

**Charity registration number 275187 (England and Wales)**

**KINGSWOOD VILLAGE COMMUNITY ASSOCIATION  
ANNUAL REPORT AND UNAUDITED FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2025**

# KINGSWOOD VILLAGE COMMUNITY ASSOCIATION

## LEGAL AND ADMINISTRATIVE INFORMATION

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### Trustees

Mr R I Gunn  
Mr A V Hawker  
Ms J Quartermain  
Dr S H Wilson  
Mr S R Kippen  
Mrs M A Cayton  
Mrs C J F Vanhaecke  
Mrs S M Camblin  
Mrs J D Hale

### Charity number

275187

### Independent examiner

Mrs D Dann

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# KINGSWOOD VILLAGE COMMUNITY ASSOCIATION

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# KINGSWOOD VILLAGE COMMUNITY ASSOCIATION

## TRUSTEES' REPORT

### FOR THE YEAR ENDED 31 DECEMBER 2025

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The Trustees present their annual report and financial statements for the year ended 31 December 2025.

The accounts have been prepared in accordance with the accounting policies set out in note 1 to the accounts and comply with the Kingswood Village Community Association's (KVCA) governing document, the Charities Act 2011 and "Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102) (effective 1 January 2015)"

#### Objectives and activities

The KVCA's objects are to promote and support community life in Kingswood. The policies adopted in furtherance of these objects are for the provision and management of Kingswood Village Hall for Community events and there has been no change in these during the year.

The Trustees manage Kingswood Village Hall, organise events in the hall, let the hall to other users, publish "The Village Voice", which is delivered free to all properties in Kingswood, and, through the KVCA's drama arm KADDs, put on theatrical productions. The KVCA also organises or participates in other activities which strengthen community spirit in Kingswood.

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

#### Financial review

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

The Trustees have assessed the major risks to which the KVCA is exposed, and are satisfied that systems are in place to mitigate exposure to the major risks.

#### Structure, governance and management

Mr J H T Chatfield

(Resigned 8 April 2025)

Mr R I Gunn

Mr A V Hawker

Ms J Quartermain

Dr S H Wilson

Mr S R Kippen

Mrs M A Cayton

Mrs C J F Vanhaecke

Mrs S M Camblin

Mrs J D Hale

All of the Trustees appointed at the 2025 AGM served throughout the rest of the year and have continued in post.

# KINGSWOOD VILLAGE COMMUNITY ASSOCIATION

## TRUSTEES' REPORT (CONTINUED)

**FOR THE YEAR ENDED 31 DECEMBER 2025**

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### Financial performance

The Trustees are pleased to report that 2025 was a very successful year in which the KVCA took major steps towards charity status change and undertook preparatory work and funds-building towards further major improvement of Kingswood Village Hall.

Overall, the KVCA generated a surplus of £46,968, compared with a deficit of £46,107 in 2024, when we completely renewed the Hall toilets and upgraded the kitchen/foyer area. This difference is exaggerated by the fact that in 2025 we were very grateful to receive a grant of £33,924 from Reigate & Banstead Borough Council towards the 2024 toilet project.

The Hall Operating account, before major improvement expenditure, produced a surplus of £5,079, compared with a deficit of £3,771 in 2024. This improvement was largely due to an increase of £3,381 (12%) in Hall income, keeping a tight hold on operating costs and lower routine maintenance expenditure.

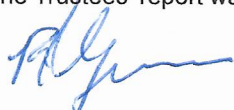
Our drama arm, KADDS, put on two plays in 2025, 'Plaza Suite' in May and 'Kindly Leave the Stage' in October. These generated a financial surplus of £2,907, almost the same as in 2024. The KVCA put on its very popular Grand Kingswood Charity Quiz which raised £1,391 for 3 local charities, and a VE Day 80th Anniversary village celebration, the surplus from which was donated to the local branch of the Royal British Legion.

The Village Voice has continued to bring interesting articles and news to all Kingswood residents and to support and promote village community activities. Thanks to the work of the editorial team, advertising income rose 8% to £20,730. Printing costs have risen as we have switched to a local Redhill printer; despite a slightly higher cost the printing is excellent and the delivery much more reliable.

In this year of financial consolidation and preparation for significant further Hall improvements in 2026 and 2027, we have been able to increase our overall reserves by £46,969 to sit at £121,280 at year-end. Of this, in line with our Financial Reserves Policy, we keep £30,000 as our emergence reserve, roughly equal to one year's routine expenditure costs, to ensure that we have time to adapt to any unexpected interruptions to our activities.

We consider the KVCA to be in a strong financial position.

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



**Mr R I Gunn**

Trustee

Dated: 20 April 2026

# KINGSWOOD VILLAGE COMMUNITY ASSOCIATION

## INDEPENDENT EXAMINER'S REPORT

### TO THE TRUSTEES OF KINGSWOOD VILLAGE COMMUNITY ASSOCIATION

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I report on the accounts of the KVCA for the year ended 31 December 2025, which are set out on pages 4 to 9.

#### **Respective responsibilities of Trustees and examiner**

The KVCA's Trustees are responsible for the preparation of the financial statements. The charity's Trustees consider that an audit is not required for this year under section 144(2) of the Charities Act 2011 (the 2011 Act) and that an independent examination is needed.

It is my responsibility to:

- (i) examine the financial statements under section 145 of the 2011 Act;
- (ii) to follow the procedures laid down in the general Directions given by the Charity Commission under section 145(5)(b) of the 2011 Act; and
- (iii) to state whether particular matters have come to my attention.

#### **Basis of independent examiner's report**

#### **Independent examiner's statement**

In connection with my examination, no other matter except that referred to in the previous paragraph has come to my attention:

- (a) which gives me reasonable cause to believe that in any material respect the requirements:
  - (i) to keep accounting records in accordance with section 130 of the 2011 Act; and
  - (ii) to prepare financial statements which accord with the accounting records and comply with the accounting requirements of the 2011 Act;have not been met or
- (b) to which, in my opinion, attention should be drawn in order to enable a proper understanding of the financial statements to be reached.



Mrs D Dann

23/4/26

Dated:



# KINGSWOOD VILLAGE COMMUNITY ASSOCIATION

## STATEMENT OF FINANCIAL ACTIVITIES INCLUDING INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 31 DECEMBER 2025

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		Unrestricted funds	
	Notes	2025 £	2024 £
<b><u>Income and endowments from:</u></b>			
Lettings, advertising income and grants	2	94,065	58,342
Other income	3	3,404	4,466
		<hr/>	<hr/>
<b>Total income and endowments</b>		97,469	62,808
<b><u>Expenditure on:</u></b>			
Rent, maintenance and other costs	4	50,501	108,914
		<hr/>	<hr/>
<b>Net income/(expenditure) for the year/ Net movement in funds</b>		46,968	(46,107)
Fund balances at 1 January 2025		74,312	120,419
		<hr/>	<hr/>
<b>Fund balances at 31 December 2025</b>		121,280	74,312
		<hr/>	<hr/>

# KINGSWOOD VILLAGE COMMUNITY ASSOCIATION

## BALANCE SHEET

AS AT 31 DECEMBER 2025

	Notes	2025 £	£	2024 £	£
<b>Current assets</b>					
Debtors	6	6,253		6,447	
Cash at bank and in hand		124,148		80,596	
		130,401		87,043	
<b>Creditors: amounts falling due within one year</b>					
	7	9,121		12,731	
Net current assets			121,280		74,312
<b>Income funds</b>					
Unrestricted funds			121,280		74,312
			121,280		74,312

The financial statements were approved by the board of trustees and authorised for issue on 20 April 2026 and are signed on its behalf by:



Mr R I Gunn  
Trustee



Mr A V Hawker  
Trustee



# KINGSWOOD VILLAGE COMMUNITY ASSOCIATION

## NOTES TO THE FINANCIAL STATEMENTS

*FOR THE YEAR ENDED 31 DECEMBER 2025*

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### 1 Accounting policies

#### Charity information

Kingswood Village Community Association (KVCA) is a unincorporated Association registered under the Charities Act.

#### 1.1 Accounting convention

The financial statements have been prepared in accordance with the KVCA's governing document, the Charities Act 2011, FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" and the Charities SORP "Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102)". The KVCA is a Public Benefit Entity as defined by FRS 102.

The financial statements have departed from the Charities (Accounts and Reports) Regulations 2008 only to the extent required to provide a true and fair view. This departure has involved following the Statement of Recommended Practice for charities applying FRS 102 rather than the version of the Statement of Recommended Practice which is referred to in the Regulations but which has since been withdrawn.

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

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

#### 1.2 Going concern

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

#### 1.3 Charitable funds

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

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

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

#### 1.4 Incoming resources

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

Cash donations are recognised on receipt. Other donations are recognised once the KVCA has been notified of the donation, unless performance conditions require deferral of the amount.

Legacies are recognised on receipt or otherwise if the KVCA has been notified of an impending distribution, the amount is known, and receipt is expected.

#### 1.5 Resources expended

Income and expenses are included in the financial statements as they become receivable or due.

Expenses include VAT where applicable as the charity cannot reclaim it.

# KINGSWOOD VILLAGE COMMUNITY ASSOCIATION

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 DECEMBER 2025

### 1 Accounting policies

(Continued)

#### 1.6 Cash and cash equivalents

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

#### 1.7 Financial instruments

Financial instruments are recognised when the KVCA becomes party to the contractual provisions of the instrument.

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

##### **Basic financial assets**

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

##### **Basic financial liabilities**

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

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

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

##### **Derecognition of financial liabilities**

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

### 2 Lettings, advertising income and grants

	2025 £	2024 £
Lettings income	30,958	27,577
KADDS income	5,773	5,831
Events income	2,680	4,772
The Village Voice income	20,730	19,211
Grants Received	33,924	950
	<u>94,065</u>	<u>58,341</u>

# KINGSWOOD VILLAGE COMMUNITY ASSOCIATION

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 DECEMBER 2025

### 3 Other income

	2025 £	2024 £
Interest received	3,404	4,466

### 4 Rent, maintenance and other costs

	2025 £	2024 £
Charity expenditure		
Rent and rates	5,277	5,164
Utilities and cleaning	8,712	8,396
Utilities Adjustment	-	(1,497)
Supplies and management	5,226	4,438
Insurance and licenses	2,644	2,380
Routine maintenance	4,020	10,970
KADDS costs	2,866	2,956
Events costs	1,094	1,324
Donations	1,586	3,446
The Village Voice costs	9,559	8,804
Major Hall works	9,517	61,203
Street Planter project	-	233
Village Activities costs	-	1,097
Charity expenditure	50,501	108,914

### 5 Trustees

None of the Trustees received any remuneration during the year.

A payment was made to Herlig Architecture Limited of £1,632 in which one of the trustees family is a director. This transaction was negotiated at an arms' length rate.

### 6 Debtors

	2025 £	2024 £
<b>Amounts falling due within one year:</b>		
Trade debtors	3,805	3,835
Prepayments and accrued income	2,448	2,612
	6,253	6,447



# KINGSWOOD VILLAGE COMMUNITY ASSOCIATION

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

### FOR THE YEAR ENDED 31 DECEMBER 2025

#### 7 Creditors: amounts falling due within one year

	2025 £	2024 £
Payments received on account	5,653	8,977
Trade creditors	1,780	1,074
Other creditors	185	145
Accruals and deferred income	1,503	2,535
	<u>9,121</u>	<u>12,731</u>

#### 8 Unrestricted funds

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

	At 1 January 2025 £	Incoming resources £	Resources expended £	At 31 December 2025 £
General funds	<u>74,312</u>	<u>97,469</u>	<u>(50,501)</u>	<u>121,280</u>
<b>Previous year:</b>	<b>At 1 January 2024 £</b>	<b>Incoming resources £</b>	<b>Resources expended £</b>	<b>At 31 December 2024 £</b>
General funds	<u>120,419</u>	<u>62,808</u>	<u>(108,914)</u>	<u>74,312</u>

#### 9 Operating lease commitments

##### Lessee

The KVCA has a 15 year lease on the property with Reigate and Banstead Borough Council dated 22 March 2013. The current annual rent is £5,100.

#### 10 Related party transactions

There were no disclosable related party transactions during the year (2024 - none).

#### 11 New trust

On 21 February 2025 a new CIO registered charity was created - Kingswood Village Community Association 2025.

On 1 January 2026 all the assets and liabilities of this charity, Kingswood Village Community Association, will transfer to that new trust and once all the formalities are concluded this charity will cease. This is anticipated to be completed during 2026.

# KINGSWOOD VILLAGE COMMUNITY ASSOCIATION

## DETAILED INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 31 DECEMBER 2025

	2025		2024	
	£	£	£	£
<b>Hall</b>				
Hall total income	30,958		27,577	
Expenditure				
Rent and rates	5,277		5,164	
Utilities and cleaning	8,712		8,396	
Supplies and management	5,226		4,438	
Insurance and licences	2,644		2,380	
Routine maintenance	4,020		10,970	
Hall total expenditure	25,879		31,348	
Hall Operating Surplus / (Deficit)	5,079		(3,771)	
Local Authority grant	33,924		-	
Major works	9,517		61,203	
Hall Surplus / (Deficit) after grants		29,486		(64,974)
<b>KADDS</b>				
Income	5,773		5,831	
Expenditure	2,866		2,956	
KADDS Surplus		2,907		2,875
<b>Events</b>				
Income	2,680		4,772	
Expenditure	2,680		4,770	
Events Surplus		-		2
<b>The Village Voice</b>				
Income	20,730		19,211	
Expenditure	9,559		8,804	
The Village Voice Surplus		11,171		10,407
<b>Village Activities</b>				
Local grants	-		950	
Expenditure	-		1,330	
Village Activities Surplus / (Deficit)		-		(380)
<b>Miscellaneous Income</b>				
Interest		3,404		4,466
<b>Previous Year adjustment</b>				
Water adjustment		-		1,497
Combined net Surplus / (Deficit)		46,968		(46,107)