

Chair's Report – Spencers Wood Village Hall AGM 2025

Good evening everyone, and thank you for coming to the Annual General Meeting of Spencers Wood Village Hall.

It has been a busy and productive year for the hall, with a continued focus on maintaining and improving the building, supporting our regular users and community events, and strengthening the role of the hall as a focal point for the village.

Facilities and maintenance

We have made some important improvements to the fabric of the hall this year:

- **Wellington Room refurbishment**

The Wellington Room has been redecorated, with new lighting installed and sound-proofing boards added. This has already made a noticeable difference to both the look of the room and the experience for users, particularly for meetings, classes and smaller group activities.

- **Shed renovation and extra storage**

The external shed has been renovated and painted, the roof has been re-felted, and racking has been installed to create additional storage. This has helped us get long-term items and event equipment out of the way and stored safely, freeing up space inside the hall and making it easier to set up and clear down for events.

These works are not glamorous, but they are essential if we want the hall to remain a safe, attractive and functional space for the community in the long term.

Community initiatives

The **Repair Café** has continued to grow as a valued community initiative operating out of the hall. A particular highlight this year has been the launch of a **student apprentice scheme**, giving young people the chance to learn practical repair skills alongside experienced volunteers. This not only supports the ethos of reuse and sustainability, but also builds confidence and intergenerational links within the village.

Although the Repair Café is technically a separate initiative, it is closely associated with the hall and showcases the kind of community activity we want to encourage and support.

Thanks

I would like to record my sincere thanks to:

- The committee, for their time, judgement and willingness to get stuck in when needed.
- Our volunteers, who quietly do the unglamorous jobs that keep everything running.

- Our hirers and regular groups, whose continued use of the hall underpins its financial viability and its role in village life.

As ever, none of this happens by accident. It happens because people give their time and energy to keep this place going.

Looking ahead

In the year ahead, the committee will continue to:

- Maintain and improve the building where needed
- Support community events and activities in the hall
- Look for opportunities to strengthen our links with local groups, schools and organisations

Thank you again for your support of Spencers Wood Village Hall. I am happy to take any questions.

Treasurer's Report

Spencers Wood Village Hall

Financial Year: 1 September 2024 – 31 August 2025

1. Introduction

I am pleased to present the financial statements for Spencers Wood Village Hall for the year ending 31 August 2025. These figures are subject to independent examination before filing with the Charity Commission. The hall continues to be well used and well supported by the local community, with several positive developments during the year.

2. Financial Overview

Total Income: £46,789

Operating Surplus: £9,933

Income increased slightly year-on-year, driven mainly by growth in regular hirers and community-led activities.

3. Income Breakdown

- Hall Bookings £37,295
- Bank Interest £655
- Returned deposits £360
- Fundraising (Market & Repair Café) £8,479

Total turnover rose from £45,008 to £46,789.

4. Costs and Expenditure

Expenditure for this year was up by just over £250, hall running costs fell by about £4.5k but other expenditure rose in line with cost of living and insurance increases

Key movements:

- Insurance premiums rose significantly, in line with national trends.

- Repairs & maintenance reduced from last year due to fewer capex projects and reduced maintenance costs some of which fell in to the previous year.
- General expenses increased, reflecting replacement of consumables and small operational items.
- Utilities costs dropped slightly.

The year finished with a healthy surplus of £9,933

The hall remains debt-free and in a strong financial position.

6. Farmers Market Update

Feedback from stallholders highlighted concerns around declining footfall and a need for more consistent advertising. To support sustainability, Judith (Fox & Bear) now leads promotion, Lisa (Taste of Genoa) manages the traders and Lynn runs the market on the day.

Competition from nearby village halls is rising. To maintain momentum, the intention is to run the market for all 12 months of the year.

7. Repair Café & SWVH Kitchen

The Repair Café continues to attract steady attendance. It remains volunteer-led and donation-based.

SWVH Kitchen, now a year old, offers low-cost, high-margin food. Volunteers completed Food Hygiene training and earned a 5-star hygiene rating from Wokingham Environmental Health.

8. Future Projects & Priorities

- Air conditioning / climate control
- Southern boundary hedge and new fencing
- Kitchen worktop replacements
- Re-sealing the main hall floor
- Ongoing maintenance

9. Outlook

The hall is in a strong financial position but must stay prudent due to rising costs and squeezed household budgets.

10. Conclusion

Another positive year for Spencers Wood Village Hall. Independent examination will follow before submission to the Charity Commission.



CHARITY COMMISSION
FOR ENGLAND AND WALES

Charity Name	
Spencers Wood Village Hall	300204

Receipts and payments accounts

CC16a

For the period from	Period start date	To	Period end date
	01/09/2024		31/08/2025

Section A Receipts and payments

	Unrestricted funds to the nearest £	Restricted funds to the nearest £	Endowment funds to the nearest £	Total funds to the nearest £	Last year to the nearest £
A1 Receipts					
Fundraising	8,479	-	-	8,479	1,833
Hall Bookings	37,295	-	-	37,295	42,412
Refundable Deposits	360	-	-	360	-
Donations	-	-	-	-	250
Interest	655	-	-	655	513
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
Sub total (Gross income for AR)	46,789	-	-	46,789	45,008
A2 Asset and investment sales, (see table).					
	-	-	-	-	-
	-	-	-	-	-
Sub total	-	-	-	-	-
Total receipts	46,789	-	-	46,789	45,008
A3 Payments					
Hall Running Costs	20,612	-	-	20,612	25,275
Professional Fees	9,483	-	-	9,483	8,306
Insurance	2,730	-	-	2,730	1,174
Costs of Fund raising	4,031	-	-	4,031	1,825
Costs of Events	-	-	-	-	-
Donations	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
Sub total	36,856	-	-	36,856	36,580
A4 Asset and investment purchases, (see table)					
Computer Equipment	140	-	-	140	210
Leasehold Improvements	3,385	-	-	3,385	10,824
Plant and Machinery	225	-	-	225	1,763
Fixtures & Fittings	428	-	-	428	5,712
	-	-	-	-	-
	-	-	-	-	-
Sub total	4,178	-	-	4,178	18,508
Total payments	41,035	-	-	41,035	55,088
Net of receipts/(payments)	5,754	-	-	5,754	- 10,080
A5 Transfers between funds	-	-	-	-	-
A6 Cash funds last year end	48,311	-	-	48,311	58,391
Cash funds this year end	54,065	-	-	54,065	48,311

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

Categories	Details	Unrestricted funds to nearest £	Restricted funds to nearest £	Endowment funds to nearest £
B1 Cash funds	Current Account	1,836	-	-
	Reserve	52,230	-	-
	Fundraising	-	-	-
		54,065	-	-
	(agree balances with receipts and payments account(s))	OK	OK	OK

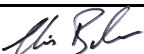
	Details	Unrestricted funds to nearest £	Restricted funds to nearest £	Endowment funds to nearest £
B2 Other monetary assets		-	-	-
		-	-	-
		-	-	-
		-	-	-
		-	-	-
		-	-	-

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

	Details	Fund to which asset belongs	Cost (optional)	Current value (optional)
B4 Assets retained for the charity's own use	Computer Equipment		742	-
	Leasehold Improvements		45,550	-
	Plant and Machinery		2,118	-
	Fixtures & Fittings		9,977	-
			-	-
			-	-
			-	-
			58,387	-

	Details	Fund to which liability relates	Amount due (optional)	When due (optional)
B5 Liabilities	Damage Deposit Account		-	
			-	
			-	
			-	
			-	

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

Signature	Print Name	Date of approval
	Chris Baker	11/06/2026



Section A

Independent Examiner's Report

Report to the trustees

Charity Name
Spencers Wood Village Hall

On accounts for the year
ended

31/08/2025

Charity no
(if any)

300204

Set out on pages

(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 31/08/2025.

Responsibilities and
basis of report

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

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

Independent
examiner's statement

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

- the accounting records were not kept in accordance with section 130 of the Charities Act; or
- the accounts did not accord with the accounting records; or
- the accounts did not comply with the applicable requirements concerning the form and content of accounts set out in the Charities (Accounts and Reports) Regulations 2008 other than any requirement that the accounts give a 'true and fair' view which is not a matter considered as part of an independent examination.

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

Signed:

Kelly Willcox

Date:

12/05/2026

Name:

Kelly Willcox

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

ACMA

Address:

1 Peach Street

Wokingham
RG40 1XJ

Only complete if the examiner needs to highlight material matters of concern (see CC32, Independent examination of charity accounts: directions and guidance for examiners).

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