

CAVERSHAM HALL

England & Wales · Charity number 234438

Details

Status Registered

Legal form Other

Registered 1964-06-11

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

Contact

Address 2 Wolsey Road
Caversham
Reading
RG4 8BY

Phone 07715205823

Email suemcq936@gmail.com

Website cavershamhall.org

Activities

Objects: FOR THE BENEFIT OF THE INHABITANTS OF THE PARISH OF CAVERSHAM AND IN PARTICULAR THE PART KNOWN AS LOWER CAVERSHAM.

Activities: Provision of Hall to rent at low cost for community benefit

Classification

- **How:** Provides Buildings/facilities/open Space
- **What:** General Charitable Purposes, Religious Activities, Arts/culture/heritage/science, Amateur Sport, Recreation, Other Charitable Purposes
- **Who:** Children/young People, Elderly/old People, People With Disabilities, Other Charities Or Voluntary Bodies, The General Public/mankind

Geography

- **Area of benefit:** LOWER CAVERSHAM
- Reading

Finances

Period end	Income	Expenditure	Assets	Employees
2024-12-31	£43,793	£36,976	-	-
2023-12-31	£41,618	£40,807	-	-
2022-12-31	£37,256	£26,030	-	-
2021-12-31	£19,808	£13,783	-	-
2020-12-31	£14,534	£16,420	-	-

Trustees

Name	Role	Appointed
Alastair Muirhead	Chair	2024-02-01
ANN DEANE		2024-10-01
Marie Elizabeth Barnett		2020-04-13
Sue MCQUEEN		2011-01-01

CAVERSHAM HALL

England & Wales - Charity number 234438

Accounts

**Report of the Trustees and
Accounts for the Year Ended 31 December 2024
for**

Caversham Hall
(registered charity number 234438)

Simon Porter FCA
1 Prospect Street
Caversham
Reading
Berkshire
RG4 8JB

Caversham Hall
(registered charity number 234438)

Report of the Trustees
for the Year Ended 31 December 2024

The Trustees present their report with the financial statements of the charity for the year ended 31 December 2024.

REFERENCE AND ADMINISTRATIVE DETAILS

Registered Charity number
234438

Caversham Hall address
St John's Road
Caversham
Reading
Berkshire
RG4 5AN

Registered office
2 Wolsey Road
Caversham
Reading
Berkshire
RG4 8BY

Trustees
Marie Elizabeth Barnett
Mrs Ann Deane Appointed August 2024
Ken Deane Chair (deceased April 2024)
Mrs Sue McQueen
Alastair Muirhead Chair (appointed August 2024)

Independent Examiner
Simon Porter FCA
1 Prospect Street
Caversham
Reading
Berkshire
RG4 8JB

Caversham Hall
(registered charity number 234438)

Report of the Trustees
for the Year Ended 31 December 2024

Purpose and Overview

The purpose of the charity is the provision of a hall to rent at low cost for community benefit.

In 1892 the land was transferred into trust, and covenants over the property mean that it has to be used for institutional, educational, recreational and social purposes, and that the trustees may charge for such use. Any excess funds are to be held as a reserve fund in a bank account. If the income is insufficient or the trustees determine that the continuance of the trust is no longer justified, then the hall shall be sold and the proceeds given to the Royal Berkshire Hospital. Under a title registered on 23 July 2008, the property is held in trust by Susan Mary McQueen, Kenneth George Deane, Jean Evans and Jeff Horncastle.

There are to be at least four trustees, and two represent a quorum.

Objectives and activities

The charity's aim is to provide low cost facilities rental to support those living in Lower Caversham. In 2023 a ten-year lease was signed for the whole of the car park, generating a yearly rental of £13,000, with a rent review after five years.

Recurring and party bookings increased well over the year.

An exercise to compare similar venues was conducted and it was agreed both hall and hire charges would increase from 1st January 2025 across all rates.

The hall website continues to function well and continues to generate more recurring and party hire bookings, while the booking platform, Hallmaster, also continues to work well for managing bookings and invoicing.

The car park rental continues to bring in valuable revenue – £13,000 p.a. and a review of the contract and current rental price will be assessed when rent review takes place in 2027.

The bills were monitored and a new contract fixed for both Electricity and Gas with Easy2 Switch UK Ltd who specialise in providing rates for charities. The new contract will run from February 2026.

The bell tower, which sat on the hall roof, had developed a lean and on inspection by a Chartered Surveyor it was determined that it needed to be removed before it collapsed.

Removal took some time to arrange, including having the local diocese agree to the erection of scaffolding that would rest on the drive of the neighbouring vicarage. Removal was completed and the roof made watertight in March 2024.

It has subsequently been decided that the costs of replacing the tower are too great to bear so unfortunately, it would appear this landmark has, sadly, now gone forever.

Caversham Hall
(registered charity number 234438)

Report of the Trustees
for the Year Ended 31 December 2024

Objectives and activities (continued)

The ageing gas boiler was serviced and while it had a new fan and gas valve fitted it broke down irreparably shortly after. Following a tendering process, a supplier was selected, and a new boiler fitted along with new header tank and associated piping and pump. This was completed on 22nd November 2024.

Running repairs were made as and when necessary.

The condition of the roof was addressed, and it was decided to replace various loose tiles and to repair guttering where required. To be completed in 2025.

Trustees

The Trustees are kept in constant touch by email, text message and in-person.

Mrs Ann Deane agreed to become a Trustee after the death of her husband and former Chairman, Kenneth in April 2024.

The age of the existing Trustees has been noted, and it has been proposed to try to recruit some younger trustees to ensure the future running of the hall. This is a work in progress.

The Trustees work well together, continuing to uphold the guidelines in the constitution making Caversham Hall a place for the people of Lower Caversham and surrounding area to enjoy the facilities which we hold in trust for future years.

Reserves Policy

The trustees look to hold sufficient reserves to meet operating costs for a period of at least six months, and to hold a contingency against unforeseen maintenance or repair costs.



Alastair Muirhead
Chairman of Trustees
2 October 2025

Independent Examiner's Report to the Trustees of
Caversham Hall
(registered charity number 234438)

I report to the trustees on my examination of the accounts of the above charity ("the Trust") for the year ended 31 December 2024.

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.



Simon Porter FCA
1 Prospect Street
Caversham
Reading
Berkshire
RG4 8JB

2 October 2025

Caversham Hall
(registered charity number 234438)

Statement of Financial Activities
for the Year Ended 31 December 2024

		2024			2023
	Note	Unrestricted funds £	Restricted funds £	Total Funds £	Total Funds £
INCOMING RESOURCES					
Incoming resources from generated funds					
Voluntary income	2	43,672	-	43,672	41,541
Investment income	3	121	-	121	77
Total Incoming Resources		43,793	-	43,793	41,618
RESOURCES EXPENDED					
Cost of generating funds					
Fundraising trading: cost of goods sold					
and other costs		223	-	223	213
Governance costs		250	-	250	50
Other resources expended	4	33,558	-	33,558	40,544
Total Resources Expended		34,031	-	34,031	40,807
NET INCOMING RESOURCES		9,762	-	9,762	811
Total funds brought forward		36,976	-	36,976	36,165
TOTAL FUNDS CARRIED FORWARD		46,738	-	46,738	36,976

The notes form part of these financial statements

Caversham Hall
(registered charity number 234438)

Balance Sheet
At 31 December 2024

	Note	Unrestricted funds £	Restricted funds £	2024 Total funds £	2023 Total funds £
CURRENT ASSETS					
Cash at bank and in hand		46,738	-	46,738	36,976
		46,738	-	46,738	36,976
NET CURRENT ASSETS					
		46,738	-	46,738	36,976
NET ASSETS					
		46,738	-	46,738	36,976
FUNDS					
Unrestricted funds				46,738	36,976
				46,738	36,976

The financial statements were approved by the Board of Trustees on 2 October 2025 and were signed on its behalf by:



Alastair Muirhead
Chairman of Trustees

The notes form part of these financial statements

Notes to the Financial Statements
for the Year Ended 31 December 2024

1. ACCOUNTING POLICIES

Basis of Accounting

The accounts have been prepared using cash accounting under the historic cost convention.

Resources expended

Expenditure is accounted for on a cash basis and has been classified under headings that aggregate all cost relating to the category. Where costs cannot be directly attributed to particular headings they have been allocated to activities on a basis consistent with the use of

Taxation

The charity is exempt from corporation tax on its charitable activities.

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.

	2024 £	2023 £
2. VOLUNTARY INCOME		
Lettings income	30,672	25,658
Rental income	13,000	13,300
Insurance claim income	-	2,583
	<u>43,672</u>	<u>41,541</u>
3. INVESTMENT INCOME		
Deposit account interest	<u>121</u>	<u>77</u>

4. SUPPORT COSTS

During the year the charity spent £4,980 (2023 - £12,300) with McQueen Consultancy, a business run by a family member of one of the trustees. The trustees satisfied themselves that this money was correctly authorised and spent, in order to maintain the administrative systems of the charity .

5. TRUSTEES' REMUNERATION AND BENEFITS

There were no trustees' remuneration or other benefits for the year ended 31 December 2024 (2023 - nil).

	2024 £	2023 £
6. STAFF COSTS		
Wages and salaries	<u>4,630</u>	<u>4,630</u>
	<u>4,630</u>	<u>4,630</u>

Caversham Hall
(registered charity number 234438)

Detailed Statement of Financial Activities
for the Year Ended 31 December 2024

	2024 £	2023 £
INCOMING RESOURCES		
Voluntary income		
Lettings income	30,672	25,658
Rental income	13,000	13,300
Insurance claim	-	2,583
	<u>43,672</u>	<u>41,541</u>
Investment income		
Deposit account interest	121	77
	<u>43,793</u>	<u>41,618</u>
TOTAL INCOMING RESOURCES		
RESOURCES EXPENDED		
Fundraising trading: cost of goods and other costs		
Supplies	223	213
Governance costs		
Independent examination	250	50
Support costs		
Management		
Wages	4,630	4,630
Insurance	2,071	1,561
Light and heat	3,710	3,030
Rates and trade waste	272	254
Maintenance	13,957	14,688
Window cleaning	340	340
Fire extinguishers	-	430
IT support	4,980	12,300
Accountancy	115	115
Marketing	30	-
Subscriptions	265	383
Sundry	73	20
Returned deposits	3,115	2,793
	<u>33,558</u>	<u>40,544</u>
Finance		
Bank charges	-	-
	<u>34,031</u>	<u>40,807</u>
TOTAL RESOURCES EXPENDED		
NET INCOME	<u>9,762</u>	<u>811</u>

This page does not form part of the statutory financial statements

CAVERSHAM HALL

England & Wales - Charity number 234438

Accounts

**Report of the Trustees and
Accounts for the Year Ended 31 December 2023
for**

Caversham Hall
(registered charity number 234438)

Simon Porter FCA
1 Prospect Street
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Caversham Hall
(registered charity number 234438)

Report of the Trustees
for the Year Ended 31 December 2023

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REFERENCE AND ADMINISTRATIVE DETAILS

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Registered office
2 Wolsey Road
Caversham
Reading
Berkshire
RG4 8BY

Trustees
Marie Elizabeth Barnett
Mrs Ann Deane Appointed August 2024
Ken Deane Chair (deceased April 2024)
Jean Evans Retired February 2023
Mrs Sue McQueen
Alastair Muirhead Chair (appointed August 2024)

Independent Examiner
Simon Porter FCA
1 Prospect Street
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Reading
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RG4 8JB

Caversham Hall
(registered charity number 234438)

Report of the Trustees
for the Year Ended 31 December 2023

Purpose and Overview

The purpose of the charity is the provision of a hall to rent at low cost for community benefit.

In 1892 the land was transferred into trust, and covenants over the property mean that it has to be used for institutional, educational, recreational and social purposes, and that the trustees may charge for such use. Any excess funds are to be held as a reserve fund in a bank account. If the income is insufficient or the trustees determine that the continuance of the trust is no longer justified, then the hall shall be sold and the proceeds given to the Royal Berkshire Hospital. Under a title registered on 23 July 2008, the property is held in trust by Susan Mary McQueen, Kenneth George Deane, Jean Evans and Jeff Horncastle.

There are to be at least four trustees, and two represent a quorum.

Objectives and activities

The charity's aim is to provide low cost facilities rental to support those living in Lower Caversham. In 2023 a ten-year lease was signed for the whole of the car park, generating a yearly rental of £13,000, with a rent review after five years.

Recurring and party bookings made constant use of the facilities of the halls during the year, and it was great to welcome again hirers who have used the halls for many years.

The hall booking system worked well, with hirers being able to request changes to times, days etc. Confirmation replies were dealt with by Mrs Marie Barnett, a Trustee acting as our Party Booking Coordinator.

The Trustees agreed to retain McQueen Consultancy, on a monthly basis, to ensure the smooth running and updating of both the Caversham hall website and the booking platform on Hallmaster. One of the Trustees has a family connection to this consultancy, and she therefore declared her interest and recused herself from the decision to appoint McQueen Consultancy.

Caversham Vehicle Hire, who rent the car park, paid their new rental regularly helping to keep the rent for hall hirers at a reasonable rate. However, hall rental rates will be reviewed in 2024/25 before deciding how much they will need to be increased.

Maintenance had to be carried out on the external drains, as one of the toilets was blocked regularly - No1 PHD re-lined the exterior pipes and fitted a new manhole. The cost was high but due to Caversham Hall not being VAT-registered, the firm was able to refund the VAT cost. During our maintenance closure in August the North Hall floor was re-sanded, varnished and the badminton lines repainted - another costly but necessary expenditure.

Caversham Hall
(registered charity number 234438)

Report of the Trustees
for the Year Ended 31 December 2023

Objectives and activities (continued)

The tower above the halls was looking in need of repair, and the structure needed to have a professional to take a closer look. This was discussed and a cherry picker was hired during the half term break so that a structural engineer could inspect the tower. He recommended that the tower should be taken down, and finding a building firm willing to undertake this was a long process, resulting in the work being delayed until 2024.

Since the year end, the Trustees have identified a potential need to replace the boiler, but are not aware of any other significant items of expenditure on maintenance which will be required in the foreseeable future.

Fifty second-hand chairs were purchased from Collectico during the year, providing a good addition to the facilities at the hall.

Mrs Jean Evans, a long-time Trustee, retired in February 2023, and the Trustees would like to formally record their thanks for her contribution. In February 2024 we were able to welcome Mr Alastair Muirhead, who agreed to become a member and Trustee of Caversham Hall. The Trustees will need to find more volunteers to help carry on the work of keeping Caversham Hall running during the coming months and future years and, despite the Trustees' efforts this year, it has not been possible to recruit more people to volunteer at the Hall.

Concerns were raised and discussed as to the continuation of Trustees should the present ones no longer wish to remain as Trustees. This remains an ongoing concern, but concerted efforts will be made in 2024/25 to secure the future of Caversham Hall as a resource to the people of Lower Caversham and surrounding areas.

Reserves Policy

The trustees look to hold sufficient reserves to meet operating costs for a period of at least six months, and to hold a contingency against unforeseen maintenance or repair costs.

AG Muirhead

Alastair Muirhead
Chairman of Trustees

Independent Examiner's Report to the Trustees of
Caversham Hall
(registered charity number 234438)

I report to the trustees on my examination of the accounts of the above charity ("the Trust") for the year ended 31 December 2023.

Responsibilities and basis of report

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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.



Simon Porter FCA
1 Prospect Street
Caversham
Reading
Berkshire
RG4 8JB

30 September 2024

Caversham Hall
(registered charity number 234438)

Statement of Financial Activities
for the Year Ended 31 December 2023

		2023			2022
		Unrestricted funds	Restricted funds	Total Funds	Total Funds
	Note	£	£	£	£
INCOMING RESOURCES					
Incoming resources from generated funds					
Voluntary income	2	41,541	-	41,541	37,254
Investment income	3	77	-	77	2
Total Incoming Resources		41,618	-	41,618	37,256
RESOURCES EXPENDED					
Cost of generating funds					
Fundraising trading: cost of goods sold					
and other costs		213	-	213	162
Governance costs		50	-	50	50
Other resources expended	4	40,544	-	40,544	25,819
Total Resources Expended		40,807	-	40,807	26,031
NET INCOMING RESOURCES		811	-	811	11,225
Total funds brought forward		36,165	-	36,165	24,940
TOTAL FUNDS CARRIED FORWARD		36,976	-	36,976	36,165

The notes form part of these financial statements

Caversham Hall
(registered charity number 234438)

Balance Sheet
At 31 December 2023

	Note	Unrestricted funds £	Restricted funds £	2023 Total funds £	2022 Total funds £
CURRENT ASSETS					
Cash at bank and in hand		36,976	-	36,976	36,165
		36,976	-	36,976	36,165
NET CURRENT ASSETS		36,976	-	36,976	36,165
NET ASSETS		36,976	-	36,976	36,165
FUNDS					
Unrestricted funds				36,976	36,165
				36,976	36,165

The financial statements were approved by the Board of Trustees on 30 September 2024 and were signed on its behalf by:

AG Muirhead

Alastair Muirhead
Chairman of Trustees

The notes form part of these financial statements

Notes to the Financial Statements
for the Year Ended 31 December 2023

1. ACCOUNTING POLICIES

Basis of Accounting

The accounts have been prepared using cash accounting under the historic cost convention.

Resources expended

Expenditure is accounted for on a cash basis and has been classified under headings that aggregate all cost relating to the category. Where costs cannot be directly attributed to particular headings they have been allocated to activities on a basis consistent with the use of

Taxation

The charity is exempt from corporation tax on its charitable activities.

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.

	2023 £	2022 £
2. VOLUNTARY INCOME		
Lettings income	25,658	25,570
Rental income	13,300	11,684
Insurance claim income	2,583	-
	<u>41,541</u>	<u>37,254</u>
3. INVESTMENT INCOME		
Deposit account interest	<u>77</u>	<u>2</u>

4. SUPPORT COSTS

During the year the charity spent £12,300 with McQueen Consultancy, a business run by a family member of one of the trustees. The trustees satisfied themselves that this money was correctly authorised and spent, in order to maintain the administrative systems of the charity .

5. TRUSTEES' REMUNERATION AND BENEFITS

There were no trustees' remuneration or other benefits for the year ended 31 December 2023 (2022 - nil).

	2023 £	2022 £
6. STAFF COSTS		
Wages and salaries	<u>4,630</u>	<u>4,630</u>
	<u>4,630</u>	<u>4,630</u>

Caversham Hall
(registered charity number 234438)

Detailed Statement of Financial Activities
for the Year Ended 31 December 2023

	2023 £	2022 £
INCOMING RESOURCES		
Voluntary income		
Lettings income	25,658	25,570
Rental income	13,300	11,684
Insurance claim	2,583	-
	<u>41,541</u>	<u>37,254</u>
Investment income		
Deposit account interest	77	2
TOTAL INCOMING RESOURCES	<u><u>41,618</u></u>	<u><u>37,256</u></u>
RESOURCES EXPENDED		
Fundraising trading: cost of goods and other costs		
Supplies	213	162
Governance costs		
Independent examination	50	50
Support costs		
Management		
Wages	4,630	4,630
Insurance	1,561	1,335
Light and heat	3,030	2,759
Rates	254	303
Maintenance	14,688	6,875
Window cleaning	340	-
Fire extinguishers	430	-
IT support	12,300	3,829
Accountancy	115	-
Legal fees	-	2,788
Subscriptions	383	224
Sundry	20	220
Returned deposits	2,793	2,856
	<u>40,544</u>	<u>25,819</u>
Finance		
Bank charges	-	-
TOTAL RESOURCES EXPENDED	<u><u>40,807</u></u>	<u><u>26,031</u></u>
NET INCOME	<u><u>811</u></u>	<u><u>11,225</u></u>

This page does not form part of the statutory financial statements

CAVERSHAM HALL

England & Wales - Charity number 234438

Accounts

AGM.

The Trustees of Caversham Hall met for their AGM meeting on Wednesday 29th March 2023 to discuss events which had happened over the past year(s). Due to Covid, an in person AGM had not been permissible but the Trustees had been kept informed of events, when necessary by email.

It was decided that decisions put in place during and after Covid, would continue to be retained as it was felt that the restrictions had worked well and had not hampered events from happening at the hall. The hall hire rental was raised by £1.00 an hour to help with the cost of supplies which had and still are used during and after Covid. Covid items, posters, hand sanitization, paper towels, signing in and out of the building were kept in place in each hall and the rest of the building would stay in place as all hirers adhered to the guidelines and no problems had occurred.

The new entrance system, one door for the South Hall and one North Hall continued to make for ease of access and would definitely be retained and used into the future. The use of one toilet for each hall restrictions were to be maintained also.

The website had made booking online easy for both hirers and trustees and had generated more recurring bookings as well as one-off party bookings. This was a bonus as finances continued to improve making up for the losses during the Covid period.

The rental charge from the hire of the car park was updated and put onto a more commercial footing with a yearly rental of £13k p.a. for a ten year lease with a five year rent review period. Unpaid back rental was also collected and the increased monthly rental generated a healthy increase in the finances and would continue to do so. Strict control would be kept on the revenue to ensure the rental price for the car park was relevant and in line with market prices within the area.,

Maintenance was done and the new UPVC windows retained the warmth in the winter months, as well as bringing the outside up to date with no painting having to be done.

The Trustees worked well together and would continue to do so continuing to uphold the guidelines in the constitution making Caversham Hall a place for the people of Lower Caversham and surrounding area to enjoy the facilities which are now in place for future years.

K. Deane . 1.4.23

TRUSTEES OF CAVERSHAM HALL

RECEIPTS AND PAYMENTS ACCOUNT Y/E 31/12/2022

<u>2021</u>	<u>RECEIPTS</u>	<u>2022</u>	
9,283.52	Lettings	25,569.64	
4,200.00	Caversham Vehicle Hire: rent	9,666.64	
	Caversham Vehicle Hire: rental uplift	244.45	
	Caversham Vehicle Hire: 50% FSP lease fees	1,773.00	37,253.73
16.55	Bank Interest Deposit a/c	2.24	
13,500.07		37,255.97	37,255.97

EXPENDITURE

4,407.84	Wages	4,479.24	
150.40	4,558.24 PAYE/HMRC	150.40	4,629.64
435.00	Electricity		564.00
1,151.83	Gas		2,134.49
261.55	Business Rates		302.90
185.56	Water Rates		60.00
1,951.21	Insurance: Hall + trustees liability		1,335.02
0.00	Building maintenance		0.00
2,125.50	Solicitor fees: CVH lease and rental		2,643.60
0.00	Grounds maintenance		0.00
103.34	Housekeeping (Bowak)		162.19
1,147.30	Hall maintenance inc. Chubb		6,875.28
100.00	Auditing year-end accounts		50.00
115.20	Payroll administration		144.00
210.24	Web template subsc: Squarespace		229.43
0.00	Email subscription: Office 365		0.00
1,194.50	Returned hirer's deposits		2,348.00
224.40	Hallmaster subscription '22		224.40
-	Repayment for Hallmaster subscription		-
-	Online advertising: Venues4hire		20.00
19.19	Domain name fees: 123-reg		-
-	Hirer accidental credit return		507.50
-	Reimbursements to S. McQueen from 2020 & 2021 expenses		200.00
-	Hall support & web maintenance year 2019 Jan-Dec		3,600.00
13,783.06		26,030.45	26,030.45

Excess income over expenditure	11,225.52	
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FINANCIAL STATEMENT

Balance in Bank 28.12.2021	24,939.94
Excess receipts over payments	11,225.52
Balance in Bank 31.12.2022	36,165.46
Represented by:-	
Barclays Current Account	28,123.11
Barclays Rate Reward Account	8,042.35
	36,165.46

Sue McQueen

Treasurer

Audited and Certified correct (signed):

Financial summary 2022		
Income	£	37,255.97
Expenditure	£	26,030.45
Excess receipts over expenditure	£	11,225.52

Balance in bank 28.12.21	£	18,915.69
Reward account	£	8,040.11
Community account	£	10,875.58
Excess receipts over expenditure 2022	£	11,225.52
Balance in bank 30.12.22	£	36,165.46
Reward account	£	8,042.35
Community account	£	28,123.11

From bank		
Expenditure		
Jan	£	950.69
Feb	£	2,214.14
Mar	£	2,614.39
Apr	£	3,067.69
May	£	1,284.48
Jun	£	1,276.40
Jul	£	4,396.25
Aug	£	2,163.81
Sep	£	1,529.27
Oct	£	1,326.75
Nov	£	3,420.32
Dec	£	1,786.26
	£	26,030.45

Bank statements	
Income: hirers	
Jan	£ 1,517.86
Feb	£ 1,973.34
Mar	£ 2,620.65
Apr	£ 1,506.41
May	£ 1,850.50
Jun	£ 1,166.61
Jul	£ 2,502.04
Aug	£ 792.99
Sep	£ 2,654.02
Oct	£ 3,934.87
Nov	£ 2,821.35
Dec	£ 2,229.00
Total hirers income	£ 25,569.64

Income: Caversham Vehicle Hire	
Rent	£ 9,666.64
Rent uplift re new lease	£ 244.45
New lease: 50% FSP fees	£ 1,773.00
Total CVH income	£ 11,684.09

Total income 2022 less bank interest	£ 37,253.73
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Income: Bank interest Reward account	
Jan	£ 0.07
Feb	£ 0.06
Mar	£ 0.06
Apr	£ 0.07
May	£ 0.07
Jun	£ 0.06
Jul	£ 0.07
Aug	£ 0.07
Sept	£ 0.07
Oct	£ 0.07
Nov	£ 0.08
Dec	£ 1.49
Total bank interest	£ 2.24

Total income 2022 inc. bank interest	£ 37,255.97
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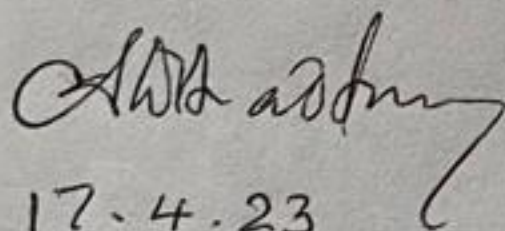
CVH rent 2022	CVH income: misc
£ 1,033.33	
£ 1,033.33	
£ 1,033.33	
£ 1,033.33	
£ 1,033.33	
£ 1,033.33	
£ 1,033.33	
£ 350.00	
£ 1,000.00	
£ 366.66	
£ 350.00	
£ 350.00	
£ 350.00	
£ 350.00	£ 244.45
£ 350.00	£ 1,773.00
£ 9,666.64	£ 2,017.45

Alan Bradbury
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Caversham Hall
Auditor's Report 2022

This is to certify that I have audited the accounts for Caversham Hall's income and expenditure for the financial year 2021-2022.

Signed



17.4.23

Alan Bradbury