and secure access control have been introduced and all major service contracts have been reviewed and renewed.

Hiring levels have risen significantly, not only from Foxton residents but also from further afield helped by word of mouth and recommendations. Bookings for 2026 are on course to rise again, and a healthy surplus for the year end is forecast. This, together with the strong levels of reserves already held,

provides the foundation for ensuring that the quality and range of facilities can be sustained in the years ahead.

The Charity relies on volunteers to act in running the Village Hall and work is underway to strengthen the VHT Committee of Management by restoring the inclusive community-based oversight which was the original intention for running Foxton Village Hall and for protecting the facilities. It is hoped that representatives of important village groups will become Trustees in 2026 to take the charity forward.

### **Going Concern**

The Trustees have assessed the Charity's financial position and its ability to continue in operational existence for the foreseeable future, being a period of at least twelve months from the date of approval of the financial statements.

The assessment included a review of the Charity's reserves, current cash resources, projected income from hall hire, and expected operating expenditure. Cashflow forecasts have been prepared which indicate that the Charity is able to meet its routine day-to-day liabilities as they fall due.

During the year the Trustees were informed that access to the long-standing funding arrangement for major structural and capital maintenance of the Village Hall would be withdrawn, creating significant uncertainty regarding the Charity's ability to fund major capital works. Subsequently, RGT confirmed that £100,000 had been ring-fenced for Village Hall maintenance and also agreed to establish a CAPEX Scheme to support other emergency events. In addition RGT agreed that from January 2026 the funds paid by Cambridgeshire County Council towards the long term maintenance of the building would be paid directly to VHT. These developments improve the Charity's short-term financial position, but the availability of funding for future major capital works remains uncertain and subject to approval processes outside the Trustees' control.

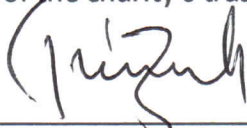
Trustees have taken legal advice and have sought to manage and mitigate this risk through close financial monitoring, prudent control of commitments and continued engagement with stakeholders regarding sustainable long-term funding arrangements.

The Trustees have reviewed the Charity's financial position and forecasts and consider that VHT has sufficient resources to continue in operational existence for the foreseeable future; accordingly, the financial statements have been prepared on a going concern basis. However, the circumstances referred to above represent a material uncertainty which may cast doubt on the Charity's ability to continue as a going concern in the long term.

### **The Charity's Policy on Reserves**

The Charity's policy on reserves is to hold a minimum level of reserves of £60,000. The reserves policy is reviewed annually.

Signed on behalf of the charity's trustees:

Signed  \_\_\_\_\_ Date 23-3-26  
Timothy Dyke, Trustee

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**Section A**

**Independent Examiner's Report**

**Report to the trustees/  
members of**

Charity Name  
Foxton Village Hall Trust

**On accounts for the year  
ended**

31<sup>st</sup> December 2025

**Charity no  
(if any)**

205434

**Set out on pages**

9-11

(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 31/12/2025.

**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:**

26/3/26

**Name:**

Howard Sargent

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

FCMA (Retired)

**Address:**

2 Church View, Foxton, Cambridge CB22 6AA

**Section B**

**Disclosure**

**Give here brief details of any items that the examiner wishes to disclose.**

The Accounts at 31/12/25 show the Foxton Hall Village Hall Trust charity was solvent, with adequate funds to meet its liabilities at the year-end.

A budget has been prepared and agreed by the trustees for 2026 which shows a positive cash flow.

The ongoing viability of this charity is however dependent on adequate funds being made available by Foxton Parish Council and RGT.

Post the financial year-end the availability of a sum up to £100,000 has been agreed by the relevant parties.

## Receipts & payments account for the year ended 31 December 2025

		2025	2024	
<b>INCOME</b>				
Hirers		£37,283	£33,207	
Grants		£544	£3,339	
School (CCC)		<u>£20,456</u>	<u>£14,997</u>	
		£58,283	£51,543	
Interest Income		<u>£1,673</u>	<u>£1,992</u>	
		<b>£59,956</b>		<b>£53,534</b>
<b>EXPENDITURE</b>				
Utilities				
	Gas	-£5,265	-£13,251	
	Electricity	-£4,865	-£4,950	
	Internet	-£856	-£832	
	Phone	-£57	-£59	
	Water	£172	£214	
	Waste Water	-£230	-£48	
	Refuse Disposal	<u>-£1,436</u>	<u>-£1,099</u>	
		-12,538	-£20,023	
Maintenance				
	Boiler	£0	£0	
	Premises	-£458	-£591	
	Electric	£0	-£396	
	Plumbing	-£557	£0	
	Fire	-£162	-£321	
	Alarm	£0	-£363	
	Sundry Maintenance	£0	-£1,331	
	Windows	-£250	-£190	
	Redecoration	<u>-£3,293</u>	<u>-£1,330</u>	
		-£4,719	-£4,522	
Other				
	Insurance	-£667	-£601	
	Cleaning	-£1,868	-£1,369	
	Legal Fees	-£18,326		
	Licences & Membership	-£524	-£516	
	IT & Software costs	-£1,024	-£606	
	Admin	£0	£0	
	Bank Charges	-£237	-£198	
	Large Equipment	-£6,582	-£12,014	
	Small Equipment	-£470	-£885	
	Sundry	£0	-£117	
	Suspense	<u>£0</u>	<u>£0</u>	
		-£29,698	-£16,307	
Payroll				
	Staff	-£18,190	-17,953	
	Payroll costs	<u>-£558</u>	<u>-£483</u>	
		-£18,748	-£18,436	
<b>NET INCOME/(DEFICIT)</b>		<u>-£65,704</u>	<u>-£59,288</u>	
		<u>-£5,748</u>	<u>-£5,754</u>	



## **Notes to the Accounts for the Year ended 31 December 2025**

### **1. Receipts & Payments Accounts**

The accounts are prepared on a receipts and payments basis under section 1.3 of the Charities Commission guidelines on Charity Reporting and Accounting as the revenue falls below £250,000. The Receipts and payments accounts contain a summary of money received and money spent during the period and a list of assets and liabilities at the end of the period.

### **2. Premises & Staff**

The premises are currently owned by the registered Charity, Recreation Ground, Foxton. Foxton Parish Council is the Trustee of the Charity. As at 31 December 2025 Foxton Village Hall employed 4 staff (2023 – 3).

### **3. Trustees' Remuneration**

Trustees received no remuneration or benefits in this period.

**FOXTON VILLAGE HALL**

England & Wales - Charity number 205434

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# Accounts

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**Foxton Village Hall**  
(Registered charity, number 205434)  
**Annual Report and Accounts**  
**for the year ended 31 December 2024**



**Contents**

Page 1	Trustees' annual report
Page 4	Independent examiner's report
Page 5	Receipts & payments account
Page 6	Statement of assets & liabilities
Page 7	Notes to the accounts

**Foxton Village Hall  
Trustees' Annual Report  
for the year ended 31 December 2024**

**Full name** Foxton Village Hall ("FVH")

**Other names by which the charity is known** Foxton Village Hall and Sports Pavilion,

**Registered charity number** 205434

**Principal address**

9 Hardman Road, Foxton, Cambridge, CB22 6RN

**Trustees**

The Trustees of the charity for the year 2024 were:  
Walter Herriot OBE, Vice Chair (until 9 August 2024)  
Timothy Dyke  
Robert McComb  
Cecilia Sleigh  
Sheryl Williamson  
Naomi Meese Grove (until 4 March 2024)

**Independent Examiner**

Howard Sargent, 2 Church View, Foxton, Cambridge, CB22 6AA

**Governance and Management**

The Charity is operated under the rules of its constitution adopted on 21 March 2000. Foxton Parish Council is the Custodian Trustee of the charity. The charity is managed by a Committee of Management, all of whom are Trustees of the charity. The Committee consists of up to 16 members as follows: six Elected Members, two Representative Members appointed by Foxton Parish Council, eight Representative Members appointed by specified local organisations. As at 31 December 2024 all members were Elected Members.

Elected Members are elected or re-elected at the Annual General Meeting usually held in May of each year.

**Objectives and Activities**

The object of the Charity is the provision and maintenance of a village hall for the use of the inhabitants of the Parish of Foxton without distinction of political, religious, or other opinions, including use for meetings, lectures and classes, and for other forms of recreation and leisure time.

The Charity works closely with Foxton Recreation Ground Trust (RGT) who are the building owners and landlords to FVH. This relationship is governed by a Lease dated 2003 and Management and Maintenance Agreements between the parties specifying the terms under which FVH operates room hire and the responsibilities for FVH and RGT.

### **Public Benefit Statement**

The Trustees confirm that they have complied with the duty in section 4 of the Charities Act 2011 to have due regard to the Charity Commission's general guidance on public benefit, 'Charities and Public Benefit'.

### **Summary of the Main Activities Undertaken for the Public Benefit**

The main activities at Foxton Village Hall fall into four groups. Firstly, the hall is used by Foxton Village School and Foxton Preschool during the day in term time, whilst other groups use the other rooms. In 2024 the school accounts for 30% of the building's usage.

The Pavilion is used by the Foxton football and cricket teams in season. Rooms are also used for badminton, yoga, fitness classes, street dancing, preschool dance, martial arts and zumba.

The third group of users run regular events held at the hall from fitness and health to community groups and dance. The events are aimed at all age groups. Events include Foxton Singers, Puppy Play, WI, U3A, Over 60s groups, camera club and band practice.

The final group comprises all other social events. This includes children's and adult's parties, social evenings, funerals, and wedding receptions. In addition village hall rooms are used as a Polling Station and for medical purposes such as blood donation and vaccination clinics.

### **Summary of the Main Achievements During the Period**

Following the organisational changes in 2023, the Trustees reviewed the role of Foxton Village Hall in the local community. The Trustees established the objective that the village hall and sports pavilion should be a venue of choice for the inhabitants of Foxton.

The village hall first opened in 2002 and has been used regularly by the school and the local community for almost 25 years. Despite its potential, it has experienced prolonged underinvestment, requiring substantial investment to align with current hirer expectations and regulatory requirements. The Trustees embarked on a comprehensive building improvement programme making sure it meets both hirer satisfaction standards and health and safety requirements.

The improvement work included:

- Commissioning a Fire Risk Assessment and implementing the recommendations including changes to signage, emergency lighting and storage of flammable materials;
- Ensuring all electrical equipment is PAT tested and removal of any equipment that did not pass testing;
- Increased cleaning throughout the building which we will continue in the future;

- Redecoration of large areas of the building. Further redecoration is an ongoing requirement;
- Installation of a baby changing unit (small children are major users of the village hall);
- New crockery, cutlery and glassware for both kitchens to replace the mismatched items;
- New carpets throughout the building. The old carpets were stained and rather tired looking;
- New upcycled chairs in the Lounge. The previous chairs were marked and frayed and in need of replacement;
- A new fridge freezer in the sports pavilion;
- The heating system serving the village hall and the school was at the end of its useful life and so was replaced. RGT, the landlord, paid for this improvement.

These improvements resulted in a loss of £5,754 for 2024. They were financed out of reserves.

In 2024 our hiring level increased by 46% from 2023. Over the year there were 93 hirers of the village hall, of which 36 were regular recurring hirers. There were 19 parties held in the village hall, reflecting its increased popularity as a venue.

During 2024 we reviewed our charging rates for hiring the rooms which were last increased in 2022. In October 2024 we increased the rates. This was structured to protect, as far as possible, the local and regular hirers, taking note of the primary focus of our charitable objectives. We have received no negative comments about the increase.

We have also continued to benefit from the support of our Maintenance and Cleaning Team staff, Eddie Done, Tony New and Natalie Howard who work hard to keep the facilities in good condition for hirers and rectify any issues which may arise. They have played a key role in meeting the new improved standards of cleaning and maintenance.

#### **The Charity's Policy on Reserves**

The Charity's policy on reserves is to hold a minimum level of reserves of £60,000. The reserves policy is reviewed annually.

Signed on behalf of the charity's trustees:

Signed

  
 Timothy Dyke, Trustee

Date

31.3.25

**Independent examiner's report to the trustees of  
Foxton Village Hall for the year ended  
31 December 2024**

I report to the trustees on my examination of the accounts of Foxton Village Hall (the charity) for the year ended 31 December 2024.

**Responsibilities and basis of report**

As the trustees of the charity, 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 charity'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 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 Act; or
2. the accounts do not accord with those records.

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 31.3.25  
Howard Sargent

2 Church View  
Foxton  
Cambridge  
CB22 6AA

## Receipts & payments account for the year ended 31 December 2024

Income & Expenditure			
Year		2024	2023
<b>INCOME</b>			
Hirers		£33,207	£22,629
Grants		£3,339	
School (CCC)		£14,997	£12,622
		£51,543	£35,251
Interest Income		£1,992	£2,035
<b>TOTAL INCOME</b>		<b>£53,534</b>	<b>£37,285</b>
<b>EXPENDITURE</b>			
Utilities	Gas	-£13,251	-£5,247
	Electricity	-£4,950	-£11,620
	Internet	-£832	-£333
	Phone	-£59	-£1
	Water	£214	-£377
	Waste Water	-£48	£36
	Refuse Disposal	-£1,099	-£1,287
		-£20,023	-£18,829
Maintenance	Boiler	£0	-£323
	Premises	-£591	-£297
	Electric	-£396	-£54
	Plumbing	£0	-£74
	Fire	-£321	-£156
	Alarm	-£363	-£332
	Sundry Maintenance	-£1,331	-£254
	Windows	-£190	-£160
	Redecoration	-£1,330	-£928
		-£4,522	-£2,578
Other	Insurance	-£601	-£570
	Cleaning Materials	-£1,369	-£1,117
	Licences & Membership Fees	-£516	-£514
	IT & Software costs	-£606	-£696
	Admin	£0	-£331
	Bank Charges	-£198	-£60
	Large Equipment	-£12,014	
	Small Equipment	-£885	-£938
	Sundry	-£117	
	Suspense	£0	
		-£16,307	-£4,227
Payroll	Staff	-£17,953	-£10,106
	Payroll costs	-£483	-£125
		-£18,436	-£10,231
<b>TOTAL EXPENDITURE</b>		<b>-£59,288</b>	<b>-£35,865</b>
<b>NET INCOME/(DEFICIT)</b>		<b>-£5,754</b>	<b>£1,421</b>

## Statement of assets and liabilities at 31 December 2024

### Statement of Assets and Liabilities

Assets		General Fund	Reserve Fund	Total
Opening Balance as at	01 Jan 2024	£24,558	£60,000	£84,558
Transfers		£0	£0	£0
Surplus/(Deficit) for year		-£5,754		-£5,754
Closing Balance as at	31 Dec 2024	£18,804	£60,000	£78,804

### Liabilities

Nil

### Assets are represented by:

Cash and Bank Balances		CAF	CAF Gold	Redwood	Cash	Total
Opening Balance as at	01 Jan 2024	11,166	0	72,792	600	84,558
Movement in year		-6,119	53,484	-52,519	-600	-5,754
Closing Balance as at	31 Dec 2024	5,047	53,484	20,273	0	78,804

These financial statements are accepted on behalf of the charity by:

Signed  Dated 31.3.25  
Robert McComb, Treasurer

## **Notes to the accounts for the year ended 31 December 2024**

### **1. Receipts & payments accounts**

The accounts are prepared on a receipts and payments basis under section 1.3 of the Charities Commission guidelines on Charity Reporting and Accounting as the revenue falls below £250,000. The Receipts and payments accounts contain a summary of money received and money spent during the period and a list of assets and liabilities at the end of the period.

### **2. Premises & staff**

The premises are currently owned by the registered charity, Recreation Ground, Foxton. Foxton Parish Council is the Trustee of the charity. As at 31 December 2024 Foxton Village Hall employed 4 staff (2023 – 3).

### **3. Trustees' remuneration**

Trustees received no remuneration or benefits in this period.

**FOXTON VILLAGE HALL**

England & Wales - Charity number 205434

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# Accounts

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**Foxton Village Hall**  
(Registered charity, number 205434)  
**Annual Report and Accounts**  
for the year ended 31 December 2023



**Contents**

	Page
Trustees' Annual Report	1
Independent Examiner's Report	4
Receipts & Payments Account	5
Statement of Assets & Liabilities	6
Notes to the Accounts	7



**Foxton Village Hall  
Trustees' Annual Report  
for the year ended 31 December 2023**

**Full name** Foxton Village Hall

**Other names by which the Charity is known** Foxton Village Hall and Sports Pavilion

**Registered charity number** 205434

**Principal address**

9 Hardman Road, Foxton, Cambridge, CB22 6RN

**Trustees**

The Trustees of the Charity for the year 2023 were:  
Naomi Meese Grove, Chair (Chair from 3 July 2023)  
Walter Herriot OBE, Vice Chair (from 3 July 2023)  
Timothy Dyke, Secretary (from 16 May 2023)  
Robert McComb, Treasurer (from 4 September 2023)  
Cecilia Sleigh, (from 31 January 2023)  
Sheryl Williamson  
Tessa Howell, Chair (until 5 June 2023)  
Philip Fawcett (until 3 July 2023)  
Peter Howell (until 5 June 2023)

**Independent Examiner**

Howard Sargent, 2 Church View, Foxton, Cambridge, CB22 6AA

**Governance and Management**

The Charity is operated under the rules of its constitution adopted on 21 March 2000. Foxton Parish Council is the Custodian Trustee of the Charity. The Charity is managed by a Committee of Management. The Committee consists of up to 16 members as follows: six Elected Members, two Representative Members appointed by Foxton Parish Council, eight Representative Members appointed by specified local organisations. As at 31 December 2023 six members were Elected Members.

Elected Members are elected or re-elected at the Annual General Meeting usually held in May of each year.

**Objectives and Activities**

The object of the Charity is the provision and maintenance of a village hall for the use of the inhabitants of the Parish of Foxton without distinction of political, religious or other opinions, including use for meetings, lectures and classes, and for other forms of recreation and leisure time.

### **Public Benefit Statement**

The Trustees confirm that they have complied with the duty in section 4 of the Charities Act 2011 to have due regard to the Charity Commission's general guidance on public benefit, 'Charities and Public Benefit'.

### **Summary of the Main Activities Undertaken for the Public Benefit**

The main activities at Foxton Village Hall fall into four groups. Firstly, the hall is used by Foxton Village School during the day in term time, whilst other groups use the other rooms. The school accounts for nearly 50% of the building's usage.

The Pavilion is used by the Foxton football and cricket teams in season. Rooms are also used for badminton, yoga, fitness classes, street dancing, preschool dance and zumba.

The third group of users run weekly events held at the hall from fitness and health to community groups and dance. The events are aimed at all age groups. Events include Foxton Pre-School, Foxton Singers, Puppy Play, BabyBoo Bears, WI, U3A, Over 60s groups, camera clubs and band practice sessions.

The final group comprises all social events. This includes children's parties, social evenings, funerals, and wedding receptions.

### **Summary of the Main Achievements During the Period**

2023 has been a year of change for Foxton Village Hall. There were significant organisational changes plus a number of improvement projects. After more than 20 years, Tessa Howell, stood down as Chair and latterly Bookings Clerk. We are immensely grateful to her for her contribution over the years. Other Trustees to retire were Philip Fawcett and Peter Howell, and Treasurer, Martin Smith. We also thank them for their dedication and contribution over many years. We now have new Trustees in office and look forward to working together to provide the village of Foxton with a hall and sports pavilion that all can use.

In 2023 our hiring level increased by 4.4% from 2022 to £22,629. Whilst we are still short of pre-Covid levels of 2019, we are improving year on year. We facilitate a wide range of classes and gatherings for the village as listed above. We are pleased to see signs of increasing demand in the second half of 2023.

The charging rates for hiring the rooms were last reviewed in 2022 when hire charges were increased for all categories of hire except regular local groups. Our energy bills continue to be a significant cost, triple the pre 2019 levels, but we were able to keep the hire charges unchanged in 2023. Rates will be reviewed in 2024 whilst taking steps to protect as far as possible the local and regular hirers, taking note of the primary focus of our charitable objectives.

In 2023 we started a programme of property improvement to ensure the village hall meets the expectations of hirers in the 2020s and meets regulatory standards. The first step was to negotiate a maintenance agreement with Recreation Ground Trust (RGT), the freeholders of the building. This was completed in July 2023. Hirer

demand for better connectivity throughout the building was addressed by the installation in the Main Hall of an Audio Visual Touch Screen with WiFi capability. We commenced redecoration throughout the building which will continue into 2024. In the kitchen we improved the facilities by installing a dishwasher and a new fridge freezer. The programme will require significant investment, but we have the financial resources available within our increased level of reserves. We continue to work with RGT to find solutions for replacing the heating system as it nears the end of its life after 20 years.

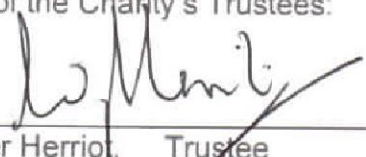
In the last quarter of 2023, we started an evaluation of the Hallmaster booking and invoicing software system as well as introducing a secure key safe entry system. This will significantly simplify the overall administrative workload involved in managing the Charity as well as improving security. Following our evaluation, these changes came into effect from January 2024.

We have also continued to benefit from the support of our Maintenance and Cleaning Team staff, Eddie Done, Tony New and Natalie Howard who work hard to keep the facilities in good condition for hirers and rectify any issues which may arise.

#### **The Charity's Policy on Reserves**

In 2021 the Trustees approved a minimum level of reserves of £36,800. In the light of anticipated property related expenditure over the next five years, this was reviewed by the Trustees in 2023 and set at £60,000. The reserves policy will be reviewed annually.

Signed on behalf of the Charity's Trustees:

Signed  Date 10<sup>th</sup> April 2024.  
Walter Herriot, Trustee

**Independent Examiner's Report to the Trustees  
of Foxton Village Hall for the year ended  
31 December 2023**

I report to the Trustees on my examination of the accounts of Foxton Village Hall (the Charity) for the year ended 31 December 2023.

**Responsibilities and Basis of Report**

As the Trustees of the Charity, 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 Charity'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 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 Act; or
2. the accounts do not accord with those records.

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 14/4/2024

Howard Sargent  
2 Church View  
Foxton  
Cambridge CB22 6AA

## Receipts & Payments Account for the year ended 31 December 2023

Income and Expenditure		Notes	2023	2022
		1,2		
<b>INCOME</b>				
Hirers		£22,629	£21,666	
School (CCC)		£12,622	£7,277	
			£35,251	£28,943
Interest Income			£2,035	£984
<b>TOTAL INCOME</b>			<b>£37,285</b>	<b>£29,927</b>
<b>EXPENDITURE</b>				
Utilities	Electricity	-£11,620	-£3,923	
	Gas	-£5,247	-£3,566	
	Refuse Disposal	-£1,287	-£1,072	
	Internet	-£333		
	Phone	-£1		
	Water	-£377	£951	
	Waste Water	£36		
			-£18,829	-£7,610
Maintenance	Boiler	-£323	-£1,786	
	Premises	-£297	-£9,631	
	Electric	-£54	-£7,835	
	Plumbing	-£74		
	Fire	-£156	-£1,000	
	Alarm	-£332		
	Sundry Maintenance	-£254		
	Windows	-£160		
	Redecoration	-£928		
			-£2,578	-£20,252
Other	Cleaning Materials	3 -£1,117	-£4,324	
	Health & Hygiene supplies	4	-£1,103	
	Insurance	-£570	-£1,676	
	Licences & Membership Fees	-£514	-£354	
	IT & Software costs	-£696		
	Admin & Sundry	5 -£331	-£905	
	Bank Charges	-£60		
	Small Equipment (net)	-£938	-£672	
			-£4,227	-£9,034
Payroll	Payroll operating costs	-£125		
	Payroll	5 -£10,106	-£3,142	
			-£10,231	-£3,142
<b>TOTAL EXPENDITURE</b>			<b>-£35,865</b>	<b>-£40,038</b>
<b>NET INCOME/(DEFICIT)</b>			<b>£1,421</b>	<b>-£10,111</b>

## Statement of Assets and Liabilities at 31 December 2023

### Statement of Assets and Liabilities

Assets		General Fund	Reserve Fund	Total
Opening Balance as at	01 Jan 2023	£46,337	£36,800	£83,137
Transfers		-£23,200	£23,200	£0
Surplus/(Deficit) for year		£1,421		£1,421
Closing Balance as at	31 Dec 2023	£24,558	£60,000	£84,558
<b>Liabilities</b>				Nil

Assets are represented by:

Cash and Bank Balances		CAF	Redwood	Cash	Total
Opening Balance as at	01 Jan 2023	£12,333	£70,790	£14	£83,137
Movement for year		-£1,167	£2,002	£586	£1,421
Closing Balance as at	31 Dec 2023	£11,166	£72,792	£600	£84,558

These financial statements are accepted on behalf of the Charity by:

Signed Robert McComb Dated 10 April 2024  
Robert McComb, Treasurer

## **Notes to the Accounts for the year ended 31 December 2023**

### **1. Receipts & Payments Accounts**

In previous years Foxton Village Hall accounts were prepared on an accruals basis. In 2023 the Trustees decided to move to a receipts and payments basis under section 1.3 of the Charities Commission guidelines on Charity Reporting and Accounting as the revenue falls below £250,000. The Receipts and Payments accounts contain a summary of money received and money spent during the period and a list of assets and liabilities at the end of the period.

### **2. Comparison of 2022 v 2023**

As already stated the 2022 figures were prepared on an accruals basis and the 2023 figures on a receipts and payments basis. As such, they are not directly comparable this year; however, they give some general comparison.

### **3. Cleaning**

2022 figures include the payroll costs of the cleaning staff. In 2023 these costs are included in Payroll.

### **4. Health & Hygiene**

In 2022 Health & Hygiene costs were identified as a separate item. In 2023 they are included in Cleaning.

### **5. Admin**

In 2022 Admin & Sundry included the cost of the payroll software licence, ACRE membership, bank charges and website maintenance costs. In 2023 these were reclassified as payroll operating costs, membership fees, bank charges and IT and software costs respectively.

### **6. Premises & Staff**

The premises are currently owned by the registered charity, Recreation Ground Trust (No 802045). Foxton Parish Council is the Custodian Trustee of the charity. Foxton Village Hall employs three staff (2022 – 3).

### **7. Trustees' remuneration**

Trustees received no expenses, remuneration or benefits in this period.

**FOXTON VILLAGE HALL**

England & Wales - Charity number 205434

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# Accounts

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# FOXTON VILLAGE HALL & SPORTS PAVILION

9, Hardman Road, Foxton, Cambridge CB22 6RN

Registered Charity No. 205434



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Contact address:  
email: [foxtonvillagehall@btinternet.com](mailto:foxtonvillagehall@btinternet.com)

c/o 18 High Street, Foxton, Cambridge, CB22 6SP  
telephone: 01223 870665

## Foxton Village Hall Trust Annual Report for year 2022

**Foxton Village Hall (VHT)** has the object of the provision and maintenance of a village hall for use of the inhabitants of the Parish of Foxton. The Village Hall & Sports Pavilion complex is owned by Foxton Recreation Ground Trust (RGT), from whom VHT leases the building. RGT funds certain items of maintenance.

### Personnel

The Trustees of the charity for the year 2022 were:

Tessa Howell (Chair & Bookings)  
Philip Fawcett  
Peter Howell  
Martin Carr (from May 4 - Nov 28)  
Walter Herriot (from May 4 - Nov 2)  
Sheryl Williamson (from Nov 28)

Non-trustees (also volunteers)  
Minutes Secretary - Kate Woods  
Treasurer - Martin Smith

Employees  
Facilities Manager - Ian Deas  
Deputy Facilities Manager - Tony New  
Cleaner - Natalie Howard

### Activities

During the year we held seven meetings. In an endeavour to find new trustees, we made a leaflet drop round the village, put posters in village locations, adverts in the Laurentian (Parish magazine) and on the Foxton residents' facebook site. This resulted in only two new volunteers but both have subsequently resigned. A further volunteer joined in November and PreSchool is going to supply a representative to be a trustee.

We have continued to ensure that the premises are well maintained, including

- \* Main hall floor resurfaced
- \* 5 yr electrical check
- \* Patio fence renewed
- \* New castors for the stage trolleys
- \* Review and improvement of store contents
- \* Installation of WiFi network throughout (funded by S106 money)

Following the Facilities Manager announcing his retirement, we renamed the post Maintenance Manager, advertised the post and held interviews in December. The new appointee, Eddie Done, started work in January 2023.

### Hirers

At the beginning of the year hire was still reduced because of Covid and the lack of WiFi, but bookings have increased during the year. Little Foxes (baby & toddler group) has ceased for lack of anyone to run the group. In the Summer, hire charges were increased for all categories of hire except regular local groups. This means that social hire now contributes a more significant amount to our income.

With a good number of regular hirers, as well as one-off hire, we anticipate continuing success in 2023.

**FOXTON VILLAGE HALL**

( Registered Charity No. 205434 )

**Income and Expenditure**  
**for the year ended 31 December 2022**

	<u>2022</u>	<u>2021</u>
	£	£
<b>Income</b>		
Hirings -		
Village Hall	14,795	8,603
Pavilion (inc.FPC Office)	6,871	3,761
School	7,277	7,128
Covid grants -		
Job retention scheme	-	414
SCDC grants	-	19,573
Interest received	984	824
	<u>£ 29,927</u>	<u>£ 40,303</u>
<b>Expenditure</b>		
Cleaning	4,324	4,539
Electricity	3,923	2,664
Gas	3,566	2,686
Water	(951)	401
Waste disposal	1,072	1,024
Insurance	1,676	1,528
Maintenance - fire safety systems	1,000	505
Maintenance - boiler & water systems	1,786	1,511
Maintenance - electrical	7,835	180
Maintenance - premises & sundries	9,631	-
Facilities management payroll	3,142	1,753
Premises and music licences	354	779
Health & hygiene supplies	1,103	376
Administration inc. bank charges	905	542
Equipment purchases less disposals	672	235
	<u>£ 40,038</u>	<u>£ 18,723</u>
<b>Surplus / (deficit) for the year</b>	<u>£ (10,111)</u>	<u>£ 21,580</u>
<b>General fund</b>		
Balance from previous year	52,806	31,226
Surplus / (deficit) for year	(10,111)	21,580
Transfer to Reserve fund	-	-
	<u>£ 42,695</u>	<u>£ 52,806</u>
<b>Reserve fund</b>		
Balance from previous year	36,800	36,800
Transfer from General fund	-	-
	<u>£ 36,800</u>	<u>£ 36,800</u>
<b>Total Funds</b>	<u>£ 79,495</u>	<u>£ 89,606</u>
<b>Represented by</b>		
Current account (CAFbank)	12,574	15,863
Deposit account (Redwood Bank)	70,790	84,814
Cash in hand	14	-
	<u>83,378</u>	<u>100,677</u>
Debtors and prepayments	5,427	11,203
Creditors and accruals	(9,310)	(22,274)
	<u>£ 79,495</u>	<u>£ 89,606</u>



Martin Smith  
Hon. Treasurer  
10th February 2023



Ian Constable  
Independent Examiner  
10th February 2023

**FOXTON VILLAGE HALL**

England & Wales - Charity number 205434

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# Accounts

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# FOXTON VILLAGE HALL & SPORTS PAVILION

9, Hardman Road, Foxton, Cambridge CB22 6RN

Registered Charity No. 205434



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Contact address:  
email: [foxtonvillagehall@btinternet.com](mailto:foxtonvillagehall@btinternet.com)

c/o 18 High Street, Foxton, Cambridge, CB22 6SP  
telephone: 01223 870665

## Annual report for the year 2021

Foxton Village Hall is a charity with the object of the provision and maintenance of a village hall for use of the inhabitants of the Parish of Foxton. The Village Hall & Sports Pavilion complex is owned by Foxton Recreation Ground Trust (RGT), from whom VHT leases the building.

The Trustees of the charity currently are Tessa Howell (Chair), Cheryl Pusey, Christine Mead, Philip Fawcett (for St Laurence PCC) and Peter Howell (for the Parish Council).

Non-trustees who usually attend meetings are our Minutes Secretary Kate Woods and Treasurer Martin Smith, also volunteers, and our Facilities Manager, Ian Deas. We also have a Deputy Facilities Manager, Tony New.

We have had some changes in personnel during the year. Jean Fosbeary retired as a volunteer from preparing the monthly invoices to hirers. These are now done by Tessa Howell, combined with continuing as Bookings Clerk.

Jan & Paul Cambridge retired from cleaning at the end of May, after 19 years loyal service. Natalie Howard has taken over doing all the cleaning.

During the year we have met once by zoom and 4 times face to face as well as conducting some business by email. We have continued to ensure that the premises are well maintained and available for use. Most of the interior lighting has now been upgraded to LEDs.

RGT funds some work such as replacement of essential plant and fixtures and new building work.

We currently have two projects in hand for S106 funding. One project, initiated by RGT/Parish Council is to install WiFi. The other is a VHT request to extend the Main Hall Store including provision of a workshop/store for the Facilities Manager. These projects have both been led by RGT and progress has been frustratingly slow. We hope that WiFi will become available in the first half of 2022 but the extension will probably be a longer term project.

Due to COVID, this has been another unusual year. The various restrictions in place have meant that some hirers have still felt unable to meet. However, we have continued to have a variety of use, mostly School and Pre-School, but also different sport and exercise class activities, interest groups and a few social events. Little Foxes re-started briefly - we hope they will be able to resume soon. Our advisory body, ACRE (Action for Communities in Rural England) has kept us well supplied with useful information.

We now have a new website, thanks to Tony New, which we will continue to develop. The history board in the foyer has been updated to include Challis Close, also display of a presentation key from the 1929 opening of the previous Village Hall.

Our most pressing task is to find some new Trustees, which we will be addressing in the Spring. We are also working with RGT/Parish Council to improve understanding of the roles and responsibilities of the different bodies and to develop a better working relationship.

We anticipate that we will have more hirers and Trustees in 2022 and will be able to progress with ideas to upgrade the premises.

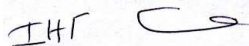
**FOXTON VILLAGE HALL**  
( Registered Charity No. 205434 )

**Income and Expenditure**  
**for the year ended 31 December 2021**

	<u>2021</u>	<u>2020</u>
	£	£
<b>Income</b>		
Hirings -		
Village Hall	8,603	7,021
Pavilion (inc.FPC Office)	3,761	2,722
School (net of contribution to RGT)	7,128	6,502
Covid grants -		
Job retention scheme	414	1,101
SCDC grants	19,573	11,334
Donations and sundry income	-	441
Interest received	824	776
	<u>£ 40,303</u>	<u>£ 29,897</u>
<b>Expenditure</b>		
Cleaning	4,539	7,057
Electricity	2,664	2,497
Gas	2,686	2,669
Water	401	898
Waste disposal	1,024	1,133
Insurance	1,528	1,441
Maintenance - fire safety systems	505	574
Maintenance - boiler & water systems	1,511	2,176
Maintenance - electrical	180	441
Maintenance - premises & sundries	-	517
Facilities management payroll	1,753	2,177
Premises and music licences	779	798
Health & hygiene supplies	376	329
Administration inc. bank charges	542	291
Equipment purchases less disposals	235	120
	<u>£ 18,723</u>	<u>£ 23,118</u>
<b>Surplus / (deficit) for the year</b>	<u>£ 21,580</u>	<u>£ 6,779</u>
<b>General fund</b>		
Balance from previous year	31,226	30,447
Surplus / (deficit) for year	21,580	6,779
Transfer to Reserve fund	-	(6,000)
	<u>£ 52,806</u>	<u>£ 31,226</u>
<b>Reserve fund</b>		
Balance from previous year	36,800	30,800
Transfer from General fund	-	6,000
	<u>£ 36,800</u>	<u>£ 36,800</u>
<b>Total Funds</b>	<u>£ 89,606</u>	<u>£ 68,026</u>
<b>Represented by</b>		
Current account (CAFbank)	15,863	18,459
Deposit account (Redwood Bank)	84,814	58,991
Cash in hand	-	7
	<u>100,677</u>	<u>77,457</u>
Debtors and prepayments	11,203	11,933
Creditors and accruals	(22,274)	(21,364)
	<u>£ 89,606</u>	<u>£ 68,026</u>



Martin Smith  
Hon. Treasurer  
23rd February 2022



Ian Constable  
Independent Examiner  
23rd February 2022