

BANSTEAD COMMUNITY ASSOCIATION

England & Wales · Charity number 304970

Details

Status Registered

Legal form Other

Registered 1965-04-23

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

Contact

Address Court Field
De Burgh Park
Banstead
Surrey
SM7 2PP

Phone 01737 358742

Activities

Objects: (A) FOR THE BENEFIT OF THE INHABITANS RESIDENT IN THE AREA OF THE NORTH EAST AND SOUTH EAST WARDS OF BANSTEAD URBAN DISTRICT WITHOUT DISTINCTION OF SEX OR OF POLITICAL, RELIQUIOUS OR OTHER OPINIONS BY ASSOCIATING THE LOCAL AUTHORITIES, VOLUNTARY ORGANISATIONS AND INHABITANTS IN A COMMON EFFORT TO ADVANCE EDUCATION AND TO PROVIDE FACILITIES IN THE INTERESTS OF SOCIAL WELFARE FOR RECREATION AND LEISURE-TIME OCCUPATION WITH TH OBJECT OF IMPROVING THE CONDITIONS OF LIFE FOR THE SAID INHABITANTS. (B) TO ESTABLISH OR TO SECURE THE ESTABLISHMENT OF A COMMUNITY CENTRE AND TO MAINTAIN AND MANAGE OR TO CO-OPERATE WITH ANY LOCAL STATUTORY AUTHORITY IN THE MAINTENANCE AND MANAGEMENT OF SUCH A CENTRE FOR ACTIVITIES PROMOTED BY THE SAID ASSOCIATION AND ITS CONSTITUENT BODIES IN FURTHERANCE OF THE ABOVE OBJECTS.

Activities: BCA is principally involved in providing a Community Hall to accommodate the activities of its Constituent Groups, as well as providing space for other activities of interest to the residents of Banstead and the surrounding areas both through local charities and on a commercial basis. The programme covers a broad range of leisure and sporting activities and is well supported.

Classification

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

Geography

- **Area of benefit:** SEE OBJECTS
- Surrey

Finances

Period end	Income	Expenditure	Assets	Employees
2025-12-31	£110,003	£88,079	-	-
2024-12-31	£110,003	£88,079	-	-
2023-12-31	£91,298	£62,022	-	-
2022-12-31	£71,282	£94,468	-	-
2021-12-31	£50,070	£51,574	-	-

Trustees

Name	Role	Appointed
David Gabriel Crowley	Chair	2020-03-18
Alan Frost		2016-10-28
Anne Ford		2015-03-18
Barbara Salmon		2025-05-26
DAVID STANLEY PETERKEN		
David Talbot		2019-02-15
Gail Fraser		2019-01-25
Jonathan James Collins		2022-07-18
MAURICE TREVOR OWEN		
Malcolm Ash		2017-03-15
Malcolm John CUNNINGS		
Pamela Ann Parker		2023-08-08
RODERICK ARTHUR McFARLANE		2020-09-01
Robert Collier		2018-03-20
SAM WALSH		
Sally Anne Parker		2026-06-17
Sarah Mary Mewett		2025-03-19
Sheila Elizabeth Pendray Banton		2025-11-12
William Benjamin Mills		2018-04-18

Accounts

BANSTEAD COMMUNITY ASSOCIATION

Registered Charity No. 304970
Banstead Community Hall, Park Road,
Banstead Surrey SM7 3AJ

Trustees Annual Report for the year ending 31st December 2025

Constitutional matters

The Trustees present their report for the year together with the annual accounts which have been prepared in accordance with the provisions of our Constitution, the Charities Act and the recommendations of the Charities Commission.

No changes have been made to the Constitution and the version adopted in March 1999 remains in force.

The Constitution requires that the hall be properly maintained to promote the benefit of the inhabitants of Banstead Village and the surrounding area, to advance education and to provide facilities in the interests of social welfare for recreation and leisure-time occupation with the object of improving the conditions of life for the said inhabitants.

The Trustees (Council) who served during the year are listed in Appendix A and met 3 times in the year. The Executive Committee met on a further 7 occasions.

Community Activities

The main users of the hall continue to cover a broad range of activities such as dance classes for children and adults, a playgroup, bridge, furnishing classes, fitness classes, badminton, concerts, line dancing, short mat bowls, lectures, theatrical performances, art exhibitions, horticultural shows and flower arranging as well as classes arranged by U3A, a baby signing group and a bible reading group. The Hall is also let to local charities and to other users on a casual basis.

Constituent groups and local charities benefit from discounted rates of hire, whereas other users pay the full commercial rate. The Hall is also available for children's parties, family parties and other activities. However, following previous incidents, we do not accept bookings for teenage parties.

The occupancy rate of the main hall for the year was approximately 82%

The 43rd Banstead Combined Charities Christmas Event was held under our auspices in October. Again, fewer Charities participated, but those that did raised around

BANSTEAD COMMUNITY ASSOCIATION

£2,557 for their activities and we look forward to continuing success with this locally important annual event.

In the view of the Trustees, the Community Association continues to provide a wide spectrum of public benefit to local residents, both from its main activity in running the Community Hall and from its support of the Combined Charities Christmas Event.

Property Activities

The Trustees regularly review the condition of the Hall and its furniture and equipment with the aim of maintaining a satisfactory state of repair. This year new curtains for the whole premises were ordered, the car park was relined, including increasing the number of disabled parking spaces and the main hall walls had been redecorated. Repairs and redecoration in the area around Dressing Room 1 were undertaken following an incursion of rainwater.

The Reigate and Banstead Council Development Management Plan, in which the Council may possibly wish to approve a proposal to partly redevelop our site for housing at some time in the future. The Plan was agreed by the Reigate and Banstead Council in September 2019.

It should be noted that there is a procedure underway from the Government to replace the current local councils in Surrey with two unitary authorities, East Surrey and West Surrey, effective from 2027. The area covered by Reigate and Banstead Council, together with Epsom & Ewell, Tandridge, Elmbridge and Mole Valley will together form East Surrey.

Our lease on the site expired in November 2023. However, some of our users for shows, lectures concerts and demonstrations need to book capacity up to two years ahead. Reigate and Banstead Council (RBBC) had appointed an officer to deal with the renewal, but no proposal has been forthcoming.

RBBC are also currently undertaking a policy named Community Asset Transfer (CAT). This is a non-statutory process by which the council seeks to transfer the responsibility for, or ownership of, land or buildings to a Voluntary, Community and Faith Sector organisation or a Town or Parish Council.

We have made an application for a transfer of the asset, (the Hall), under this policy.

BANSTEAD COMMUNITY ASSOCIATION

Financial Report

The receipts and payments account shows incoming and outgoing cash and explains the change in our bank and deposit balances.

Total receipts for the year were £109,769 (2024: £110,003). Costs, at £91,666 (2024: £88,079) were similar to the previous year, with the part cost of replacing the stage curtains offsetting the 2024 cost of replacing the chairs. Net receipts in the year were £18,103 (2024: £21,924) increasing cash funds from £129,285 to £147,388, of which £302 is restricted (2024: £360).

Unrestricted cash reserves are maintained at a level sufficient to:

- Cover running costs in times of income shortfall – equivalent to 6 months running costs (£30,000);
- Cover significant increases in running costs that cannot immediately be passed on to users of the hall (£30,000);
- Fund urgent or unforeseen expenses (£20,000);
- Contribute to planned maintenance (to a maximum of £100,000)

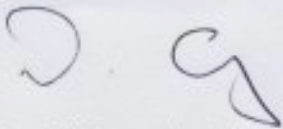
Trustees monitor reserve levels regularly. Any use of reserves, especially outside the target range, must be approved and recorded by the Trustees.

The annual accounts, which are independently examined in accordance with the Charity Commission requirements, set out the financial position in more detail.

Summary

The Association continues to serve the community. Feedback from the community and from users of our facilities remains encouraging and we intend to build on this to promote new usage of the Hall. Our key personnel remain in place.

This Trustees' Report has been approved at the Executive Committee meeting on 18th February 2026 and is signed on behalf of the Trustees by:



David Crowley Chairman



Robert Collier Treasurer

BANSTEAD COMMUNITY ASSOCIATION

Annual accounts for the year ended 31 December 2025

Receipts and payments account

	2025		2024
	Unrestricted	Restricted	Total
Receipts			
Hiring fees	93,086	-	93,086
Interest received	5,354	-	5,354
Donations (including for car parking)	5,170	-	5,170
Solar panels	2,152	-	2,152
Subscriptions and fees	328	-	328
Insurance proceeds	3,110	-	3,110
500 Club receipts	-	318	318
Banstead Combined Charities Christmas Event receipts	-	251	251
Total receipts	109,200	569	109,769
Payments			
Deposit returns and cancellations	(7,478)	-	(7,478)
Rent	(160)	-	(160)
Rates and water	(2,599)	-	(2,599)
Energy	(7,815)	-	(7,815)
Insurance	(2,769)	-	(2,769)
Telephone, postage and printing	(543)	-	(543)
Hall running	(26,943)	-	(26,943)
Hall repair	(8,678)	-	(8,678)
Wages and statutory contributions (average number of employees 3 (2024: 3))	(13,019)	-	(13,019)
500 Club prizes	-	(185)	(185)
Banstead Combined Charities Christmas Event payments	-	(277)	(277)
Hall improvements	(21,200)	-	(21,200)
Total payments	(91,204)	(462)	(91,666)
Net cash received	17,996	107	18,103
Transfers between funds			
BCA 500 Club proceeds transferred to the main account	165	(165)	-
Cash funds last year end	128,925	360	129,285
Cash funds this year end	£ 147,086	£ 302	£ 147,388

BANSTEAD COMMUNITY ASSOCIATION

Annual accounts for the year ended 31 December 2025

Statement of assets and liabilities at the end of the year

	2025			2024
	Unrestricted	Restricted	Total	Total
<u>Cash funds</u>				
Cash in hand	106	-	106	-
Cash at bank and on deposit	146,980	302	147,282	129,285
	<u>£ 147,086</u>	<u>£ 302</u>	<u>£ 147,388</u>	<u>£ 129,285</u>
 <u>Restricted funds</u>				
500 Club		178		210
Banstead Combined Charities Christmas Event		124		150
		<u>£ 302</u>		<u>£ 360</u>

Assets retained by the Association

The Association is responsible for the hall and car park under a full repairing lease agreement with Reigate and Banstead Borough Council. The hall is insured for £2,027,272 and contents for £70,420.

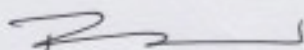
	2025	2024
<u>Debtors</u>		
Debtors	-	3,110
Prepayments and deposits	13,475	-
	<u>£ 13,475</u>	<u>£ 3,110</u>

In 2025, £13,475 was paid as a deposit for replacement stage curtains. A further £13,475 will be paid in 2026.

	2025	2024
<u>Liabilities</u>		
Creditors - amounts paid after the year end relating to the prior year	(1,234)	(5,101)
Hall deposits - amounts received in the respect of hall hire for the following year	(2,552)	(4,725)
	<u>£ (3,786)</u>	<u>£ (9,826)</u>

	2025	2024
<u>Net hiring income</u>		
Received	93,086	96,823
Refunds	(7,478)	(6,637)
Change in hall deposits during the year	2,173	(1,114)
Net hiring income	<u>£ 87,781</u>	<u>£ 89,072</u>

Approved by the Executive Committee 18 February 2026 and signed on its behalf



Robert Collier

BANSTEAD COMMUNITY ASSOCIATION

Independent examiner's report on the accounts

I report to the trustees on my examination of the accounts of Banstead Community Association ("the Association") for the year ended 31 December 2025 comprising the receipts and payments account and the statement of assets and liabilities at the end of the year.

Responsibilities and basis of report

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

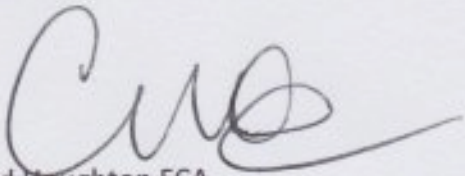
I report in respect of my examination of the Association's accounts, comprising the Receipts and Payments Account and the Statement of Assets and Liabilities, carried out under section 145 of the Act and in carrying out my examination, I have followed the applicable directions given by the Charity Commission 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.



Clifford Houghton FCA

Date: 11 March 2026

BANSTEAD COMMUNITY ASSOCIATION

Appendix A

Trustees who served in the year 2025

SERVED FOR THE WHOLE YEAR

David Crowley*	Chairman
Malcolm Ash	Elected Member
Alice Baines	Elected Member
Barbara Belcher	Banstead Neville Bowls
Diana Bowes*	Arts Society Chipstead
Robert Collier*	Treasurer
Jon Collins	Banstead Art Group
Malcolm Cunnings*	Vice Chairman
Anne Ford*	Elected Member
Gail Fraser	Banstead Flower Club
Alan Frost	Banstead Short Mat Bowls
Rod McFarlane	Banstead Arts Festival Society
Bill Mills*	All Saints Church
Maurice Owen	BCA Badminton
Pam Parker*	U3A
David Peterken	Banstead Horticultural Society
David Talbot*	Banstead Village Residents Association
Sam Walsh	Reigate and Banstead Borough Council

An asterisk * denotes a member of the Executive Committee, elected by the Trustees at their meeting on 20th March 2025. Executive Committee elections take place annually in March.

RESIGNED OR DIED DURING THE YEAR

Phillip Watts

APPOINTED DURING THE YEAR

Phillip Watts
Barbara Salmon
Sarah Mewett
Sheila Banton

Accounts

BANSTEAD COMMUNITY ASSOCIATION

Registered Charity No. 304970
Banstead Community Hall, Park Road,
Banstead Surrey SM7 3AJ

Trustees Annual Report for the year ending 31st December 2024

Constitutional matters

The Trustees present their report for the year together with the annual accounts which have been prepared in accordance with the provisions of our Constitution, the Charities Act and the recommendations of the Charities Commission.

No changes have been made to the Constitution and the version adopted in March 1999 remains in force.

The Constitution requires that the hall be properly maintained to promote the benefit of the inhabitants of Banstead Village and the surrounding area, to advance education and to provide facilities in the interests of social welfare for recreation and leisure-time occupation with the object of improving the conditions of life for the said inhabitants.

The Trustees (Council) who served during the year are listed in Appendix A and met 3 times in the year. The Executive Committee met on a further 7 occasions.

Community Activities

The main users of the hall continue to cover a broad range of activities such as dance classes for children and adults, a playgroup, bridge, furnishing classes, fitness classes, badminton, concerts, line dancing, short mat bowls, lectures, theatrical performances, art exhibitions, horticultural shows and flower arranging as well as classes arranged by U3A, a baby signing group and a bible reading group. The Hall is also let to local charities and to other users on a casual basis.

Constituent groups and local charities benefit from discounted rates of hire, whereas other users pay the full commercial rate. The Hall is also available for children's parties, family parties and other activities. However, following previous incidents, we do not accept bookings for teenage parties.

The occupancy rate of the main hall for the year was approximately 80%.

The 42nd Banstead Combined Charities Christmas Event was held under our auspices in October. Again, fewer Charities participated, but those that did raised around

BANSTEAD COMMUNITY ASSOCIATION

£2,048 for their activities and we look forward to continuing success with this locally important annual event.

In the view of the Trustees, the Community Association continues to provide a wide spectrum of public benefit to local residents, both from its main activity in running the Community Hall and from its support of the Combined Charities Christmas Event.

Property Activities

The Trustees regularly review the condition of the Hall and its furniture and equipment with the aim of maintaining a satisfactory state of repair. This year new chairs were purchased; the drop-down projection screen was replaced and the kitchen cupboard doors renewed. Repairs and redecoration in the area around Dressing Room 1 were undertaken following an incursion of rainwater.

Future investment will take note of the Reigate and Banstead Council Development Management Plan, in which the Council may possibly wish to approve a proposal to partly redevelop our site for housing at some time in the future. The Plan was agreed by the Reigate and Banstead Council in September 2019.

Our lease on the site expired in November 2023. However, some of our users for shows, lectures concerts and demonstrations need to book capacity up to two years ahead. Reigate and Banstead Council had appointed an officer to deal with the renewal, but no proposal has been forthcoming.

Financial Report

The receipts and payments account shows incoming and outgoing cash and explains the change in our bank and deposit balances.

Total receipts for the year were £110,003 (2023: £91,298). Costs, at £88,079 (2023: £62,022) were higher than the previous year, primarily because of the cost of replacing the chairs. Net receipts in the year were £21,924 (2023: £29,276) increasing cash funds from £107,361 to £129,285, of which £360 is restricted (2023: £307). Cash reserves are held for the ongoing maintenance and further investment in the hall.

The annual accounts, which are independently examined in accordance with the Charity Commission requirements, set out the financial position in more detail.

BANSTEAD COMMUNITY ASSOCIATION

Summary

The Association continues to serve the community. Feedback from the community and from users of our facilities remains encouraging and we intend to build on this to promote new usage of the Hall. Our key personnel remain in place.

This Trustees' Report has been approved at the Annual General Meeting of the BCA on 19th March 2025 and is signed on behalf of the Trustees by:



David Crowley Chairman



Robert Collier Treasurer

BANSTEAD COMMUNITY ASSOCIATION

Annual accounts for the year ended 31 December 2024

Receipts and payments account

	2024		2023	
	Unrestricted	Restricted	Total	Total
Receipts				
Hiring fees	96,823	-	96,823	81,531
Interest received	3,649	-	3,649	1,467
Donations (including for car parking)	6,318	-	6,318	2,335
Solar panels	2,090	-	2,090	4,434
Subscriptions and fees	333	-	333	532
500 Club receipts	-	358	358	407
Banstead Combined Charities Christmas Event receipts	-	432	432	592
Total receipts	109,213	790	110,003	91,298
Payments				
Deposit returns and cancellations	(6,637)	-	(6,637)	(3,835)
Rent	(160)	-	(160)	(160)
Rates and water	(2,103)	-	(2,103)	(2,256)
Energy	(6,985)	-	(6,985)	(5,122)
Insurance	(2,596)	-	(2,596)	(2,472)
Telephone, postage and printing	(544)	-	(544)	(910)
Hall running	(25,848)	-	(25,848)	(20,754)
Hall repair	(10,247)	-	(10,247)	(3,300)
Wages and statutory contributions (average number of employees 3 (2023: 3))	(12,092)	-	(12,092)	(14,778)
500 Club prizes	-	(165)	(165)	(230)
Banstead Combined Charities Christmas Event payments	-	(377)	(377)	(593)
Hall improvements	(20,325)	-	(20,325)	(7,612)
Total payments	(87,537)	(542)	(88,079)	(62,022)
Net cash received	21,676	248	21,924	29,276
Transfers between funds				
BCA 500 Club proceeds transferred to the main account	195	(195)	-	-
Cash funds last year end	107,054	307	107,361	78,085
Cash funds this year end	£ 128,925	£ 360	£ 129,285	£ 107,361

BANSTEAD COMMUNITY ASSOCIATION

Annual accounts for the year ended 31 December 2024

Statement of assets and liabilities at the end of the year

	2024			2023
	Unrestricted	Restricted	Total	Total
<u>Cash funds</u>				
Cash at bank and on deposit	£ 128,925	£ 360	£ 129,285	£ 107,361
 <u>Restricted funds</u>				
500 Club		210		212
Banstead Combined Charities Christmas Event		150		95
		<u>£ 360</u>		<u>£ 307</u>

Assets retained by the Association

The Association is responsible for the hall and car park under a full repairing lease agreement with Reigate and Banstead Council. The hall is insured for £1,960,611 and contents for £62,606.

		2024	2023
<u>Debtors</u>	Insurance proceeds received after the year end	£ 3,110	-
 <u>Liabilities</u>		2024	2023
Creditors	- amounts paid after the year end relating to the prior year *	(5,101)	(1,796)
Hall deposits	- amounts received in the respect of hall hire for the following year	(4,725)	(3,611)
		<u>£ (9,826)</u>	<u>£ (5,407)</u>

* includes £3,360 in relation to repairs part covered by insurance.

	2024	2023
<u>Net hiring income</u>		
Received	96,823	81,531
Refunds	(6,637)	(3,835)
Change in hall deposits during the year	(1,114)	(1,581)
Net hiring income	<u>£ 89,072</u>	<u>£ 76,115</u>

Approved by the Executive Committee 19 February 2025 and signed on its behalf



Robert Collier

BANSTEAD COMMUNITY ASSOCIATION

Independent examiner's report on the accounts

I report to the trustees on my examination of the accounts of Banstead Community Association ("the Association") for the year ended 31 December 2024 comprising the receipts and payments account and the statement of assets and liabilities at the end of the year.

Responsibilities and basis of report

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Clifford Houghton FCA

8 March 2025

BANSTEAD COMMUNITY ASSOCIATION

Appendix A

Trustees who served in the year 2024

SERVED FOR THE WHOLE YEAR

David Crowley*	Chairman
Malcolm Ash	Elected Member
Alice Baines	Elected Member
Barbara Belcher	Banstead Neville Bowls
Diana Bowes*	Arts Society Chipstead
Robert Collier*	Treasurer
Jon Collins	Banstead Art Group
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Maurice Owen	BCA Badminton
Pam Parker*	U3A
David Peterken	Banstead Horticultural Society
David Talbot*	Banstead Village Residents
Sam Walsh	Reigate and Banstead Borough Council

An asterisk * denotes a member of the Executive Committee, elected by the Trustees at their meeting on 20th March 2024. Executive Committee elections take place annually in March.

RESIGNED OR DIED DURING THE YEAR

None

APPOINTED DURING THE YEAR

None

Accounts

BANSTEAD COMMUNITY ASSOCIATION

Registered Charity No. 304970
Banstead Community Hall, Park Road,
Banstead Surrey SM7 3AJ

Trustees Annual Report for the year ending 31st December 2023

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The Constitution requires that the hall be properly maintained to promote the benefit of the inhabitants of Banstead Village and the surrounding area, to advance education and to provide facilities in the interests of social welfare for recreation and leisure-time occupation with the object of improving the conditions of life for the said inhabitants.

The Trustees (Council) who served during the year are listed in Appendix A and met 3 times in the year and the Executive Committee met on a further 7 occasions.

Community Activities

The main users of the hall continue to cover a broad range of activities such as dance classes for children and adults, a playgroup, bridge, furnishing classes, fitness classes, badminton, concerts, line dancing, short mat bowls, lectures, theatrical performances, exhibitions, horticultural shows and flower arranging as well as classes arranged by U3A , and a baby signing group. The Hall is also let to local charities and to other users on a casual basis.

Constituent groups and local charities benefit from discounted rates of hire, whereas other users pay the full commercial rate. The Hall is also available for children's parties, family parties and other activities. However, following previous incidents, we do not accept bookings for teenage parties.

The occupancy rate of the main hall for the year continues to move closer to its pre pandemic level of 80%.

BANSTEAD COMMUNITY ASSOCIATION

The 41st Banstead Combined Charities Christmas Event was held under our auspices in October. Although fewer Charities participated, those that did raised around £3,400 for their activities and we look forward to continuing success with this locally important annual event.

In the view of the Trustees, the Community Association continues to provide a wide spectrum of public benefit to local residents, both from its main activity in running the Community Hall and from its support of the Combined Charities Christmas Event.

Property Activities

The Trustees regularly review the condition of the Hall and its furniture and equipment with the aim of maintaining a satisfactory state of repair. This year there were no major items of expenditure. Some redecoration works were carried out following the rewiring in the prior year.

Future investment will have to take note of the Reigate and Banstead Council Development Management Plan, in which the Council might possibly wish to approve a proposal to partly redevelop our site for housing at some time after 2023. The Plan was agreed by the Reigate and Banstead Council in September 2019.

Our lease on the site expired in November 2023. However, some of our users for shows, lectures concerts and demonstrations need to book capacity up to two years ahead. Reigate and Banstead Council have appointed an officer to deal with the renewal, but despite repeated reminders from the Association a proposal has not been forthcoming.

Financial Report

The receipts and payments account shows incoming and outgoing cash and explains the change in our bank and deposit balances.

Total receipts for the year were £91,298 (2022: £71,282). Within receipts for 2023 was income of £4,434 from the solar panels on the hall roof which included income held over from 2022. Costs, at £62,022 (2022: £94,468) were significantly lower than the previous year, primarily because of the large re-wiring project in that year. Net receipts in the year were £29,276 (2022: net payment £23,186) increasing cash funds from £78,085 to £107,361. Cash reserves are held for the ongoing maintenance and further investment in the hall.

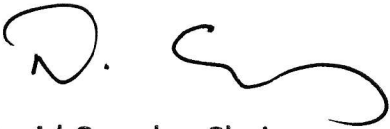
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BANSTEAD COMMUNITY ASSOCIATION

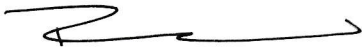
Summary

The Association continues to serve the community. Feedback from the community and from users of our facilities remains encouraging and we intend to build on this to promote new usage of the Hall. Our key personnel remain in place.

The Trustees have given authority to the Executive Committee to draw up the Annual Report. This Trustees' Report has been approved by the Executive Committee of the BCA on 4th March 2024 and is signed on behalf of the Trustees by:

A handwritten signature in black ink, appearing to be 'D. Crowley', with a stylized flourish at the end.

David Crowley Chairman

A handwritten signature in black ink, appearing to be 'R. Collier', with a horizontal line extending to the right.

Robert Collier Treasurer

4 March 2024

BANSTEAD COMMUNITY ASSOCIATION

Annual accounts for the year ended 31 December 2023

Receipts and payments account

	2023		2022
	Unrestricted	Restricted	Total
Receipts			
Hiring fees	81,531	-	81,531
Interest received	1,467	-	1,467
Government grants and donations	2,335	-	2,335
Solar panels	4,434	-	4,434
Subscriptions and fees	532	-	532
500 Club receipts	-	407	407
Banstead Combined Charities Christmas Event receipts	-	592	592
Total receipts	90,299	999	91,298
Payments			
Deposit returns and cancellations	(3,835)	-	(3,835)
Rent	(160)	-	(160)
Rates and water	(2,256)	-	(2,256)
Energy	(5,122)	-	(5,122)
Insurance	(2,472)	-	(2,472)
Telephone, postage and printing	(910)	-	(910)
Hall running	(20,754)	-	(20,754)
Hall repair	(3,300)	-	(3,300)
Wages and statutory contributions (average number of employees 3 (2022: 4))	(14,778)	-	(14,778)
500 Club prizes	-	(230)	(230)
Banstead Combined Charities Christmas Event payments	-	(593)	(593)
Hall improvements	(7,612)	-	(7,612)
Total payments	(61,199)	(823)	(62,022)
Net receipt/(payment of cash)	29,100	176	29,276
Transfers between funds			
BCA 500 Club proceeds transferred to the main account	215	(215)	-
Cash funds last year end	77,739	346	78,085
Cash funds this year end	£ 107,054	£ 307	£ 107,361

BANSTEAD COMMUNITY ASSOCIATION

Annual accounts for the year ended 31 December 2023

Statement of assets and liabilities at the end of the year

	2023			2022
	Unrestricted	Restricted	Total	Total
<u>Cash funds</u>				
Cash at bank and on deposit	107,054	307	107,361	78,085
National Savings Income Bonds	-	-	-	-
	<u>£ 107,054</u>	<u>£ 307</u>	<u>£ 107,361</u>	<u>£ 78,085</u>
 <u>Restricted funds</u>				
500 Club		212		250
Banstead Combined Charities Christmas Event		95		96
		<u>£ 307</u>		<u>£ 346</u>

Assets retained by the Association

The Association is responsible for the hall and car park under a full repairing lease agreement with Reigate and Banstead Council. The hall is insured for £1,910,928 and contents for £62,606.

Liabilities

		2023	2022
Creditors	- amounts paid after the year end relating to the prior year	(1,796)	(1,351)
Hall deposits	- amounts received in the respect of hall hire for the following year	(3,611)	(2,030)
		<u>£ (5,407)</u>	<u>£ (3,381)</u>

Net hiring income

	2023	2022
Received	81,531	68,279
Refunds	(3,835)	(1,642)
Change in hall deposits during the year	(1,581)	(708)
Net hiring income	<u>£ 76,115</u>	<u>£ 65,929</u>

Approved by the Executive Committee on 4th March 2024 and signed on its behalf by



Robert Collier
4 March 2024

BANSTEAD COMMUNITY ASSOCIATION

Independent examiner's report on the accounts

I report to the trustees on my examination of the accounts of Banstead Community Association ("the Association") for the year ended 31 December 2023 comprising the receipts and payments account and the statement of assets and liabilities at the end of the year.

Responsibilities and basis of report

As the charity trustees of the Association, 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 Association's accounts, comprising the Receipts and Payments Account and the Statement of Assets and Liabilities, carried out under section 145 of the 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.



Clifford Houghton FCA

15 March 2024

BANSTEAD COMMUNITY ASSOCIATION

Appendix A

Trustees who served in the year 2023

SERVED FOR THE WHOLE YEAR

David Crowley*	Chairman
Malcolm Ash	Elected Member
Alice Baines	Elected Member
Barbara Belcher	Banstead Neville Bowls
Diana Bowes*	Arts Society Chipstead
Robert Collier*	Treasurer
Malcolm Cunnings*	Elected Member
Gail Fraser	Banstead Flower Club
Anne Ford*	Vice Chairman
Alan Frost	Banstead Short Mat Bowls
Rod MacFarlane	Banstead Arts Festival Society
Bill Mills*	All Saints Church
Maurice Owen	BCA Badminton
David Peterken	Banstead Horticultural Society
David Talbot*	Banstead Village Residents
Sam Walsh	Reigate and Banstead Borough Council
Jon Collins	Banstead Art Group

An asterisk * denotes a member of the Executive Committee, elected by the Trustees at their meeting on 15 March 2023. Executive Committee elections take place annually in March.

RESIGNED OR DIED DURING THE YEAR

Anne Furness	U3A
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APPOINTED DURING THE YEAR

Pam Parker*	September	U3A
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Accounts

BANSTEAD COMMUNITY ASSOCIATION

Registered Charity No. 304970

Trustees Annual Report for the year ending 31st December 2022

Constitutional matters

The Trustees present their report for the year together with Financial Statements which have been prepared in accordance with the provisions of our Constitution, the Charities Act and the recommendations of the Charities Commission.

No changes have been made to the Constitution and the version adopted in March 1999 remains in force.

The Constitution requires that the hall be properly maintained to promote the benefit of the inhabitants of Banstead Village and the surrounding area, to advance education and to provide facilities in the interests of social welfare for recreation and leisure-time occupation with the object of improving the conditions of life for the said inhabitants.

The Trustees (Council) who served during the year are listed in Appendix B and met 3 times in the year and the Executive Committee met on a further 7 occasions.

Effect of Coronavirus

These have largely dissipated following the relaxation of restrictions. One user group ceased to meet, but a replacement user has been found.

Community Activities

The main users of the hall continue to cover a broad range of activities such as dance classes for children and adults, a playgroup, bridge, furnishing classes, fitness classes, badminton, concerts, line dancing, short mat bowls, lectures, theatrical performances, exhibitions, horticultural shows and flower arranging as well as classes arranged by U3A, a baby signing group and a bible reading group. The Hall is also let to local charities and to other users on a casual basis.

Constituent groups and local charities benefit from discounted rates of hire, whereas other users pay the full commercial rate. The Hall is also available for children's parties, family parties and other activities. However, following previous incidents, we do not accept bookings for teenage parties.

The occupancy rate of the main hall for the year continues to move closer to its pre pandemic level of 80%.

The 40th Banstead Combined Charities Christmas Event was held under our auspices in October. The participating charities raised around £3,400 for their activities and we look forward to continuing success with this locally important annual event.

In the view of the Trustees the Community Association continues to provide a wide spectrum of public benefit to the local residents, both from its main activity in running the Community Hall and from its support of the Combined Charities Christmas Event.

Property Activities

The Trustees regularly review the condition of the Hall and its furniture and equipment with the aim of maintaining a satisfactory state of repair. This year the main expenditure was the total rewiring of the Hall. This was required as a result of an electrical inspection required by our insurers. Some redecoration works were also carried out.

Future investment will have to take note of the Reigate and Banstead Council Development Management Plan, in which the Council might possibly wish to approve a proposal to partly redevelop our site for housing at some time after 2023. The Plan was agreed by the Reigate and Banstead Council in September 2019.

Our lease on the site expires in November 2023. However, some of our users for shows, lectures concerts and demonstrations need to book capacity up to two years ahead. Reigate and Banstead Council have appointed an officer to deal with the renewal and a proposal is awaited.

Financial Report

We have taken advantage of the Charity Commission rules for organisations with income less than £250,000 to only produce receipts and payments accounts and not to use, as previously, the accruals basis for preparing annual accounts.

The receipts and payments accounts shows incoming and outgoing cash and explains the change in our bank and deposit balances. At 31 December 2021, the Statement of Financial Position showed a total current assets of £101,271 and this number forms the beginning balance for year ended 31 December 2022. Amounts reported in creditors for the Banstead Combined Charities Event and the BCA 500 Club are now shown as restricted funds. The comparative numbers have changed slightly from the income and expenditure reported last year because they now exclude depreciation and the small movements in the creditors.

Total receipts for the year were £71,282, higher than in 2021 reflecting the increased use of the hall following the lifting of Covid 19 restrictions. Costs, at £94,468 were significantly higher than in 2021 (£48,262) because of the high hall improvement costs comprising, primarily, the large re-wiring project in the year. Payments exceeded receipts by £23,186 resulting in a decrease in cash funds from £101,271 to £78,085.

The annual accounts, which are independently examined in accordance with the Charity Commission requirements, set out the financial position in more detail.

Summary

The Association continues to serve the community. Feedback from the community and from users of our facilities remains encouraging and we intend to build on this to promote new usage of the Hall. Our key personnel remain in place.

This Trustees' Report has been approved at the Annual General Meeting of the BCA on 15th March 2023 and is signed on behalf of the Trustees by:

David Crowley Chairman

Robert Collier Treasurer

Annual accounts for the year ended 31 December 2022

Statement of assets and liabilities at the end of the year

	2022			2021
	Unrestricted	Restricted	Total	Total
Cash funds				
Cash at bank and on deposit	77,739	346	78,085	91,271
National Savings Income Bonds	-	-	-	10,000
	<u>£ 77,739</u>	<u>£ 346</u>	<u>£ 78,085</u>	<u>£ 101,271</u>
Restricted funds				
500 Club		250		337
Banstead Combined Charities Christmas Event		96		80
		<u>£ 346</u>		<u>£ 417</u>

Assets retained by the Association

The Association is responsible for the hall and car park under a full repairing lease agreement with Reigate and Banstead Council. The hall is insured for £1,875,296 and contents for £44,815.

		2022	2021
Liabilities			
Creditors	- amounts paid after the year end relating to the prior year	(1,351)	(2,067)
Hall deposits	- amounts received in the respect of hall hire for the following year	(2,030)	(1,322)
		<u>£ (3,381)</u>	<u>£ (3,389)</u>

Commitments

There was a financial commitment at the end of the year relating to hall improvements of £4,336

Approved by the Executive Committee 15 February 2023 and signed on its behalf by

Robert Collier
15 March 2023

Clifford Houghton FCA
15 March 2023

Independent examiner's report on the accounts

I report to the trustees on my examination of the accounts of Banstead Community Association ("the Association") for the year ended 31 December 2022.

Responsibilities and basis of report

As the charity trustees of the Association, 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 Association's accounts, comprising the Receipts and Payments Account and the Statement of Assets and Liabilities, carried out under section 145 of the 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.

Clifford Houghton FCA
15 March 2023

Appendix B

Trustees who served in the year 2022

SERVED FOR THE WHOLE YEAR

David Crowley	Chairman
Malcolm Ash	Elected Member
Barbara Belcher	Banstead Neville Bowls
Diana Bowes	Arts Society Chipstead
Robert Collier	Treasurer
Malcolm Cunnings	Elected Member
Gail Fraser	Banstead Flower Club
Anne Ford	Vice Chairman
Alan Frost	Banstead Short Mat Bowls
Rod MacFarlane	Banstead Arts Festival Society
Bill Mills	All Saints Church
Maurice Owen	BCA Badminton
David Peterken	Banstead Horticultural Society
David Talbot	Banstead Village Residents
Sam Walsh	Reigate and Banstead Borough Council

RESIGNED OR DIED DURING THE YEAR

Fred Gillespie	Banstead Art Group
John Hayns	Elected Member

APPOINTED DURING THE YEAR

Jonathan Collins	July Banstead Art Group
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Accounts

BANSTEAD COMMUNITY ASSOCIATION

Registered Charity No. 304970

Trustees Annual Report for the year ending 31st December 2021

Constitutional matters

The Trustees present their report for the year together with Financial Statements which have been prepared in accordance with the provisions of our Constitution, the Charities Act and the recommendations of the Charities Commission.

No changes have been made to the Constitution and the version adopted in March 1999 remains in force.

The Constitution requires that the hall be properly maintained to promote the benefit of the inhabitants of Banstead Village and the surrounding area, to advance education and to provide facilities in the interests of social welfare for recreation and leisure-time occupation with the object of improving the conditions of life for the said inhabitants.

The Trustees (Council) who served during the year are listed in Appendix B and met 3 times in the year and the Executive Committee met on a further 7 occasions.

Effect of Coronavirus

Activities at the Community Hall were again curtailed in 2021 due to restrictions required to contain the spread of the virus. The Hall was reopened in mid-April for small groups and from mid-May for larger groups. Clear guidance was provided to users on suitable procedures. These included requests that windows and doors were kept open, the use of the toilets was restricted to one person at a time, the kitchen was closed for a time and a tighter cleaning regime instituted. Most of our regular groups restarted their activities successfully, albeit rather slowly, and often with smaller numbers as a number of their members were reluctant to gather in large groups. There was an interest in using the wi-fi system to broadcast talks to members at home and the wi-fi system was upgraded to improve the results of this.

Community Activities

In normal times the main users of the hall cover a broad range of activities such as dance classes for children and adults, a playgroup, whist, furnishing classes, fitness classes, badminton, concerts and plays, line dancing, bridge, short mat bowls, badminton, lectures, theatrical performances, exhibitions, horticultural shows and flower arranging as well as classes arranged by U3A, a baby signing group and a bible

reading group. The Hall is also let to local charities and to other users on a casual basis.

Constituent groups and local charities benefit from discounted rates of hire, whereas other users pay the full commercial rate. The Hall is also available for children's parties, family parties and other activities. However, following previous incidents, we do not accept bookings for teenage parties.

The occupancy rate of the main hall is usually close to 80% but a figure for 2021 is not meaningful because of the Coronavirus restrictions.

The 40th Banstead Combined Charities Christmas Event was held under our auspices in October on a slightly smaller scale than usual. The participating charities raised around £3,300 for their activities and we look forward to continuing success with this locally important annual event.

In the view of the Trustees of the Community Association, that within the limitations of the Coronavirus restrictions, the Association continues to provide a wide spectrum of public benefit to the local residents, both from its main activity in running the Community Hall and from its support of the Combined Charities Christmas Event.

Property Activities

The Trustees regularly review the condition of the Hall and its furniture and equipment with the aim of maintaining a satisfactory state of repair. This year expenditure was curtailed due to the loss of income due to Coronavirus restrictions. Once revenue recommenced we upgraded the wi-fi system, carried out some redecoration, fitted some LED lighting and installed a defibrillator.

Future investment will have to take note of the Reigate and Banstead Council Development Management Plan, in which the Council might possibly wish to approve a proposal to partly redevelop our site for housing at some time after 2023. The Plan was agreed by the Reigate and Banstead Council in September 2019.

Our lease on the site expires in November 2023. However, some of our users for shows, lectures concerts and demonstrations need to book capacity up to two years ahead. We commenced discussion with the Reigate and Banstead Council about the renewal of the lease during the year but little progress has been made so far.

Financial Report

Income was severely reduced by the Coronavirus restrictions, though it was partly replaced by grants totalling £16,907 (2020 £11,334) from the Reigate and Banstead Council for which we are most grateful.

Hall-hire income was slightly higher at £50,070 (2020 £42,660) than the previous year as were costs of £51,574 (2020 £50,521) and, despite the grants (noted above), there was, after charging amortisation, an overall deficit of £1,504 (2020 deficit £7,861). The deficit for the year includes amortisation of £5,352 (2020 £5,352) and consequently net current assets have, in fact, increased to £97,465 (2020 £93,617).

The financial statements, which are independently examined in accordance with the Charity Commission requirements, set out the financial position in more detail.

Summary

The Association continues to serve the community. Feedback from the community and from users of our facilities remains encouraging and we intend to build on this to promote new usage of the Hall when restrictions ease. Our key personnel remain in place.

This Trustees' Report has been approved at the Annual General Meeting of the BCA on 16th March 2022 and is signed on behalf of the Trustees by:

Michael Cartwright Chairman

Robert Collier Treasurer

Banstead Community Association

Annual accounts for the year ended 31 December 2021

Statement of financial activities (income and expenditure account)

	2021	2020
Income		
Hiring fees	31,322	25,764
Interest received	57	286
Government grants and donations	18,114	13,121
Subscriptions and fees	317	62
500 Club income	260	275
Insurance proceeds	-	3,152
	<u>50,070</u>	<u>42,660</u>
Expenditure		
Rent	(160)	(160)
Rates and water	(1,557)	(1,933)
Energy	(4,076)	(2,796)
Insurance	(2,174)	(2,123)
Telephone, postage and printing	(528)	(639)
Hall running	(10,748)	(8,776)
Hall repair	(7,610)	(9,556)
Wages and statutory contributions	(19,369)	(19,186)
(average number of employees 4 (2020: 4))		
Amortisation	<u>(5,352)</u>	<u>(5,352)</u>
	<u>(51,574)</u>	<u>(50,521)</u>
(Deficit)/surplus	<u><u>£ (1,504)</u></u>	<u><u>£ (7,861)</u></u>

Statement of financial position (balance sheet)

	2021	2020
Fixed assets		
Cost less grants	37,467	37,467
Accumulated amortisation	<u>(26,760)</u>	<u>(21,408)</u>
	<u>10,707</u>	<u>16,059</u>
Current assets		
Cash at bank	38,597	36,499
Scottish Widows	51,700	51,645
National Savings Income Bonds	10,000	10,000
500 Club	337	363
Other bank accounts and outstanding items	<u>637</u>	<u>611</u>
	<u>101,271</u>	<u>99,118</u>
Current liabilities		
500 Club prize reserve	(337)	(363)
BCCCE reserve	(80)	(116)
Creditors	<u>(3,389)</u>	<u>(5,022)</u>
	<u>(3,806)</u>	<u>(5,501)</u>
	<u>97,465</u>	<u>93,617</u>
Total assets	<u><u>£ 108,172</u></u>	<u><u>£ 109,676</u></u>
Accumulated fund brought forward	77,176	85,037
Net movement	<u>(1,504)</u>	<u>(7,861)</u>
	<u>75,672</u>	<u>77,176</u>
Renovation reserve	<u>32,500</u>	<u>32,500</u>
Total funds (unrestricted)	<u><u>£ 108,172</u></u>	<u><u>£ 109,676</u></u>

Signed on behalf of the trustees

Robert Collier

Honorary Treasurer

Banstead Community Association
Annual accounts for the year ended 31 December 2021

Independent examiner's report on the accounts

I report to the trustees on my examination of the accounts of Banstead Community Association ("the Trust") for the year ended 31 December 2021.

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.

Roger Fairhead FCA
Date: 20 February 2022

Appendix B

Trustees who served in the year 2021

SERVED FOR THE WHOLE YEAR

Michael Cartwright	Chairman
Malcolm Ash	Elected Member
Barbara Belcher	Banstead Neville Bowls
Diana Bowes	Arts Society Chipstead
Robert Collier	Treasurer
David Crowley	Elected Member
Malcolm Cunnings	Elected Member
Gail Fraser	Banstead Flower Club
Anne Ford	Vice Chairman
Alan Frost	Banstead Short Mat Bowls
Fred Gillespie	Banstead Art Group
John Hayns	Elected Member
Rod MacFarlane	Banstead Arts Festival Society
Bill Mills	All Saints Church
Maurice Owen	BCA Badminton
David Peterken	Banstead Horticultural Society
David Talbot	Banstead Village Residents
Sam Walsh	Reigate and Banstead Borough Council

RESIGNED OR DIED DURING THE YEAR

Faith Collins	January
Moiria Seaton	March
Ken Preece	December

APPOINTED DURING THE YEAR

Anne Furness	January	U3A
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