



Brixworth Village Hall  
Holcot Road, Brixworth,

Northants NN6 9BS

Telephone: 07531 873471  
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# CHAIR REPORT 2023

Welcome everyone to the 2023 Annual General Meeting.

Efforts to find a replacement Treasurer having been unsuccessful I have taken over the role whilst remaining chair, this has proved quite a busy time.

During the year the Parish Council agreed with Gigaclear that the Hall could continue to benefit from fast broadband at no cost. This has proved a benefit to hirers.

In an endeavour to reduce our heating costs we investigated the possibility of installing infra red wall heaters. Although there would be a reduction in running costs the capital outlay made the idea prohibitive. We also looked at the possibility of additional ceiling insulation but the construction of the ceiling made this extremely expensive and unviable. However we continued to replace old florescent tubes with cheaper and more efficient LED lighting. This has now been completed with an improvement in lighting and costs. We have continued to seek funding towards the installation of solar panels with an estimated cost of about £20,000. Following discussions with our ACRE advisor, it is recommended that we apply for funds from the National Lottery Community Fund for solar panel installation.

In July the committee examined a range of ideas designed to raise money for the hall. Unfortunately, none of them got past the paperwork stage.

Due to increased usage we have increased the number of waste bins outside the hall. The dumping of a mattress in one of them has fortunately proved to be a one off.

A significant water leak has been identified on the perimeter of the property the cost of fixing this will need to be paid in 2024 but the question of liability has, at the time of writing this report, not been determined.

There have been some minor cases of vandalism during the year and steps are being taken to improve the lighting and instal CCTV as and when funds permit.

The question of management of the car park together with negotiations for the transfer of ownership of the land to the north of the car park has still not made any

tangible progress. However it is understood that the Parish Council has put several thousand pounds into their budget to be used for resurfacing part of the car park if other finance avenues do not become available. We have resolved that we would not take on any responsibility for additional land if it required initial capital outlay to make it an asset..

Finally, I would like to thank the committee for their commitment and advice during the year and especially Hayley (our Manager) who has now been carrying out these vital roles for many years..

**Dennis Coles**

**Chair, Management Committee**



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# TREASURER'S REPORT 2023

The year 2023 saw us having an upturn in our bookings with 14 regular hirers contributing over 90% of our total income. The remaining hire income came from 20 special events. This year there was no income from grants.

Our costs during 2023 rose faster than our income which resulted in a deficit of £1,263.

Water costs doubled due to a leak in the supply which has taken several months to trace and rectify. These costs and the cost of repair are currently a matter of dispute as to whether part may be recoverable.

As we all are aware, Gas and Electricity costs have risen rapidly and in the case of the Village Hall it has risen by 50% during 2023.

The effect of all these factors has resulted in an overall cost increase of 10%.

Given that space constraints limit our ability to accommodate more regular hirers, it is recommended that an overall increase in rental rates of 10% would be a prudent course of action.

We are grateful to R Vann Ltd for auditing our accounts pro bono.

**Dennis Coles**

**Treasurer, Management Committee**

**Brixworth Village Hall**  
**Financial Statements for the year ended**  
**31 December 2023**

*RVann Ltd*

Chartered Certified Accountants  
*In association with Robinson Consulting*

Suite 4, Ironstone House  
Ironstone Way  
Brixworth  
Northampton  
NN6 9UD

# **BRIXWORTH VILLAGE HALL MANAGEMENT COMMITTEE**

## **Financial Statements for the year ended 31 December 2023**

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## **BRIXWORTH VILLAGE HALL MANAGEMENT COMMITTEE**

### **Charity Information**

<b>Trustees</b>	Dennis Coles Anthony John Nixon John Wardell
<b>Charity Number</b>	21854
<b>Address</b>	Village Hall Holcot Road Brixworth Northampton NN6 9UD
<b>Independent Examiners</b>	R Vann Ltd Chartered Certified Accountants Suite 4, Ironstone House Ironstone Way Brixworth Northampton NN6 9UD

## **Independent examiner's report to the trustees of Brixworth Village Hall Management Committee**

I report to the trustees on my examination of the accounts of the Brixworth Village Hall Management Committee (the Trust) for the year ended 31 December 2023.

### **Responsibilities and basis of the 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').

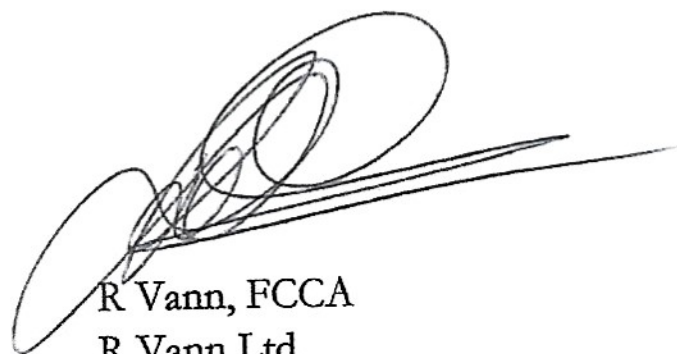
I report in respect of my examination of the Trust's accounts carried out under s. 145 of the 2011 Act, and in carrying out my examination, I have followed all the applicable Directions given by the Charity Commission under s. 145(5)(b) of the Act.

### **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 Trust as required by section 130 of the Act; or
2. the accounts do not accord with those records; or
3. the accounts do 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.



R Vann, FCCA  
R Vann Ltd  
Chartered Certified Accountants  
Suite 4, Ironstone House  
Ironstone Way  
Brixworth  
NN6 9UD

8 April 2024



# BRIXWORTH VILLAGE HALL MANAGEMENT COMMITTEE

## Accounts for the year ended 31 December 2023

	2023	2022
<b>Receipts</b>		
Hire - Regular	30,053	30,105
- Occasional	2,651	
	32,703	30,015
Grants	0	£2,667
	£ 32,703	£ 32,772
<b>Payments</b>		
Salary and Administration	£8,852	£8,039
Gas and electricity	£11,551	£7,703
Water	£3,375	£1,429
Insurance	£1,418	£1,377
Maintenance	£3,114	£1,367
Health and Safety	0	£826
Telephone	£135	£172
Cleaning and Refuse collection	£5,343	£5,236
Miscellaneous	£48	£25
Capital costs written off	0	£4,727
Rates	£130	0
	£ 33,966	£30,905
Net (Payments)/Receipts	(£1,263)	£1,866
Opening Bank account	£25,150	£23,284
Bank Account at year end	£ 23,887	£25,150
Correct closing balance	£ 23,887	£25,150

Approved by the Trustees on 8 April 2024

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Dennis Coles

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Anthony John Nixon

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John Wardell