

PINHOE COMMUNITY CENTRE - AMERICA HALL

England & Wales · Charity number 300926

Details

| | |
|-------------|---|
| Other names | PINHOE COMMUNITY CENTRE, AMERICA HALL AND SUNNYLANDS ROOM |
| Status | Registered |
| Legal form | Other |
| Registered | 1962-07-13 |
| Register | View on the Charity Commission register |

Contact

| | |
|---------|--|
| Address | PCC America Hall & Sunnylands Room De La Rue Way Pinhoe Exeter EX4 8PX |
| Phone | 01392469179 |
| Email | secretary@americahall.co.uk |
| Website | www.americahall.co.uk |

Activities

Objects: PROVISION AND MAINTENANCE OF A VILLAGE HALL FOR THE USE OF THE INHABITANTS OF THE LOCAL GOVERNMENT WARD OF PINHOE AND THE IMMEDIATE VICINITY THEREOF.

Activities: To provide and maintain a community hall for the people of Pinhoe and the surrounding area.

Classification

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

Geography

- **Area of benefit:** THE PARISH OF PINHOE
- Devon

Finances

| Period end | Income | Expenditure | Assets | Employees |
|------------|---------|-------------|--------|-----------|
| 2025-03-31 | £59,330 | £58,342 | - | - |
| 2024-03-31 | £65,524 | £65,392 | - | - |
| 2023-03-31 | £52,842 | £63,103 | - | - |
| 2022-03-31 | £47,014 | £43,617 | - | - |
| 2021-03-31 | £44,509 | £44,474 | - | - |

Trustees

| Name | Role | Appointed |
|-----------------------------|-------|------------|
| Paul Hanson | Chair | 2018-05-24 |
| Andy Humphreys | | 2013-03-31 |
| Daisy Marondera | | 2024-05-13 |
| Fiona Wright | | 2023-03-31 |
| IAN JAMES ROBERTS | | |
| Jean Thornett | | 2018-05-24 |
| Karen Dorliac | | 2022-03-31 |
| Kevin Crump | | 2025-09-11 |
| Lisa Millan | | 2013-03-31 |
| Neil Kennedy | | 2025-05-23 |
| Ryan Williams | | 2020-09-24 |
| Solomon Sunday Oyelere Prof | | 2024-05-16 |
| Susan Cutland | | 2021-01-14 |

PINHOE COMMUNITY CENTRE - AMERICA HALL

England & Wales - Charity number 300926

Accounts

PINHOE COMMUNITY CENTRE AMERICA HALL & SUNNYLANDS ROOM

Pinhoe Community Centre America Hall -Registered Charity Number 300926

De La Rue Way, Pinhoe, Exeter, EX4 8PX

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a quality standard for Devon's community buildings

ANNUAL REPORT AND ACCOUNTS

FOR THE YEAR

ENDED 31ST MARCH 2025

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Trustees' Annual Report for the Year Ended 31st March 2025

AIMS AND PURPOSE

The object of the Charity shall be the provision and maintenance of a village hall for the use of the inhabitants of the local Government Ward of Pinhoe and the immediate vicinity thereof (hereinafter called “the area of benefit”) 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.

The said land and building shall be held upon trust for the purposes of a village hall as aforesaid.

The charity is organised as an independent association of local residents with a managing committee comprising elected and nominated members.

STRUCTURE, GOVERNANCE AND MANAGEMENT

Pinhoe Community Centre – America Hall and Sunnylands Room is a hall serving the community administered by a committee elected annually and is situated at De La Rue Way, Pinhoe, Exeter.

REVIEW OF PROGRESS AND ACHIEVEMENTS

This year the major project has been the replacement of the west end of the roof. Various other maintenance works have been carried out which include replacing fence posts, installing a hand drier in the ladies cloakroom, pruning of trees, decorating Sunnylands Room along with other areas in the hall and foyer. Internet has been installed. Water leak from the car park to the foyer has been repaired.

We are fortunate that bookings remain at a high level. As the main hall is in high demand, we often have vacancies in Sunnylands Room. We lost some regular hirers during the year, but have gained others. The Gas and Fire equipment has also been inspected.

The cost of gas, electricity and water, as well as annual living wage increases, tax, insurance and pensions pose significant challenges in maintaining low prices. Balancing these costs within our hire charges, which we aim to keep as minimal as possible is becoming increasingly difficult.

We have kept up with the various regulations, licences, insurance, PPL/PRS, corporation tax and the Pension Regulator.

Trustees' Annual Report for the Year Ended 31st March 2025

FINANCIAL REVIEW

The accounts for the year show that we are now holding a total of £68,182.63 compared with £68,193.94 at the end of March 2024.

The following major item of capital expenditure were agreed at Trustee meetings and carried out:-

- a. Replacement of the west end of the roof
- b. Broken fence posts replaced.
- c. Pruning of the trees
- d. Hand drier in the ladies
- e. Repair water leak.

Future project for the coming year include:-

- a. To look at replacing pitched roof covering to the front and right hand side roof slopes.

STATEMENT OF TRUSTEES' RESPONSIBILITIES

Charity law requires the trustees to prepare financial statements for each financial year which give a true and fair view of the state of affairs of the charity at the year end and of its incoming resources and resources expended during that year. In preparing those financial statements, the trustees are required to:-

- a. select suitable accounting policies and then apply them consistently;
- b. make judgements and estimates that are reasonable and prudent;
- c. state whether applicable accounting standards and statements or recommended practice have been followed subject to any departures disclosed and explained in the financial statement
- d. prepare the financial statements on the going concern basis unless it is inappropriate to presume that the charity will continue in business.

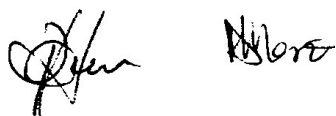
The trustees are responsible for keeping proper accounting records which disclose with reasonable accuracy at any time the financial position of the charity and enable them to ensure that the financial statements comply with the Charities Act 1993. They are also responsible for safeguarding the assets of the charity and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

Trustees' Annual Report for the Year Ended 31st March 2024**LEGAL AND ADMINISTRATIVE INFORMATION**

| | | |
|--|---|-----------------------|
| NAME | Pinhoe Community Centre – America Hall | |
| REGISTRATION NUMBER | 300926 | |
| PRINCIPAL ADDRESS | De La Rue Way, Pinhoe, Exeter, EX4 8PX | |
| GOVERNING DOCUMENT | Declaration of trust dated 1 st October 1948, as affected by supplemental declaration of trust dated 7 th November 1953 and a scheme approved and established by the Charity Commissioners and sealed on 16 th April 1993. | |
| TRUSTEES | Management Committee of Trustees | |
| | Mr P Hanson - Chairman | Elected |
| Deceased 2 nd February 2025 | Mr C Cutland - Vice Chairman | Elected |
| | Miss D Marondera – Treasurer | Elected |
| | Mr I Roberts | Elected |
| | Mrs J Thornett | Creative Crafts |
| | Mr R Williams | Elected |
| | Mrs S Cutland | Pinhoe Praise Singers |
| | Mrs L Millan | Baby and Toddlers |
| | Mrs K Dorliac | Baby and Toddlers |
| | Mrs F Wright | Pinhoe Pantomime |
| | Miss M Miller | Pinhoe Labour Party |
| | Mr A Humphries | Elected |
| | Prof S Oyelere | RCCG Jesus House |
| SECRETARY | Mrs A Roberts from May 1976 | |
| CARETAKERS | Mr A Tancock from 1 st October 2024 | |
| BANKERS | Lloyds TSB Bank PLC, 234 High Street, Exeter, EX4 3NL | |
| INDEPENDENT EXAMINER | Mrs J Smith, 75 Hoopern Street, Exeter, EX4 4LU | |

The trustees' report was approved by the trustees on Thursday 8th May 2025 and signed on their behalf by:

Trustee:





Independent examiner's report on the accounts

Section A Independent Examiner's Report

| | | | |
|---|--|--------------------------------|--------|
| Report to the trustees/ members of | Pinhoe Community Centre – America Hall & Sunnylands Room | | |
| On accounts for the year ended | 31 st March 2024 | Charity no (if any) | 300926 |
| | Set out on pages 5 and 6 | | |

Respective responsibilities of trustees and examiner The charity's trustees are responsible for the preparation of the accounts. The charity's trustees consider that an audit is not required for this year under section 144 of the Charities Act 2011 (the Charities Act) and that an independent examination is needed. It is my responsibility to:

- examine the accounts under section 145 of the Charities Act,
- to follow the procedures laid down in the general Directions given by the Charity Commission (under section 145(5)(b) of the Charities Act, and
- to state whether particular matters have come to my attention.

Basis of independent examiner's statement My examination was carried out in accordance with general Directions given by the Charity Commission. An examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts, and seeking explanations from the trustees concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in an audit, and consequently no opinion is given as to whether the accounts present a 'true and fair' view and the report is limited to those matters set out in the statement below.

Independent examiner's statement In connection with my examination, no matter has come to my attention (other than that disclosed below *)

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

** Please delete the words in the brackets if they do not apply.*

Signed: J Smith **Date:** 10th May 2025

Name: Mrs Joan Smith

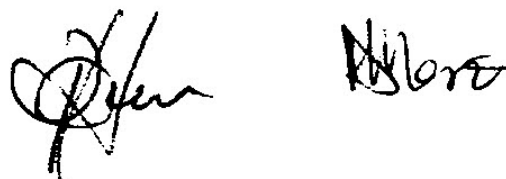
Relevant professional qualification(s) or body (if any):

Address: 75 Hoopern Street
Exeter, EX4 4LU

| BALANCE SHEET | AT 31 MARCH | 2025 | 2024 |
|-------------------------------------|-------------|--------|--------|
| | | £ | £ |
| FIXED ASSETS | | | |
| Tangible Fixed Assets | | 68,192 | 68,192 |
| CURRENT ASSETS | | | |
| Bank Current Account | | 17,263 | 16,790 |
| National Savings Investment Account | | 51,918 | 51,403 |
| | | 69,181 | 68,193 |

Approved by the trustees and signed on their behalf on Thursday 8th May 2025 and signed on their behalf by:-

Trustee



NOTES TO THE ACCOUNTS FOR THE YEAR ENDED 31 MARCH 2024**1. ACCOUNTING POLICIES****General**

These accounts have been prepared under the historic cost convention and in accordance with applicable accounting standards and the Statement of Recommended Practice, Accounting and Reporting by Charities (SORP 2000).

Fund Accounting

The charity has one general fund which consists of funds which the charity may use for its purposes at its discretion. It also keeps (within that fund) security deposits of £50 paid by regular hirers, and at the 31st March 2022 a total value of £1,000 is held.

Depreciation

No depreciation is charged on the freehold building as it is considered not material.

2. TANGIBLE FIXED ASSETS

| | Freehold Property |
|--|-------------------|
| COST | |
| As at 1 April 1952 | 10,257 |
| Structural additions: | |
| Main Kitchen & Toilets 1971 | 2,533 |
| Sunnylands Room 1999 | 11,000 |
| Disability Toilet 2007 | 5,000 |
| Replacement Windows 2020 | |
| Hall and Committee Room | 16,329 |
| Replace North Side of Roof 2023 | 14,988 |
| Replace Felt Roof Sunnylands Room 2024 | <u>8085</u> |
| NET BOOK VALUE | |
| At 31 March 2024 | 45,119 |
| | ----- |
| At 31 March 2025 | 68,182 |
| | ----- |

The freehold property was included in the accounts at a historic cost of £10,257 which was determined from research by the trustees.

3. TRUSTEES' REMUNERATION AND EXPENSES

The secretary to the charity, who is the wife of a trustee, was paid net wages of £7,379.12.

A total of £7,227.64 was paid/reimbursed to Members of the management trustees in the year for goods purchased and work done on behalf of the charity.

Apart from the above remuneration and caretaker cover and minor maintenance work, no other payment was made directly or indirectly out of the funds of the charity for the year to any trustee or to any person or persons known to be connected with any of them.

PINHOE COMMUNITY CENTRE - AMERICA HALL

England & Wales - Charity number 300926

Accounts

PINHOE COMMUNITY CENTRE AMERICA HALL & SUNNYLANDS ROOM

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ANNUAL REPORT AND ACCOUNTS

FOR THE YEAR

ENDED 31ST MARCH 2023

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Trustees' Annual Report for the Year Ended 31st March 2023

AIMS AND PURPOSE

The object of the Charity shall be the provision and maintenance of a village hall for the use of the inhabitants of the local Government Ward of Pinhoe and the immediate vicinity thereof (hereinafter called “the area of benefit”) 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.

The said land and building shall be held upon trust for the purposes of a village hall as aforesaid.

The charity is organised as an independent association of local residents with a managing committee comprising elected and nominated members.

STRUCTURE, GOVERNANCE AND MANAGEMENT

Pinhoe Community Centre – America Hall and Sunnylands Room is a hall serving the community administered by a committee elected annually and is situated at De La Rue Way, Pinhoe, Exeter.

REVIEW OF PROGRESS AND ACHIEVEMENTS

Bookings remain at a high level. Although we have lost some regular hirers these places were quickly filled.

This year the central heating boiler has been replaced. One section of the hall roof has also been replaced. We have new lights and fittings in the main hall. Once again we have been fortunate to receive grants which have helped towards the work that has been completed during the year

The utilities charges are increasing, gas, electric and water, making it hard to make ends meet. Along with the annual increases to the wages to comply with the National Living Wage. All these costs have to be met within our hire charges which we try and keep to a minimum.

We have kept up with the various regulations, licences, insurance, PPL/PRS, corporation tax and the Pension Regulator.

Trustees' Annual Report for the Year Ended 31st March 2023

FINANCIAL REVIEW

The accounts for the year show that we are now holding a total of £68,062.60 compared with £83,351.18 at the end of March 2022.

The following major item of capital expenditure were agreed at Trustee meetings and carried out:-

- a. Replacement central heating boiler.
- b. One section of the hall roof replaced.
- c. New curtains to the hall and foyer.
- d. Light fittings replaced in the main hall.

Future project for the coming year include:-

- a. Replace flat roof to Sunnylands Room.

STATEMENT OF TRUSTEES' RESPONSIBILITIES

Charity law requires the trustees to prepare financial statements for each financial year which give a true and fair view of the state of affairs of the charity at the year end and of its incoming resources and resources expended during that year. In preparing those financial statements, the trustees are required to:-

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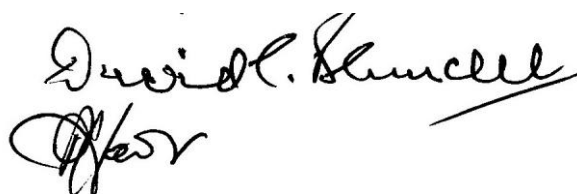
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Trustees' Annual Report for the Year Ended 31st March 2023**LEGAL AND ADMINISTRATIVE INFORMATION**

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| REGISTRATION NUMBER | 300926 | |
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| GOVERNING DOCUMENT | Declaration of trust dated 1 October 1948, as affected by supplemental declaration of trust dated 7 November 1953 and a scheme approved and established by the Charity Commissioners and sealed on 16 th April 1993. | |
| TRUSTEES | Management Committee of Trustees | |
| | Mr D Blundell - Chairman | Maranatha Church |
| | Mr P Hanson - Vice Chairman | Elected |
| | Mr R Hoad - Treasurer | Elected |
| | Mr I Roberts | Wine Circle |
| | <i>Resigned November 2022</i> Mr R Adams | Pantomime Society |
| | Mr D Wood | Pinhoe Labour Party |
| | Mrs J Thornett | Creative Crafts |
| | Mr R Williams | Elected |
| | Mr C Cutland | Elected |
| | Mrs S Cutland | Elected |
| | Mr P Howe | Sequence Dancing |
| | Mrs L Millan | Baby and Toddlers |
| | Mrs K Dorliac | Baby and Toddlers |
| SECRETARY | Mrs A Roberts from May 1976 | |
| CARETAKER | Mr R Oliver and Mr L Oliver from 21 st November 2021 | |
| BANKERS | Lloyds TSB Bank PLC, 234 High Street, Exeter, EX4 3NL | |
| INDEPENDENT EXAMINER | Mrs J Smith, 75 Hoopern Street, Exeter, EX4 4LU | |

The trustees' report was approved by the trustees on Tuesday 2nd May 2023 and signed on their behalf by:

Trustee:





Independent examiner's report on the accounts

Section A Independent Examiner's Report

| | | | |
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2. to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

** Please delete the words in the brackets if they do not apply.*

Signed: J Smith **Date:** 5/5/2023

Name: Mrs Joan Smith

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

Address: 75 Hopen Street
Exeter, EX4 4LU

**Statement of Account for
America Hall and Sunnylands Room - March 2023**

| Details | 2022 - 2023 | | 2021-2022 | |
|-------------------------------|---|---|--------------------------------------|---|
| | Income 1st April to 31st March | Expenditure 1st April to 31st March | Income 1st April to 31st March | Expenditure 1st April to 31st March |
| Hire of Halls | 47,786.73 | | 41,581.81 | |
| Grants and Donations | 5,000.00 | | 5,426.73 | |
| Credits | 0.00 | | 0.00 | |
| Interest | 54.92 | | 5.90 | |
| | | | | |
| Deposit Refunds | | 300.00 | | 414.00 |
| Wages - Caretaker | | 13,377.28 | | 13,273.63 |
| Wages - Secretary | | 6,804.20 | | 5,839.60 |
| Income Tax / Nat Insurance | | 2,284.80 | | 937.20 |
| Water Rates | | 2,962.79 | | 598.56 |
| Electric and Gas | | 6,155.43 | | 2,520.25 |
| Phone | | 339.06 | | 349.20 |
| Repairs and Maintenance | | 31,031.88 | | 16,401.44 |
| Cleaning Materials | | 1,334.51 | | 887.20 |
| Office Materials | | 117.63 | | 134.63 |
| Insurance | | 1,869.74 | | 1,623.57 |
| Licencing Fees / Subs | | 1,307.95 | | 463.88 |
| Refuse | | 244.96 | | 173.87 |
| | | | | |
| | | | | |
| Totals | 52,841.65 | 68,130.23 | 47,014.44 | 43,617.03 |

Excess of Income over Expenditure -15,288.58

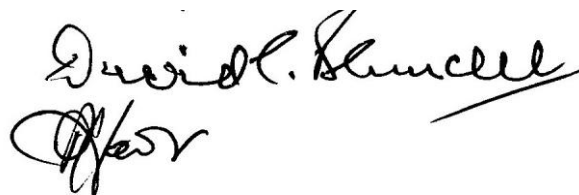
Bank and National Savings Balances

| | Lloyds | Nat Savings | Total |
|---------------------------------|---------------|------------------------|--------------|
| Brought forward 31st March 2022 | 24,339.59 | 59,011.59 | 83,351.18 |
| Balance as at 31st March 2023 | 8,996.09 | 59,066.51 | 68,062.60 |

| BALANCE SHEET | AT 31 MARCH | 2023 | 2022 |
|-------------------------------------|-------------|---------------|---------------|
| | | £ | £ |
| FIXED ASSETS | | | |
| Tangible Fixed Assets | | <u>45,119</u> | <u>45,119</u> |
| CURRENT ASSETS | | | |
| Bank Current Account | | 8,996 | 24,339 |
| National Savings Investment Account | | 59,066 | 59,005 |
| | | <u>68,062</u> | <u>83,350</u> |
| NET ASSETS | | <u>1,284</u> | <u>1,284</u> |
| FUNDS | | | |
| Unrestricted | | <u>1,284</u> | <u>1,284</u> |

Approved by the trustees and signed on their behalf on Tuesday 2nd May 2023 and signed on their behalf by:-

Trustee


David C. Lunnell

NOTES TO THE ACCOUNTS FOR THE YEAR ENDED 31 MARCH 2023**1. ACCOUNTING POLICIES****General**

These accounts have been prepared under the historic cost convention and in accordance with applicable accounting standards and the Statement of Recommended Practice, Accounting and Reporting by Charities (SORP 2000).

Fund Accounting

The charity has one general fund which consists of funds which the charity may use for its purposes at its discretion. It also keeps (within that fund) security deposits of £50 paid by regular hirers, and at the 31st March 2022 a total value of £1,050 is held.

Depreciation

No depreciation is charged on the freehold building as it is considered not material.

2. TANGIBLE FIXED ASSETS

| | Freehold Property |
|-----------------------------------|-------------------|
| COST | |
| As at 1 April 1952 | 10,257 |
| Structural additions: | |
| Main Kitchen & Toilets 1971 | 2,533 |
| Sunnylands Room 1999 | 11,000 |
| Disability Toilet 2007 | 5,000 |
| Replacement Windows 2020 | |
| Hall and Committee Room | <u>16,329</u> |
| DEPRECIATION | |
| At 1 April 2020 and 31 March 2021 | - |
| | ----- |
| NET BOOK VALUE | |
| At 31 March 2022 | 45,119 |
| | ----- |
| At 31 March 2023 | 45,119 |
| | ----- |

The freehold property was included in the accounts at a historic cost of £10,257 which was determined from research by the trustees.

3. TRUSTEES' REMUNERATION AND EXPENSES

The secretary to the charity, who is the wife of a trustee, was paid net wages of £6,804.20.

Apart from the above remuneration excluding caretaker cover and minor maintenance work, no payment was made directly or indirectly out of the funds of the charity for the year to any trustee or to any person or persons known to be connected with any of them.

PINHOE COMMUNITY CENTRE - AMERICA HALL

England & Wales - Charity number 300926

Accounts

PINHOE COMMUNITY CENTRE AMERICA HALL & SUNNYLANDS ROOM

Pinhoe Community Centre America Hall -Registered Charity Number 300926

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ANNUAL REPORT AND ACCOUNTS

FOR THE YEAR

ENDED 31ST MARCH 2022

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Trustees' Annual Report for the Year Ended 31st March 2022

AIMS AND PURPOSE

The object of the Charity shall be the provision and maintenance of a village hall for the use of the inhabitants of the local Government Ward of Pinhoe and the immediate vicinity thereof (hereinafter called “the area of benefit”) 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.

The said land and building shall be held upon trust for the purposes of a village hall as aforesaid.

The charity is organised as an independent association of local residents with a managing committee comprising elected and nominated members.

STRUCTURE, GOVERNANCE AND MANAGEMENT

Pinhoe Community Centre – America Hall and Sunnylands Room is a hall serving the community administered by a committee elected annually and is situated at De La Rue Way, Pinhoe, Exeter.

REVIEW OF PROGRESS AND ACHIEVEMENTS

A successful year despite the COVID restrictions of the previous years with bookings picking up and remaining at a high level.

Fortunate to have received the Government Grants that have been given to help with the loss of bookings during the COVID restrictions. Also fortunate to receive Ward Grants and a Devon County Councillor grant to help towards some of the work that has been carried out.

Electrical work following the inspection has been done to comply with regulations. Car park lines have been repainted. To comply with our insurance a fence has been installed to stop the windows on an adjoining property's windows opening out onto the grounds. There have also been many smaller maintenance jobs carried out.

During the year we have kept up with the various regulations, licences, insurance, PPL/PRS and the Pension Regulator. We have again successfully applied for the Discretionary Rate Relief.

Trustees' Annual Report for the Year Ended 31st March 2022

FINANCIAL REVIEW

The accounts for the year show that we are now holding a total of £83,351.18 compared with £79,953.77 at the end of March 2021.

The following major item of capital expenditure were agreed at Trustee meetings and carried out:-

- a. Electrical Work to comply with regulations.
- b. Car Park Lines repainted.
- c. Fence to protect hirers from windows opening onto the grounds.

Future project for the coming year include:-

- a. Replacement Heating Boiler. Deposit paid.
- b. New Curtains for the main hall and foyer.
- c. Roof Inspection.

STATEMENT OF TRUSTEES' RESPONSIBILITIES

Charity law requires the trustees to prepare financial statements for each financial year which give a true and fair view of the state of affairs of the charity at the year end and of its incoming resources and resources expended during that year. In preparing those financial statements, the trustees are required to:-

- a. select suitable accounting policies and then apply them consistently;
- b. make judgements and estimates that are reasonable and prudent;
- c. state whether applicable accounting standards and statements or recommended practice have been followed subject to any departures disclosed and explained in the financial statement
- d. prepare the financial statements on the going concern basis unless it is inappropriate to presume that the charity will continue in business.

The trustees are responsible for keeping proper accounting records which disclose with reasonable accuracy at any time the financial position of the charity and enable them to ensure that the financial statements comply with the Charities Act 1993. They are also responsible for safeguarding the assets of the charity and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

Trustees' Annual Report for the Year Ended 31st March 2022**LEGAL AND ADMINISTRATIVE INFORMATION**

| | | | |
|---|---|-----------------|---------------------|
| NAME | Pinhoe Community Centre – America Hall | | |
| REGISTRATION NUMBER | 300926 | | |
| PRINCIPAL ADDRESS | De La Rue Way, Pinhoe, Exeter, EX4 8PX | | |
| GOVERNING DOCUMENT | Declaration of trust dated 1 October 1948, as affected by supplemental declaration of trust dated 7 November 1953 and a scheme approved and established by the Charity Commissioners and sealed on 16 th April 1993. | | |
| TRUSTEES | Management Committee of Trustees | | |
| <i>Chairman to 21st November 2021</i> | Mr R Oliver | - Chairman | Elected |
| <i>Chairman from 27th January 2022</i> | Mr D Blundell | - Chairman | Maranatha Church |
| | Mr P Hanson | - Vice Chairman | Parent and Toddlers |
| | Mr R Hoad | - Treasurer | Elected |
| | Mr I Roberts | | Wine Circle |
| | Mr R Adams | | Pantomime Society |
| | Mr D Wood | | Pinhoe Labour Party |
| | Mr C Thorne | | Tea Dances |
| | Mrs J Thornett | | Creative Crafts |
| | Mr R Williams | | Elected |
| | Mr C Cutland | | Elected |
| | Mrs S Cutland | | Elected |
| | Mr P Howe | | Sequence Dancing |
| SECRETARY | Mrs A Roberts from May 1976 | | |
| CARETAKER | Mr R J Westgarth from May 2009 to 1 st September 2021 Mr R Oliver and Mr L Oliver from 21 st November 2021 | | |
| BANKERS | Lloyds TSB Bank PLC, 234 High Street, Exeter, EX4 3NL | | |
| INDEPENDENT EXAMINER | Mrs J Smith, 75 Hoopern Street, Exeter, EX4 4LU | | |

The trustees' report was approved by the trustees on Thursday 5th May 2022 and signed on their behalf on the 6th May 2022 by:

Trustee:

John Hoad
David C. Blundell



Independent examiner's report on the accounts

Section A

Independent Examiner's Report

**Report to the trustees/
members of**

Pinhoe Community Centre – America Hall & Sunnylands Room

**On accounts for the year
ended**

31st March 2022

**Charity no
(if any)**

300926

Set out on pages

5 and 6

**Respective
responsibilities of
trustees and examiner**

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

It is my responsibility to:

- examine the accounts under section 145 of the Charities Act,
- to follow the procedures laid down in the general Directions given by the Charity Commission (under section 145(5)(b) of the Charities Act, and
- to state whether particular matters have come to my attention.

**Basis of independent
examiner's statement**

My examination was carried out in accordance with general Directions given by the Charity Commission. An examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts, and seeking explanations from the trustees concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in an audit, and consequently no opinion is given as to whether the accounts present a 'true and fair' view and the report is limited to those matters set out in the statement below.

**Independent
examiner's statement**

In connection with my examination, no matter has come to my attention (other than that disclosed below *)

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

* Please delete the words in the brackets if they do not apply.

Signed:

J Smith

Date:

7th May 2022

Name:

Mrs Joan Smith

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

Address:

75 Hoopern Street, Exeter, EX4 4LU

| Statement of Account for America Hall and Sunnylands Room - March 2022 | | | | |
|---|--------------------------------------|---|--------------------------------------|---|
| | 2021 - 2022 | | 2020-2021 | |
| Details | Income 1st April to 31st March | Expenditure 1st April to 31st March | Income 1st April to 31st March | Expenditure 1st April to 31st March |
| Hire of Halls | 41,581.81 | | 11,827.77 | |
| Grants and Donations | 5,426.73 | | 31,164.52 | |
| Credits | 0.00 | | 1,095.84 | |
| Interest | 5.90 | | 421.77 | |
| | | | | |
| Deposit Refunds | | 414.00 | | 1,145.71 |
| Wages - Caretaker | | 13,273.63 | | 10,490.72 |
| Wages - Secretary | | 5,839.60 | | 5,451.60 |
| Income Tax / Nat Insurance | | 937.20 | | 1,213.20 |
| Water Rates | | 598.56 | | 342.63 |
| Electric and Gas | | 2,520.25 | | 4,158.92 |
| Phone | | 349.20 | | 387.70 |
| Repairs and Maintenance | | 16,401.44 | | 16,655.13 |
| Cleaning Materials | | 887.20 | | 115.07 |
| Office Materials | | 134.63 | | 1,526.88 |
| Insurance | | 1,623.57 | | 1,560.49 |
| Licencing Fees / Subs | | 463.88 | | 1,357.58 |
| Refuse | | 173.87 | | 68.92 |
| | | | | |
| | | | | |
| | | | | |
| Totals | 47,014.44 | 43,617.03 | 44,509.90 | 44,474.55 |
| | | | | |
| Excess of Income over Expenditure | | 3,397.41 | | |
| | | | | |
| Bank and National Savings Balances | | | | |
| | | Lloyds | Nat Savings | Total |
| Brought forward 31st March 2021 | | 20,948.08 | 59,005.69 | 79,953.77 |
| Balance as at 31st March 2022 | | 24,339.59 | 59,011.59 | 83,351.18 |

| BALANCE SHEET | AT 31 MARCH | 2022 | 2021 |
|-------------------------------------|-------------|----------------|----------------|
| | | £ | £ |
| FIXED ASSETS | | | |
| Tangible Fixed Assets | | <u>45,119</u> | <u>28,790</u> |
| CURRENT ASSETS | | | |
| Bank Current Account | | 24,339 | 20,948 |
| National Savings Investment Account | | 59,011 | 59,005 |
| | | <u>83,350</u> | <u>79,953</u> |
| NET ASSETS | | <u>1284,69</u> | <u>108,743</u> |
| FUNDS | | | |
| Unrestricted | | <u>1284,69</u> | <u>108,743</u> |

Approved by the trustees and signed on their behalf on Thursday 4th May 2022 and signed on their behalf on the 6th May 2022 by:-

Trustee

John Hoan
David C. Shindell

NOTES TO THE ACCOUNTS FOR THE YEAR ENDED 31 MARCH 2022**1. ACCOUNTING POLICIES****General**

These accounts have been prepared under the historic cost convention and in accordance with applicable accounting standards and the Statement of Recommended Practice, Accounting and Reporting by Charities (SORP 2000).

Fund Accounting

The charity has one general fund which consists of funds which the charity may use for its purposes at its discretion. It also keeps (within that fund) security deposits of £50 paid by regular hirers, and at the 31st March 2022 a total value of £1,500 is held.

Depreciation

No depreciation is charged on the freehold building as it is considered not material.

2. TANGIBLE FIXED ASSETS

| | Freehold Property |
|-----------------------------------|-------------------|
| COST | |
| As at 1 April 1952 | 10,257 |
| Structural additions: | |
| Main Kitchen & Toilets 1971 | 2,533 |
| Sunnylands Room 1999 | 11,000 |
| Disability Toilet 2007 | 5,000 |
| Replacement Windows 2020 | |
| Hall and Committee Room | <u>16,329</u> |
| DEPRECIATION | |
| At 1 April 2020 and 31 March 2021 | - |
| | ----- |
| NET BOOK VALUE | |
| At 31 March 2021 | 45,119 |
| | ----- |
| At 31 March 2022 | 45,119 |
| | ----- |

The freehold property was included in the accounts at a historic cost of £10,257 which was determined from research by the trustees.

3. TRUSTEES' REMUNERATION AND EXPENSES

The secretary to the charity, who is the wife of a trustee, was paid net wages of £5,839.60

Apart from the above remuneration excluding caretaker cover and minor maintenance work, no payment was made directly or indirectly out of the funds of the charity for the year to any trustee or to any person or persons known to be connected with any of them.

PINHOE COMMUNITY CENTRE - AMERICA HALL

England & Wales - Charity number 300926

Accounts

PINHOE COMMUNITY CENTRE AMERICA HALL & SUNNYLANDS ROOM

Pinhoe Community Centre America Hall -Registered Charity Number 300926

De La Rue Way, Pinhoe, Exeter, EX4 8PX

www.americahall.co.uk



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ANNUAL REPORT AND ACCOUNTS

FOR THE YEAR

ENDED 31ST MARCH 2021

| CONTENT | PAGES |
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| Trustees' annual report | 1 – 3 |
| Independent examiner's report | 4 |
| Statement of financial activities | 5 |
| Balance Sheet | 6 |
| Notes to the accounts | 7 |

Trustees' Annual Report for the Year Ended 31st March 2021

AIMS AND PURPOSE

The object of the Charity shall be the provision and maintenance of a village hall for the use of the inhabitants of the local Government Ward of Pinhoe and the immediate vicinity thereof (hereinafter called “the area of benefit”) 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.

The said land and building shall be held upon trust for the purposes of a village hall as aforesaid.

The charity is organised as an independent association of local residents with a managing committee comprising elected and nominated members.

STRUCTURE, GOVERNANCE AND MANAGEMENT

Pinhoe Community Centre – America Hall and Sunnylands Room is a hall serving the community administered by a committee elected annually and is situated at De La Rue Way, Pinhoe, Exeter.

REVIEW OF PROGRESS AND ACHIEVEMENTS

Due to the COVID restrictions we were not able to hold our Annual General Meeting in 2020. The financial report was independently examined, the Annual Report completed and sent to the Charity Commission.

We thank those of our regular hirers that have been able to continue when restrictions allowed and those who are to return when further restrictions allow. We have been very fortunate to have received the grants that the Government have given through the rating system. This along with donations from hirers as managed to keep us solvent.

During the year we have kept up with the various regulations, licences, insurance, PPL/PRS and the Pension Regulator. We have again successfully applied for the Discretionary Rate Relief.

Windows in the main hall and committee room were replaced in August. Fire appliances and alarms are checked annually along with the gas appliances. The electrical inspection was recently carried out.

Trustees' Annual Report for the Year Ended 31st March 2021

FINANCIAL REVIEW

The accounts for the year show that we are now holding a total of £79,953.77 compared with £79,918.42 at the end of March 2020.

The following major item of capital expenditure were agreed at Trustee meetings and carried out:-

- a. Replacement windows in the main hall and committee room.
- b. Electrical Inspection.

Future project for the coming year include the update or some electrical work and looking into the costings to replace curtains in the main hall.

STATEMENT OF TRUSTEES' RESPONSIBILITIES

Charity law requires the trustees to prepare financial statements for each financial year which give a true and fair view of the state of affairs of the charity at the year end and of its incoming resources and resources expended during that year. In preparing those financial statements, the trustees are required to:-

- a. select suitable accounting policies and then apply them consistently;
- b. make judgements and estimates that are reasonable and prudent;
- c. state whether applicable accounting standards and statements or recommended practice have been followed subject to any departures disclosed and explained in the financial statement
- d. prepare the financial statements on the going concern basis unless it is inappropriate to presume that the charity will continue in business.

The trustees are responsible for keeping proper accounting records which disclose with reasonable accuracy at any time the financial position of the charity and enable them to ensure that the financial statements comply with the Charities Act 1993. They are also responsible for safeguarding the assets of the charity and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

Trustees' Annual Report for the Year Ended 31st March 2021**LEGAL AND ADMINISTRATIVE INFORMATION**

| | | |
|----------------------|---|---------------------------------|
| NAME | Pinhoe Community Centre – America Hall | |
| REGISTRATION NUMBER | 300926 | |
| PRINCIPAL ADDRESS | De La Rue Way, Pinhoe, Exeter, EX4 8PX | |
| GOVERNING DOCUMENT | Declaration of trust dated 1 October 1948, as affected by supplemental declaration of trust dated 7 November 1953 and a scheme approved and established by the Charity Commissioners and sealed on 16 th April 1993. | |
| TRUSTEES | Management Committee of Trustees | |
| | Mr C Thorne - Chairman | Tea Dances |
| | Mr R Oliver - Vice Chairman | Elected |
| | Mr B Wilson - Treasurer | Elected |
| | Mr I Roberts | Wine Circle |
| | Mr R Guerin | Elected |
| | Mr R Adams | Pantomime Society |
| | Mrs C Hanson | Parent and Toddlers |
| | Mr D Wood | Pinhoe Labour Party |
| | Mrs J Thornett | Creative Crafts |
| | Mr P Hanson | Elected |
| | Mr D Downing | Elected |
| | Mr R Williams | Co-opted 24 th Sept |
| | Mr C Cutland | Co-opted 11 th March |
| | Mrs S Cutland | co-opted 11 th March |
| SECRETARY | Mrs A Roberts from May 1976 | |
| CARETAKER | Mr R J Westgarth from May 2009 | |
| BANKERS | Lloyds TSB Bank PLC, 234 High Street, Exeter, EX4 3NL | |
| INDEPENDENT EXAMINER | Mrs J Smith, 75 Hoopern Street, Exeter, EX4 4LU | |

The trustees' report was approved by the trustees on Friday 28th May 2021 and signed on their behalf by:

Trustee:






Independent examiner's report on the accounts

Section A Independent Examiner's Report

Report to the trustees/ members of Pinhoe Community Centre – America Hall & Sunnylands Room

On accounts for the year ended 31st March 2021 **Charity no (if any)** 300926

Set out on pages 5 and 6

Respective responsibilities of trustees and examiner The charity's trustees are responsible for the preparation of the accounts. The charity's trustees consider that an audit is not required for this year under section 144 of the Charities Act 2011 (the Charities Act) and that an independent examination is needed.

It is my responsibility to:

- examine the accounts under section 145 of the Charities Act,
- to follow the procedures laid down in the general Directions given by the Charity Commission (under section 145(5)(b) of the Charities Act, and
- to state whether particular matters have come to my attention.

Basis of independent examiner's statement My examination was carried out in accordance with general Directions given by the Charity Commission. An examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts, and seeking explanations from the trustees concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in an audit, and consequently no opinion is given as to whether the accounts present a 'true and fair' view and the report is limited to those matters set out in the statement below.

Independent examiner's statement In connection with my examination, no matter has come to my attention (other than that disclosed below *)

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

* Please delete the words in the brackets if they do not apply.

Signed: J Smith **Date:** 4th June 2021

Name: Mrs Joan Smith

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

Address: 75 Hoopern Street, Exeter, EX4 4LU

Statement of Account for America Hall and Sunnylands Room - March 2021

| Details | 2020 - 2021 | | 2019-2020 | |
|-------------------------------|---|---|--------------------------------------|---|
| | Income 1st April to 31st March | Expenditure 1st April to 31st March | Income 1st April to 31st March | Expenditure 1st April to 31st March |
| Hire of Halls | 11,827.77 | | 45,670.43 | |
| Grants and Donations | 31,164.52 | | 1,000.00 | |
| Credits | 1,095.84 | | 1,399.00 | |
| Interest | 421.77 | | 455.49 | |
| | | | | |
| Deposit Refunds | | 1,145.71 | | 368.29 |
| Wages - Caretaker | | 10,490.72 | | 13,320.85 |
| Wages - Secretary | | 5,451.60 | | 5,581.80 |
| Income Tax / Nat Insurance | | 1,213.20 | | 1,382.95 |
| Water Rates | | 342.63 | | 998.76 |
| Electric and Gas | | 4,158.92 | | 7,529.96 |
| Phone | | 387.70 | | 412.43 |
| Repairs and Maintenance | | 16,655.13 | | 10,756.75 |
| Cleaning Materials | | 115.07 | | 1,298.33 |
| Office Materials | | 1,526.88 | | 667.98 |
| Insurance | | 1,560.49 | | 1,544.58 |
| Licencing Fees / Subs | | 1,357.58 | | 1,439.82 |
| Refuse | | 68.92 | | 248.81 |
| | | | | |
| | | | | |
| | | | | |
| Totals | 44,509.90 | 44,474.55 | 48,524.92 | 45,551.31 |

Excess of Income over Expenditure 35.35

Bank and National Savings Balances

| | Lloyds | Nat Savings | Total |
|---------------------------------|-----------|----------------|-----------|
| Brought forward 31st March 2020 | 21,334.50 | 58,583.92 | 79,918.42 |
| Balance as at 31st March 2021 | 20,948.08 | 59,005.69 | 79,953.77 |

| BALANCE SHEET | AT 31 MARCH | 2021 | 2020 |
|-------------------------------------|-------------|----------------|----------------|
| | | £ | £ |
| FIXED ASSETS | | | |
| Tangible Fixed Assets | | <u>28,790</u> | <u>28,790</u> |
| CURRENT ASSETS | | | |
| Bank Current Account | | 20,948 | 21,334 |
| National Savings Investment Account | | 59,005 | 58,583 |
| | | <u>79,953</u> | <u>79,918</u> |
| NET ASSETS | | <u>108,743</u> | <u>108,708</u> |
| FUNDS | | | |
| Unrestricted | | <u>108,743</u> | <u>108,708</u> |

Approved by the trustees and signed on their behalf on Friday 28th May 2021 by:-

Trustee



NOTES TO THE ACCOUNTS FOR THE YEAR ENDED 31 MARCH 2020**1. ACCOUNTING POLICIES****General**

These accounts have been prepared under the historic cost convention and in accordance with applicable accounting standards and the Statement of Recommended Practice, Accounting and Reporting by Charities (SORP 2000).

Fund Accounting

The charity has one general fund which consists of funds which the charity may use for its purposes at its discretion. It also keeps (within that fund) security deposits of £50 paid by regular hirers, and at the 31st March 2020 a total value of £1,450 is held.

Depreciation

No depreciation is charged on the freehold building as it is considered not material.

2. TANGIBLE FIXED ASSETS

| | Freehold Property |
|-----------------------------------|-------------------|
| COST | |
| As at 1 April 1952 | 10,257 |
| Structural additions: | |
| Main Kitchen & Toilets 1971 | 2,533 |
| Sunnylands Room 1999 | 11,000 |
| Disability Toilet 2007 | <u>5,000</u> |
| At 1 April 2013 and 31 March 2014 | 28,790 |
| | ----- |
| DEPRECIATION | |
| At 1 April 2013 and 31 March 2014 | - |
| | ----- |
| NET BOOK VALUE | |
| At 31 March 2018 | 28,790 |
| | ----- |
| At 31 March 2019 | 28,790 |
| | ----- |

The freehold property was included in the accounts at a historic cost of £10,257 which was determined from research by the trustees.

3. TRUSTEES' REMUNERATION AND EXPENSES

The secretary to the charity, who is the wife of a trustee, was paid net wages of £5451.60.

Apart from the above remuneration excluding caretaker cover and minor maintenance work, no payment was made directly or indirectly out of the funds of the charity for the year to any trustee or to any person or persons known to be connected with any of them.