

RADFORD SEMELE COMMUNITY HALL AND PAVILION

England & Wales · Charity number 522985

Details

Other names	THE COMMUNITY HALL
Status	Registered
Legal form	Other
Registered	1970-12-22
Register	View on the Charity Commission register

Contact

Address	Radford Semele Community Hall 68 Lewis Road Radford Semele Leamington Spa Warwickshire CV31 1UQ
Phone	07866615501
Email	communityhall@radfordsemelepc.org.uk
Website	https://www.radfordsemelepc.org.uk/radford-semele-community-hall-2

Activities

Objects: A COMMUNITY HALL AND PAVILION FOR THE USE OF THE INHABITANTS OF RADFORD SEMELE AND THE NEIGHBOURHOOD WITHOUT DISTINCTION OF SEX OR OF POLITICAL, RELIGIOUS OR OTHER 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.

Activities: The charity manages and maintains Radford Semele Community Hall for the benefit of residents of Radford Semele and the surrounding area.

Classification

- **How:** Provides Buildings/facilities/open Space
- **What:** Amateur Sport, Economic/community Development/employment, Recreation
- **Who:** Children/young People, Elderly/old People, People With Disabilities, Other Charities Or Voluntary Bodies, Other Defined Groups, The General Public/mankind

Geography

- **Area of benefit:** RADFORD SEMELE AND THE NEIGHBOURHOOD
- Warwickshire

Finances

Period end	Income	Expenditure	Assets	Employees
2025-03-31	£33,305	£31,930	-	-
2024-03-31	£33,508	£27,884	-	-
2023-03-31	£28,835	£47,274	-	-
2022-03-31	£41,299	£28,251	-	-
2021-03-31	£31,566	£21,200	-	-

Trustees

Name	Role	Appointed
Brian Friar		2022-11-29
DAVID CHATER		
Janet Pauline Malin		2019-01-29
MAXINE ALEXANDRA RAI		

Accounts

RADFORD SEMELE COMMUNITY HALL
68 Lewis Road – Radford Semele – Leamington Spa – CV31 1UQ
Registered Charity Number 522985



Report of the Management Committee
Year ending 31st March 2025

Introduction

The objectives of the charity remain to own, manage, and maintain Radford Semele Community Hall for the benefit of the inhabitants of Radford Semele and the surrounding area. The constitution of the Charity is set out in a lease of land between Radford Semele Parish Council and the Trustees of Radford Semele Community Hall, made on the 15th December, 1967. That land vested in the Official Custodian for Charities under an order of the Charity Commission dated 4th October 1971. The day-to-day running of the Hall is carried out by the Management Committee consisting of eight elected members four of which are trustees.

During the year and up to the date of the Annual General Meeting the following have served on the Committee:

Elected	Mrs J Malin*	Chair & Minute Secretary and representing the Parish Council
Elected	Mr D Chater*	Vice Chairman
Elected	Mr B Friar*	Treasurer
Elected	Mrs M Rai*	Safeguarding Officer
Elected	Mrs D Gulliver	(Also Booking Officer)
Elected	Mrs G Clews	
Elected	Mr G Gill	
Elected	Mr G Spencer	

***Trustees**

Village organisations were not represented on the committee during this year.

Bankers: Lloyds Bank plc
73 The Parade, Leamington Spa, CV32 4BB

The services of the following are acknowledged with thanks:

Independent Examiner Andrew Jones FCA

Preparation of Accounts and book-keeping Miss Hannah Gray



Report of the Management Committee
Year ending 31st March 2025

General Summary

The Committee met 10 times in the year. Members are satisfied that the hall's use meets the requirements of the Charities Act 2006 to have charitable purposes for the public benefit; in particular, its hire enables the advancement of education, religion, community development and amateur sport.

The Management Committee report the following: -

Hire Charges

Hall hire rates were not increased in this financial year.

Donations and Grants

No Donations or Grants were received or given during the Financial Year.

Major Repairs and renewals

The lighting throughout the Community Hall was replaced by LED lights. Additional cupboard storage was added to the kitchen and gents toilets. One cooker was replaced.

Surplus for the Year

The accounts show a surplus for the year of £3,375.

Reserves

The cash reserves as at 31st March 2025 were £61,005.

Insurance/Building Values

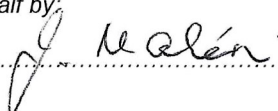
The Property was revalued in 2024 by Allied Westminster for insurance purposes. Current property values insured are £1,988,976.

Finances

In accordance with the resolution of the Committee passed on 28th July 2009, the financial statements have been prepared on the receipts and payments basis; this decision was taken to simplify accounting procedures and to avoid the more onerous demands of accruals accounting for the preparation and examination of the statements.

Full details of Receipts and Payments are set out on pages 3 and 4, resulting in an excess of receipts of £3,375 and accumulated funds £61,005.

This report was approved by the Management Committee on 1st July, 2025, and signed on its behalf by:

 Meeting Chair

RADFORD SEMELE COMMUNITY HALL
68 Lewis Road – Radford Semele – Leamington Spa – CV31 1UQ
Registered Charity Number 522985



Accounts for the Year Ended 31st March 2025

Receipts and Payments Account

	<u>2025</u>	<u>2024</u>
	<u>General Fund</u>	<u>General Fund</u>
	£	£
Receipts (see notes)		
Sports and Social Club Rent	7,116	7,116
Hire of Hall	15,959	15,883
Charitable Activities	0	475
Interest Received	1,768	1,568
Sales of Electricity	9,240	7,403
Sale of Insurance	942	1,063
Sundry Income	280	0
Subtotal	35,305	33,508

Asset and Investment Sales

	-	-
Total receipts	35,305	33,508

Payments (see notes)

Business Rate	147	151
Water Rates	1,431	1,205
Electricity	8,455	12,579
Gas	2,238	2,121
Insurance	2,714	2,555
Performing Rights Society	164	155
Cleaning (including materials)	3,409	1,929
Booking Agent's Fee	3,782	3,081
Printing, Stationery, Postage, Telephone	225	139
Office/general administrative expenses	294	265
Repairs and Renewals	6,769	1,833
Bookkeeping	915	900
Sundry Expenses	0	273
Equipment	1,338	479
Raising Funds	0	219
Bank Charges	5	0
Advertising/Promotional	44	0
Subtotal	31,930	27,884

Asset and Investment Purchases

	-	-
Total payments	31,930	27,884

<u>Net excess of receipts</u>	3,375	5,624
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Add Balance of Cash Funds at 1 st April, 2024		
	57,630	52,006
Cash Funds at 31st March 2025	<u>61,005</u>	<u>57,630</u>



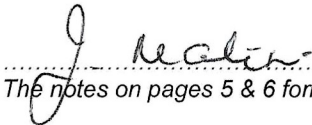
Accounts for the Year Ended 31st March 2025

Statement of Assets and Liabilities at 31st March 2025

		2025	2024
	<u>Notes</u>	<u>General Fund</u>	<u>General Fund</u>
Cash Funds		£	£
Lloyds Current Account		309	3,504
COIF Charities Deposit Fund		39,691	28,188
Lloyds Deposit Account		21,005	25,938
Cash on hand		0	0
Total Cash Funds		<u>61,005</u>	<u>57,630</u>
Other Monetary Assets			
Hall Hire debtors		198	451
Other Debtors		855	2,733
Prepayment		2,530	2,401
Total		<u>3,583</u>	<u>5,585</u>
Assets Retained for the Charity's own use.			
As valued for insurance			
Leasehold Building		1,988,976	1,988,976
Furniture, Fittings and Equipment		<u>23,528</u>	<u>23,528</u>
Liabilities			
Creditors		618	-1,658
Advanced Insurance Recharge		719	698
Accruals		<u>78</u>	<u>0</u>
Total Liabilities		<u>1,415</u>	<u>-960</u>

The Financial Statements on pages 3 to 4 were approved by the Management Committee on

1st....., July 2025, and signed on its behalf by:

..... Trustee, on behalf of the Committee
The notes on pages 5 & 6 form part of these accounts.



Notes to the Accounts for the year ended 31st March 2025

1. Accounting Policies

Basis

The financial statements have been prepared on a Receipts and Payments basis, in accordance with the requirements of the Charities Act 2006, and the Charities SORP 2005.

Funds

Whenever income is received for a purpose specified by the donor, a restricted fund is maintained as a separate account. No such funds were held during the year.

2. Comparatives

The comparative figures have been prepared on the same basis as the current year.

3. Receipts

Rent from Sports and Social Club- £7,116

Rent is receivable monthly from the Radford Semele Sports and Social Club under the terms of a seven-year lease effective from 1st April 2015. The rent is reviewed at three-yearly intervals and was increased in line with the Retail Price Index from 1st April 2021. (The Management Committee has been advised that the seven-year lease continues to operate beyond 1st April 2022 until one of the parties to the lease initiates the action which achieves termination.)

The rental agreement with the Sports and Social Club was due to be increased in 2024 – however, the on-going fragile state of the Sports and Social Club is such that their ability to afford any increase in rental would have a serious adverse effect on the future viability of the Sports and Social Club, and while the issue of a rental increase is not off the table, the ability to increase the rent has not been possible.

Hire of the Hall- £15,959

Hall hire rates remained unchanged in this financial year.

Sale of Electricity £9,240

This relates to amount received from S.&.S.C for their metered portion of electricity used. Amount received includes payments for Jan-Mar 24 invoices from previous financial year.

Sale of Insurance

This consists of 41% of annual insurance balance for 2023-2024 of £838 and part payment of £104 towards the 41% of annual insurance for 2024-2025.

4. Payments

Rates £147

Electricity £8,533

Total cost of electricity including S&SC who incur more than 90% off the cost.

Gas £2,238



Insurance £2,714

Hall renewal premium of £2,414 and £300 for Debbie Gulliver's insurance renewal.

Music Licence £164

Cleaning £3,409

Booking Fee £3,782

Repairs and Renewals £6,769

Main cost is electrical works – all the lighting in the hall and side rooms were upgraded to LED lights (£2,730), electrical testing (£825), installation of additional cupboards in the kitchen and toilets (£802) and replacement cooker (£240).

Bookkeeping £915

The charge represents the full year cost of subcontracting this accounting work. Fee increased from £75 to £80 a month from Jan 25.

Equipment £1,338

Dishwasher purchased.

5. Debtors and Prepayments

Prepayments include £1,811 for 9 months prepaid for insurance and £719 for 9 months prepaid for recharge of insurance.

Debtors include £198 of hall hire debtors, £855 for balance of invoice for insurance recharge for the club.

6. Creditors and accruals

This consists of £78 paid in advance of bill date for FORGE contribution to the new village newsletter and £618 owed to Smartest Energy for electricity.

7. Reserves

Reserves of the Community Hall increased from £57,630 to £61,005 during the year.



Section A

Independent Examiner's Report

Report to the trustees

Radford Semele Community Hall

On accounts for the year
ended

31st March 2025

Charity no
(if any)

522985

Set out on pages

One to six (and approved by the Committee on 1st July 2025)

I report to the trustees on my examination of the accounts of the above charity ("the Trust") for the year ended 31st March 2025

Responsibilities and
basis of report

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

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

Independent
examiner's statement

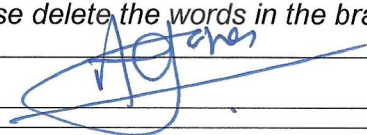
I have completed my examination. I confirm that no material matters have come to my attention in connection with the examination which gives me cause to believe that in, any material respect:

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

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

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

Signed:



Date:

5th September 2025

Name:

Andrew Charles Jones

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

Chartered Accountant

Address:

20, Offchurch Lane

Radford Semele

Leamington Spa, CV31 1TN

Section B**Disclosure**

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

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

None

RADFORD SEMELE COMMUNITY HALL AND PAVILION

England & Wales - Charity number 522985

Accounts

RADFORD SEMELE COMMUNITY HALL
68 Lewis Road – Radford Semele – Leamington Spa – CV31 1UQ
Registered Charity Number 522985

Report of the Management Committee
Year ending 31st March 2024

Introduction

The objectives of the charity remain to own, manage and maintain Radford Semele Community Hall for the benefit of the inhabitants of Radford Semele and the surrounding area. The constitution of the Charity is set out in a lease of land between Radford Semele Parish Council and the Trustees of Radford Semele Community Hall, made on 15th December 1967. That land vested in the Official Custodian for Charities under an order of the Charity Commission dated 4th October 1971. The day-to-day running of the Hall is carried out by the Management Committee consisting of the vicar (now priest-in-charge) ex-officio, elected members and representatives of village organisations.

During the year and up to the date of the Annual General Meeting the following have served on the Committee:

Elected	Mrs J Malin*	Chair, Minute Sec. & Parish Council Representative
Elected	Mr D Chater*	Vice Chairman
Elected	Mrs M Rai*	
Elected	Mrs B Friar*	Treasurer
Elected	Mrs D Gulliver	(Also Booking Officer)
Elected	Mrs G Clews	
Elected	Mr G Gill	
Elected	Mr S Roe	
Elected	Mr G Spencer	
Elected	Mrs H Higgins	(Also Radford Semele Women's Institute)
Elected	Mr J Morgan	(Also Cacophony Music Group)
Elected	Mr A Philips	
Co-Opted	Florina Coniac	

***Trustees**

Bankers: Lloyds TSB Bank plc
73 The Parade, Leamington Spa, CV32 4BB

Independent Examiner Andrew Jones FCA

Preparation of accounts and book-keeping Miss Hannah Gray

Report of the Management Committee
Year ending 31st March 2024

General Summary

The Committee met ten times in the year. Members are satisfied that the hall's use meets the requirements of the Charities Act 2006 to have charitable purposes for the public benefit; in particular, its hire enables the advancement of education, religion, community development and amateur sport.

The Management Committee report the following: -

Business Rates

Hire Charges

Rates of hire were increased to £15 per hour for village residents and £18 per hour for non-residents.

Donations and Grants

There were no donations or grants in this financial year.

Major Repairs and renewals

There were no major repairs or renewals required in this financial year.

Surplus for the Year

The accounts show a surplus for the year of £5,624.

Reserves

The cash reserves as at 31st March 2024 were £57,630.

Insurance/Building Values

The Property was revalued in 2020 by Allied Westminster for insurance purposes. Current property values insured are £1,988,976.

Finances

In accordance with the resolution of the Committee passed on 28th July 2009, the financial statements have been prepared on the receipts and payments basis; this decision was taken to simplify accounting procedures and to avoid the more onerous demands of accruals accounting for the preparation and examination of the statements.

Full details of Receipts and Payments are set out on pages 3 and 4, resulting in an excess of receipts of £5,624 and accumulated funds £57,630.

This report was approved by the Management Committee on 16th May 2024, and signed on its behalf by:

J. Heale Meeting Chairman

RADFORD SEMELE COMMUNITY HALL
68 Lewis Road – Radford Semele – Leamington Spa – CV31 1UQ
Registered Charity Number 522985

Accounts for the Year Ended 31st March 2024

Receipts and Payments Account	<u>2024</u>	<u>2023</u>
	<u>General Fund</u>	<u>General Fund</u>
Receipts (see notes)	£	£
Sports and Social Club Rent	7,116	7,116
Rent of Changing Rooms	0	0
Hire of Hall	15,883	13,662
Charitable Activities	475	562
Grants and Donations	0	2,125
Interest Received	1,568	497
Sales of Electricity	7,403	4,873
Sale of Insurance	1,063	0
Sub total	<u>33,508</u>	<u>28,835</u>
Asset and Investment Sales	<u>-</u>	<u>-</u>
Total receipts	<u>33,508</u>	<u>28,835</u>
Payments (see notes)		
Business Rate	151	550
Water Rates	1,205	1,051
Electricity	12,579	5,440
Gas	2,121	2,219
Insurance	2,555	2,649
Performing Rights Society	155	0
Cleaning (including materials)	1,929	1,930
Booking Agent's Fee	3,081	2,799
Printing, Stationery, Postage, Telephone	139	242
Office/general administrative expenses	265	0
Repairs and Renewals	1,833	28,962
Bookkeeping	900	875
Sundry Expenses	273	91
Equipment	479	313
Raising Funds	219	122
Card charges	0	1
Charitable Contributions	0	30
Sub total	<u>27,884</u>	<u>47,274</u>
Asset and Investment Purchases	<u>-</u>	<u>-</u>
Total payments	<u>27,884</u>	<u>47,274</u>
<u>Net excess of receipts</u>	5,624	-18,439
Add Balance of Cash Funds at 1 st April 2023	<u>52,006</u>	<u>70,445</u>
Cash Funds at 31st March 2024	<u>57,630</u>	<u>52,006</u>

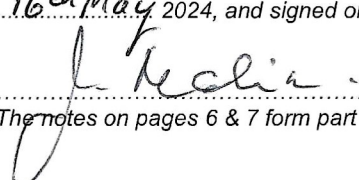
RADFORD SEMELE COMMUNITY HALL
68 Lewis Road – Radford Semele – Leamington Spa – CV31 1UQ
Registered Charity Number 522985

Accounts for the Year Ended 31st March 2024

Statement of Assets and Liabilities at 31st March 2024

	2024	2023
Notes	<u>General Fund</u>	<u>General Fund</u>
Cash Funds	£	£
Lloyds TSB Current Account	3,504	5,096
COIF Charities Deposit Fund	28,188	26,882
Lloyds Deposit Account	25,938	20,028
Cash on hand	0	0
Total Cash Funds	57,630	52,006
Other Monetary Assets		
Hall Hire debtors	451	0
Other Debtors	2,733	1,250
Prepayment	2,401	1,774
Total	5,585	3,024
Assets Retained for the Charity's own use		
As valued for insurance		
Leasehold Building	1,988,976	1,988,976
Furniture, Fittings and Equipment	23,528	23,528
Liabilities		
Creditors	-1,658	0
Advanced Insurance Recharge	698	727
Accruals	0	0
Total Liabilities	-960	727

The Financial Statements on pages 4 to 7 were approved by the Management Committee on 16th May 2024, and signed on its behalf by:

 Trustee, on behalf of the Committee
The notes on pages 6 & 7 form part of these accounts.

RADFORD SEMELE COMMUNITY HALL
68 Lewis Road – Radford Semele – Leamington Spa – CV31 1UQ
Registered Charity Number 522985

Notes to the Accounts for the year ended 31st March 2024

1. Accounting Policies

Basis

The financial statements have been prepared on a Receipts and Payments basis, in accordance with the requirements of the Charities Act 2006, and the Charities SORP 2005.

Funds

Whenever income is received for a purpose specified by the donor, a restricted fund is maintained as a separate account. No such funds were held during the year.

2. Comparatives

The comparative figures have been prepared on the same basis as the current year.

3. Receipts

Rent from Sports and Social Club- £7,116

Rent is receivable monthly from the Radford Semele Sports and Social Club under the terms of a seven-year lease effective from 1st April 2015. The rent is reviewed at three-yearly intervals and was increased in line with the Retail Price Index from 1st April 2021. (The Management Committee has been advised that the seven-year lease continues to operate beyond 1st April 2022 until one of the parties to the lease initiates the action which achieves termination.) Negotiations are underway with the S.&S.C. for the renewal of the rental agreement for 2024 to 2027, as of 31st March this has yet to be completed.

Hire of the Hall- £15,883

Hourly hire rates are £15 per hour for Radford residents and £18 per hour for non-residents. This has not changed since Jan 2023.

Sale of Electricity £7,403

This relates to amount received from S.&S.C for their metered portion of electricity used. At the 31st March the S.&S.C. had an outstanding balance of £420 outstanding on the electricity account.

Sale of Insurance

This consists of 41% of annual insurance for 2022-2023 of £970 and part payment of £93 towards the 41% of annual insurance for 2023-2024.

RADFORD SEMELE COMMUNITY HALL
68 Lewis Road – Radford Semele – Leamington Spa – CV31 1UQ
Registered Charity Number 522985

4. Payments

Rates £151

Electricity £12,579

Total cost of electricity including RSSC who incur more than 90% off the cost. The account is in credit with Smartest Energy by £1,884.

Gas £2,121

Insurance £2,555

Hall renewal premium of £2,270 and £285 for Debbie Gulliver's insurance renewal.

Music Licence £155

Cleaning £1,929

Same as previous year.

Booking Fee £3,081

Repairs and Renewals £1,833

Main cost is for repairs on side gates (£303) and repair leak in hall roof & fit new gate post (£320) and replacement cooker (£240).

Bookkeeping £900

The charge represents the full year cost of subcontracting this accounting work.

Equipment £479

5. Debtors and Prepayments

Prepayments include £1,703 for 9 months prepaid for insurance and £698 for 9 months prepaid for recharge of insurance.

Debtors include £451 of hall hire debtors, £1,615 for electricity owed by the club, £838 for balance of invoice for insurance recharge and £280 for 50% split of car park lighting invoice that is outstanding from previous year.

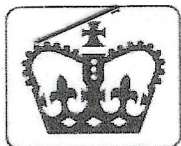
6. Creditors

This consists of -£1,884 of credit in Smartest energy account as paid more than invoices sent and £226 owed to EDF for gas bill.

7. Reserves

Reserves of the Community Hall increased from £52,006 to £57,630 during the year.

End.



CHARITY COMMISSION FOR ENGLAND AND WALES

Independent examiner's report on the accounts

Section A

Independent Examiner's Report

**Report to the trustees/
members of**

Charity Name
Radford Semele Community Hall

**On accounts for the year
ended**

31st March 2024

**Charity no
(if any)**

522985

Set out on pages

One to Six (approved by Committee on 16th May 2024)

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

**Responsibilities and
basis of report**

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

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

**Independent
examiner's statement**

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

- accounting records were not kept in accordance with section 130 of the Act or
- the accounts do not accord with the accounting records

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

Signed:

Date:

21st October 2024

Name:

Andrew Charles Jones

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

Chartered Accountant

Address:

20, Offchurch Lane

Radford Semele

Leamington Spa CV31 1TN

Section B

Disclosure

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

RADFORD SEMELE COMMUNITY HALL AND PAVILION

England & Wales - Charity number 522985

Accounts

RADFORD SEMELE COMMUNITY HALL
 68 Lewis Road – Radford Semele – Leamington Spa – CV31 1UQ
 Registered Charity Number 522985

Report of the Management Committee
 Year ending 31st March, 2023

Introduction

The objectives of the charity remain to own, manage and maintain Radford Semele Community Hall for the benefit of the inhabitants of Radford Semele and the surrounding area. The constitution of the Charity is set out in a lease of land between Radford Semele Parish Council and the Trustees of Radford Semele Community Hall, made on the 15th December, 1967. That land vested in the Official Custodian for Charities under an order of the Charity Commission dated 4th October, 1971. The day-to-day running of the Hall is carried out by the Management Committee consisting of the vicar (now priest-in-charge) ex-officio, elected members and representatives of village organisations.

During the year or part of the year and up to the date of the Annual General Meeting the following have served on the Committee:

Elected * Mrs Janet Malin Chairman, Minute Sec. & Parish Council Representative

Elected * Mr D Chater Vice Chairman, Treasurer part year

Elected * Mrs M Rai

Elected AGM Nov. 2022 Mr B Friar Treasurer part year (Trustee appointed April 23)

Elected AGM Nov. 2022 Mrs H Higgins (Also Radford Semele Women's Institute)

Elected AGM Nov. 2022 Mrs D Gulliver (Also Booking Officer)

Elected AGM Nov. 2022 Mr J Morgan (Also Cacophony Music Group)

Elected AGM Nov. 2022 Mr S Roe

Elected AGM Nov. 2022 Mr G Gill

Elected AGM Nov. 2022 Mr G Spencer

Elected AGM Nov. 2022 Mrs G Clews

Elected AGM Nov. 2022 Mr A Philips

Bankers: Lloyds TSB Bank plc

73 The Parade, Leamington Spa, CV32 4BB

The services of Pat Follett over many years is acknowledged. In more recent years she has chaired the Committee and been responsible for implementing many projects, the most recent being the resurfacing of the carpark.:

Independent Examiner Andrew Jones FCA

Preparation of Accounts and book-keeping Miss Hannah Gray

RADFORD SEMELE COMMUNITY HALL

68 Lewis Road – Radford Semele – Leamington Spa – CV31 1UQ
Registered Charity Number 522985

Report of the Management Committee

Year ending 31st March, 2023

General Summary

The Committee met ten times in the year. Members are satisfied that the hall's use meets the requirements of the Charities Act 2006 to have charitable purposes for the public benefit; in particular, its hire enables the advancement of education, religion, community development and amateur sport.

The Management Committee reports on the following:-

The Committee

In recent years the Management Committee has been dependent on a small number of dedicated members. During the year the village was canvassed to seek a wider representation of members. This resulted in several individuals offering to take on this responsibility. New members were elected at the AGM in November which has resulted in a more diversified approach to running the Hall.

Trustees

The three trustees, Janet Malin, David Chater, Maxine Rai, were registered with the Charity at 31st March 2023. (Subsequently Brian Friar has agreed to take on the responsibility.)

Committee responsibilities

The main changes during the year have been as follows:-

Pat Follet retired from the Chairmanship in the early part of the year when David Chater, as Vice Chairman, took on short term responsibility. Janet Malin soon offered her services for this role and was adopted as Chairman by the Committee.

Brian Friar joined the Management Committee during the year with the offer to take on the financial management responsibility which has for many years been managed by David Chater. This transition was virtually completed by 31st March 2023.

Online banking has been introduced by Brian Friar. Online banking has virtually eliminated cheque payments and facilitated other changes, particularly Hall bookings where deposits against future reservations can be more easily managed.

The enthusiasm of Chairman Janet Malin and Booking Officer Debbie Gulliver led to social events being organised at the Hall aimed to promote the Hall and its facilities, more are planned. A Facebook page has been introduced which adds to the existing publicity and booking system provided by the Parish website radfordsemelepc.org.uk.

Financial matters

Notes on the financial accounts are documented in Section 5. These notes should be read in conjunction with this Management Committee Report.

Hire Charges. Rates of hire were increased in January 2023 to £15 per hour for village resident, £18 per hour for non-residents and £20 for private party functions.

Major Repairs and renewals. Car park repairs £25,500. Carpet replacement £2,180

Deficit for the Year. The accounts show a deficit for the year of £18,439.

Reserves. The cash reserves as at 31st March 2023 are £52,006.

Insurance/Building Values

The Property was revalued in 2020 by Allied Westminster for insurance purposes. Current property values insured are £1.988.976.

Finances

In accordance with the resolution of the Committee passed on 28th July, 2009, the financial statements have been prepared on the receipts and payments basis; this decision was taken to simplify accounting procedures and to avoid the more onerous demands of accruals accounting for the preparation and examination of the statements.

This report was approved by the Management Committee on, 2023, and signed on its behalf by:

..... Meeting Chairman

RADFORD SEMELE COMMUNITY HALL

68 Lewis Road – Radford Semele – Leamington Spa – CV31 1UQ

Registered Charity Number 522985

Accounts for the Year Ended 31st March, 2023**Receipts and Payments Account**

	<u>2023</u> <u>General Fund</u>	<u>2022</u> <u>General Fund</u>
	£	
Receipts (see notes)		
£		
Sports and Social Club Rent	7,116	7,116
Rent of Changing Rooms	0	410
Hire of Hall	13,662	5,744
Charitable Activities	562	0
Grants and Donations	2,125	23,167
Interest Received	497	11
Sales of Electricity	4,873	3,986
Sale of Insurance	0	865
Sub total	28,835	41,299
 Asset and Investment Sales	 	
	-	-
Total receipts	28,835	41,299

Payments (see notes)

Business Rate	550	281
Water Rates	1,051	963
Electricity	5,440	4,996
Gas	2,219	1,897
Insurance	2,649	2,342
Performing Rights Society	0	139
Cleaning (including materials)	1,930	1,424
Booking Agent's Fee	2,799	990
Printing, Stationery, Postage, Telephone	242	153
Repairs and Renewals	28,962	12,965
Bookkeeping	875	840
Sundry Expenses	91	121
Equipment	313	780
Other professional services	0	360
Raising Funds	122	0
Card charges	1	0
Charitable Contributions	30	0
Sub total	47,274	28,251
 Asset and Investment Purchases	 	
	-	-
Total payments	47,274	28,251

<u>Net excess of receipts</u>	-18,439	13,048
-------------------------------	---------	--------

Add Balance of Cash Funds at 1st April, 2022	70,445	57,397
Cash Funds at 31st March, 2023	<u>52,006</u>	<u>70,445</u>

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RADFORD SEMELE COMMUNITY HALL
68 Lewis Road – Radford Semele – Leamington Spa – CV31 1UQ
Registered Charity Number 522985

Accounts for the Year Ended 31st March, 2023

Statement of Assets and Liabilities at 31st March, 2023

		2023	2022
	<u>Notes</u>	<u>General Fund</u>	<u>G. Fund</u>
Cash Funds		£	£
Lloyds TSB Current Account		5,096	44,032
COIF Charities Deposit Fund		26,882	26,413
Lloyds Deposit Account		20,028	0
Cash on hand		0	0
Total Cash Funds		<u>52,006</u>	<u>70,445</u>
Other Monetary Assets			
Hall Hire debtors		0	0
Other Debtors		1,250	0
Prepayment		1,774	1,619
Total		<u>3,024</u>	<u>1,619</u>
Assets Retained for the Charity's own use			
As valued for insurance			
Leasehold Building		1.988.976	1.988.976
Furniture, Fittings and Equipment		<u>23.528</u>	<u>23.528</u>
Liabilities			
Creditors		0	247
Advanced Insurance Recharge		727	664
Accruals		<u>0</u>	<u>0</u>
Total Liabilities		<u>727</u>	<u>911</u>

The Financial Statements on pages 4 to 7 were approved by the Management Committee on, 2023, and signed on its behalf by:

..... Trustee, on behalf of the Committee
The notes on pages 6 & 7 form part of these accounts.

RADFORD SEMELE COMMUNITY HALL

68 Lewis Road – Radford Semele – Leamington Spa – CV31 1UQ

Registered Charity Number 522985

Notes to the Accounts for the year ended 31st March, 2023

1. Accounting Policies

Basis

The financial statements have been prepared on a Receipts and Payments basis, in accordance with the requirements of the Charities Act 2006, and the Charities SORP 2005.

Funds

Whenever income is received for a purpose specified by the donor, a restricted fund is maintained as a separate account. No such funds were held during the year.

2. Comparatives

The comparative figures have been prepared on the same basis as the current year.

3. Receipts £28,835

Rent from Sports and Social Club- £7,116

Rent is receivable monthly from the Radford Semele Sports and Social Club under the terms of a seven year lease effective from 1st April 2015. The rent is reviewed at three-yearly intervals and was increased in line with the Retail Price Index from 1st April, 2021. The next rent review is due in April 2024. (The Management Committee has been advised that the seven year lease continues to operate beyond 1st April 2022 until one of the parties to the lease initiates the action which achieves termination.)

Rent from letting Changing Rooms £0

Facilities have not been used by the football teams

Hire of the Hall- £13,662

Hourly hire rates were increased from January to £15 per hour for Radford residents and £18 for non-residents. Bookings for private parties are charged at £20 per hour. The effect of the higher rates has been to increase the revenues. These hire revenues however arise from several factors including an increasing demand for private parties and the dedicated efforts of the Booking officer ensuring that all inquiries are carefully converted into bookings whenever possible.

Charitable activities £562

Income arising from a promotional day at the hall organised by the Chairman and Booking officer.

Grants and Donations £2125

Donation received from the Table Tennis Club towards the resurfacing of the car park which improved access to their premises.

Interest received £497

Interest arising mainly from COIF account benefiting from higher rates of interest

Sale of Electricity £4,873

This relates to amount received from S.&.S.C for their metered portion of electricity used.

Sale of Insurance

S&SC where invoiced £969 in January 2023. Has subsequently been paid.

.

4. Payments £47,274

Rates £550

The Hall benefitted from a one-year Government subsidy

Electricity £5,440

Total cost of electricity including S&SC. The net cost for the Hall was £567 (£5440-£4873) approximately 11% relates to Hall usage. Both the Hall and S&SC have benefitted from a three-year contract with Eon which terminated on 12th May 2023. Costs after this date are subject to market forces. The Management Committee are concerned at the expected cost increase beyond 12th May 2023.

Gas £2,219

Current rates charged are controlled by a two year agreement which terminates on 9th December 2023.

Insurance £2,649

Hall renewal premium of £2,366 and £283 for Debbie Gulliver's insurance renewal.

P.R.S. Music Licence £0

Previous year's payment was made in March 2022. Current years charge not agreed as at 31st March 2023.

Cleaning £1,930

Increased by £506. It has proved impossible to engage a regular cleaner. Reliance for this service has been provided by the voluntary efforts of the Chairman and Booking Officer.

Booking Agents charges £2,799

The increase over the previous year (2021/22 £990) reflects a full year's costs for this service. It reflects the full effect of the Management's decision to pay for this service. It is expected to be offset by greater income from letting the Hall.

Repairs and renewals £28962

The two major items were car park resurfacing £25,500 and replacement carpeting in the Hall £2,180. The resurfacing costs were offset by a grant obtained via Warwick Council £12,500 (received in 2021/22) and a contribution from the Table Tennis Club (£2125)

The balance of this expense £10,875 (£25,500-£12,500-£2,180) was expected to be shared between the Hall and S&SC under the terms of the lease between the Hall Club. The Club confirmed that they were unable to pay their contribution (£5438) stating that concurrent repairs to the Club toilets had left them with insufficient funds. The effect was that the Hall incurred the cost of this loss of expected income. (A further invoice £280 for a 50% contribution towards the repair to car park lighting has not been paid.)

Book Keeping £875

The charge represents the full year cost of subcontracting the accounting work.

Equipment £313

The refrigerator was replaced £219

5. Debtors and Prepayments

Prepayments include £1,774 for 9 months prepaid for insurance and £727 for 9 months prepaid for recharge of insurance.

Debtors include £970 for outstanding invoice for insurance recharged to S&SC and £280 for 50% split of car park lighting invoice that is outstanding.

6. Creditors £0

6

7. Reserves £52,006

The Reserves of the Community Hall decreased by £18,439 (from £70,445 to £52,006) during the year. (The Reserves in the previous year (£70,445) included a £12,500 grant towards resurfacing the carpark)

The financial effect of resurfacing the carpark was to lower the reserves by £23,375 (i.e £25,500 reduced by the Table Tennis Club's contribution £2,125) In fact the Reserves reduced by only £18,439. The observation is that the result of all other income and expenditure resulted in a surplus of £4,936 (£23,375-£18,439).

A further observation is that the Management Committee expected a contribution towards the Car park refurbishment of £5,438 under the terms of the Lease. Had this been paid the reserves would have been that amount higher. The S&SC's advised that they were unable to pay this contribution.

The Reserves at £52,006) have in recent years been considered an adequate protection against variations in rental income at the of the Hall and the unexpected maintenance costs which arise periodically. It is important to recognise other potential risks which could lead the Hall to becoming insolvent:-

- 1) Major structural changes to the Hall which are intended to attract more rental income which may not materialise. The Management Committee needs to ensure that such projects are properly funded in advance e.g. financed by grants.
- 2) The Hall is reliant on the S&SC for:-
 - a) Rental income payable for their premises
 - b) Reimbursing the Hall for electricity used
 - c) Reimbursing the Hall for insurance cost
 - d) Reimbursing the Hall for costs incurred in accordance with the lease.

The annual cost of rent £7,116 and electricity (in 2023) could exceed £10,000, plus insurance £1,000 and repair costs are in total likely to be well in excess of £20,000

Failure to meet these obligations would lower the reserves by £20,000 in the first year. It is important that the Management Committee monitors the regular payment of these items to ensure that there is no default.

END



CHARITY COMMISSION FOR ENGLAND AND WALES

Independent examiner's report on the accounts

Section A

Independent Examiner's Report

**Report to the trustees/
members of**

Charity Name

Radford Semele Community Hall

**On accounts for the year
ended**

31st March 2023

**Charity no
(if any)**

522985

Set out on pages

One to Eight (approved by Committee On 26th June 2023)

(remember to include the page numbers of additional sheets)

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

**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.

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

Signed:

Date:

23rd October 2023

Name:

Andrew Charles Jones

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

Chartered Accountant

Address:

20, Offchurch Lane

Radford Semele

Leamington Spa CV31 1TN

Section B

Disclosure

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

RADFORD SEMELE COMMUNITY HALL AND PAVILION

England & Wales - Charity number 522985

Accounts



CHARITY COMMISSION FOR ENGLAND AND WALES

Independent examiner's report on the accounts

Section A

Independent Examiner's Report

**Report to the trustees/
members of**

Charity Name
Radford Semele Community Hall

**On accounts for the year
ended**

31st March 2022

**Charity no
(if any)** 522985

Set out on pages

One to Seven

(remember to include the page numbers of additional sheets)

I report to the trustees on my examination of the accounts of the above charity ("the Trust") for the year ended 31st March 2022.

**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 ~~(other than that disclosed below)~~ 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.

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

Signed:

Date:

12th September
2022

Name:

Andrew Charles Jones

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

Chartered Accountant

Address:

20, Offchurch Lane

Radford Semele

Leamington Spa CV31 1TN

RADFORD SEMELE COMMUNITY HALL
 68 Lewis Road – Radford Semele – Leamington Spa – CV31 1UQ
 Registered Charity Number 522985

Report of the Management Committee
 Year ending 31st March, 2022

Introduction

The objectives of the charity remain to own, manage and maintain Radford Semele Community Hall for the benefit of the inhabitants of Radford Semele and the surrounding area. The constitution of the Charity is set out in a lease of land between Radford Semele Parish Council and the Trustees of Radford Semele Community Hall, made on the 15th December, 1967. That land vested in the Official Custodian for Charities under an order of the Charity Commission dated 4th October, 1971. The day-to-day running of the Hall is carried out by the Management Committee consisting of the vicar (now priest-in-charge) ex-officio, five elected members and representatives of village organisations.

During the year and up to the date of the Annual General Meeting the following have served on the Committee:

Elected	*Mrs P Follett	Chairman & Minute Secretary
Elected	*Mr D Chater	Vice Chairman
Elected	*Mrs J Malin	Also - Parish Council
Elected	*Mrs M Rai	
Elected	*Mrs J Loveridge	Also - Parochial Church Council
Co-opted	Mrs D Gulliver	Effective Nov. 2021
Co-opted	Mr J. Morgan	First meeting Feb. 2022
*Trustees		

Members representing village organisations:

Mrs H Higgins Radford Semele Women's Institute

Bankers: Lloyds TSB Bank plc

73 The Parade, Leamington Spa, CV32 4BB

The services of the following are acknowledged with thanks:

Independent Examiner Andrew Jones FCA

Preparation of Accounts and book-keeping Miss Hannah Gray

Jean Loveridge has advised that she is unable to continue to serve the Committee for medical reasons. Special thanks for all that she has done over many years.

RADFORD SEMELE COMMUNITY HALL
68 Lewis Road – Radford Semele – Leamington Spa – CV31 1UQ
Registered Charity Number 522985

Report of the Management Committee
Year ending 31st March, 2022

General Summary

The Committee met ten times in the year. Members are satisfied that the hall's use meets the requirements of the Charities Act 2006 to have charitable purposes for the public benefit; in particular, its hire enables the advancement of education, religion, community development and amateur sport.

The Management Committee report the following:-

Business Rates

Extra Rate relief due to Covid19 demanded only five monthly payments amounting to £280.96

Hire Charges

Rates of hire were increased to £12 per hour for village residents and £15 per hour for non-residents. This was the first increase since April 2015.

Hire Income at £5,744 was well below pre-pandemic levels but in recent months it had recovered. The hourly rate increase appeared not to deter bookings

Donations and Grants

Three separate grants were received. WDC Grant £8000 was paid to support our Charity activities. Two applications made by the Management Committee produced £2667 from Omicron Hospitality and Leisure Fund and £12500 from WDC which supported special projects, in this case it was resurfacing the car park.

It should be noted that the recent levels of refurbishment costs incurred would not have been possible without the government grants. Future Management Committees need to recognise that maintaining the structure of the Community Hall is not sustainable based on annual hire and rental income of less than £16,000. Grants will need to be a continuous source of additional income.

Major Repairs and renewals

Flat roof repairs £5640. New electric water heating unit in the football changing rooms £5199.

Surplus for the Year

The accounts show a surplus for the year of £13,048 and this includes a one-off grant from Warwick District Council of £12,500. That grant was spent in 2022/23 financial year when the carpark was resurfaced. Without this grant the surplus would have been £548.

Reserves

The cash reserves as at 31st March 2022 were £70,445. However, out of those funds there is a liability to pay £25,500 for car park resurfacing. This payment will be shown in the 2022/23 Accounts. If 'Accruals Accounting' had been used rather than a 'Receipts and Payments' basis the reserves at 31st March 2022 would have been £44,945 (£70445-£25,500)

Reserves are considered by the Committee to be adequate for foreseeable future repairs. Note the point raised under **Donations and Grants**

Insurance/Building Values

The Property was revalued in 2020 by Allied Westminster for insurance purposes. Current property values insured are £1,988,976.

Finances

In accordance with the resolution of the Committee passed on 28th July, 2009, the financial statements have been prepared on the receipts and payments basis; this decision was taken to simplify accounting procedures and to avoid the more onerous demands of accruals accounting for the preparation and examination of the statements.

Full details of Receipts and Payments are set out on pages 4 and 5, resulting in an excess of receipts of £13,048 and accumulated funds £70,445.

This report was approved by the Management Committee on 31st May, 2022, and signed on its behalf by:

Malin Meeting Chairman

(TRUSTEE).

RADFORD SEMELE COMMUNITY HALL
 68 Lewis Road – Radford Semele – Leamington Spa – CV31 1UQ
 Registered Charity Number 522985

Accounts for the Year Ended 31st March, 2022

Receipts and Payments Account	<u>2022</u> <u>General Fund</u> £	<u>2021</u> <u>General Fund</u>
Receipts (see notes)		
£		
Sports and Social Club Rent	7,116	2,240
Rent of Changing Rooms	410	0
Hire of Hall	5,744	385
Grants and Donations	23,167	24,669
Interest Received	11	31
Sales of Electricity	3,986	3,371
Sale of Insurance	865	870
Sub total	41,299	31,566
 Asset and Investment Sales	 -	 -
Total receipts	41,299	31,566
 Payments (see notes)		
Business Rate	281	0
Water Rates	963	969
Electricity	4,996	3,684
Gas	1,897	337
Insurance	2,342	2,122
Performing Rights Society	139	242
Cleaning (including materials)	1,424	1,384
Booking Agent's Fee	990	125
Printing, Stationery, Postage, Telephone	153	39
Repairs and Renewals	12,965	11,310
Bookkeeping	840	870
Sundry Expenses	121	118
Equipment	780	0
Other professional services	360	0
Sub total	28,251	21,200
 Asset and Investment Purchases	 -	 -
Total payments	28,251	21,200
 <u>Net excess of receipts</u>	13,048	10,366
 Add Balance of Cash Funds at 1st April, 2021	57,397	47,031
Cash Funds at 31st March, 2022	70,445	57,397

RADFORD SEMELE COMMUNITY HALL
 68 Lewis Road – Radford Semele – Leamington Spa – CV31 1UQ
 Registered Charity Number 522985

Accounts for the Year Ended 31st March, 2022

Statement of Assets and Liabilities at 31st March, 2022

	2022	2021
<u>Notes</u>	<u>General Fund</u>	<u>G. Fund</u>
Cash Funds	£	£
Lloyds TSB Current Account	44,032	30,996
COIF Charities Deposit Fund	26,413	26,401
Cash on hand	0	0
Total Cash Funds	<u>70,445</u>	<u>57,397</u>
Other Monetary Assets		
Hall Hire debtors	0	0
Other Debtors	-	-
Prepayment	1,619	1,592
Total	<u>1,619</u>	<u>1,592</u>
Assets Retained for the Charity's own use		
As valued for insurance		
Leasehold Building	1,988,976	1,879,087
Furniture, Fittings and Equipment	<u>23,528</u>	<u>22,595</u>
Liabilities		
Creditors	247	192
Advanced Insurance Recharge	664	653
Accruals	<u>-</u>	<u>-</u>
Total Liabilities	<u>911</u>	<u>845</u>

The Financial Statements on pages 4 to 7 were approved by the Management Committee on 31st May, 2022, and signed on its behalf by:

D. E. Chater Trustee, on behalf of the Committee

The notes on pages 6 & 7 form part of these accounts.

RADFORD SEMELE COMMUNITY HALL

68 Lewis Road – Radford Semele – Leamington Spa – CV31 1UQ
Registered Charity Number 522985

Notes to the Accounts for the year ended 31st March, 2022

1. Accounting Policies

Basis

The financial statements have been prepared on a Receipts and Payments basis, in accordance with the requirements of the Charities Act 2006, and the Charities SORP 2005.

Funds

Whenever income is received for a purpose specified by the donor, a restricted fund is maintained as a separate account. No such funds were held during the year.

2. Comparatives

The comparative figures have been prepared on the same basis as the current year.

3. Receipts

Rent from Sports and Social Club- £7116

Rent is receivable monthly from the Radford Semele Sports and Social Club under the terms of a seven year lease effective from 1st April 2015. The rent is reviewed at three-yearly intervals and was increased in line with the Retail Price Index from 1st April, 2021. (The Management Committee has been advised that the seven year lease continues to operate beyond 1st April 2022 until one of the parties to the lease initiates the action which achieves termination.)

Hire of the Hall- £5,744

Since the reopening of the Hall in April there was a slow start to the public desire to hire the Hall. This attitude changed warily. Since October the demand has been good. One-off family events are popular but make extra demands on booking and cleaning services. There is space, particularly during the daytime, for further regular hiring opportunities which need to be marketed. Hourly hire rates were increased during the year to £12 per hour for Radford residents and £15 for non-residents.

Sale of Electricity £3986

This relates to amount received from S.&.S.C for their metered portion of electricity used.

Sale of Insurance £865

This is the payments received from S.&.S.C for 41% of the Insurance premium.

4. Payments

Rates £281

Reduced due to Covid relief.

Electricity £4,996

Total cost of electricity including S&SC who incur more than 90% off the cost

Gas £1,897

Increased from Jan 22 due to energy crisis/ new contract

Insurance £2,342

Increased by £220 compared with previous year.

Music Licence £139

This amount decreased as it is based on the previous year hire income.

Cleaning £1424

Increased by £40, additional cleaning needed due to covid-19.

Booking Fee £990 This is a new cost arising since September from the appointment of the Booking officer

Repairs and Renewals £12,965

Includes roof repairs (£5,640) and water heating installation for changing rooms (£5,199), fire protection equipment (£743) and other repairs to window, electrics.

Book Keeping £840

The charge represents the full year cost of subcontracting this accounting work.

Equipment £780

50% share of CCTV system installed within S&SC

Other professional services £360

This is the HR production of a service agreement.

5. Debtors and Prepayments

Prepayments include £1,619 for 9 months prepaid for insurance and £664 for 9 months prepaid for recharge of insurance.

6. Creditors

Creditors include £247 for gas bill not paid off until April 22.

6. Reserves

Reserves of the Community Hall increased from £57,397 to £70,445 during the year. (Note comments referring to **Reserves** on Page 2 included below)

The cash reserves as at 31st March 2022 were £70,445. However, out of those funds there is a liability to pay £25,500 for car park resurfacing. This payment will be shown in the 2022/23 Accounts. If 'Accruals Accounting' had been used rather than a 'Receipts and Payments' basis the reserves at 31st March 2022 would have been £44,945 (£70,445-£25,500)

RADFORD SEMELE COMMUNITY HALL AND PAVILION

England & Wales - Charity number 522985

Accounts



Section A

Independent Examiner's Report

**Report to the trustees/
members of**

Charity Name
Radford Semele Community Hall

**On accounts for the year
ended**

31st March 2021

**Charity no
(if any)** 522985

Set out on pages

One to Eight

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

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

Signed:

Date: 15th November 2021

Name: Andrew Charles Jones

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

Chartered Accountant

Address:

20, Offchurch Lane

Radford Semele

Leamington Spa CV31 1TN

RADFORD SEMELE COMMUNITY HALL
 68 Lewis Road – Radford Semele – Leamington Spa – CV31 1UQ
 Registered Charity Number 522985

Report of the Management Committee
 Year ending 31st March, 2021

Introduction

The objectives of the charity remain to own, manage and maintain Radford Semele Community Hall for the benefit of the inhabitants of Radford Semele and the surrounding area. The constitution of the Charity is set out in a lease of land between Radford Semele Parish Council and the Trustees of Radford Semele Community Hall, made on the 15th December, 1967. That land vested in the Official Custodian for Charities under an order of the Charity Commission dated 4th October, 1971. The day-to-day running of the Hall is carried out by the Management Committee consisting of the vicar (now priest-in-charge) ex-officio, five elected members and representatives of village organisations.

During the year and up to the date of the Annual General Meeting the following have served on the Committee:

Elected	Mrs P Follett	Chairman & Minute Secretary
Elected	Mr D Chater	Vice Chairman
Elected	Mrs J Malin	Also - Parish Council
Elected	Mrs M Rai	
Elected	Mrs J Loveridge	Also - Parochial Church Council

Members representing village organisations:

Mrs H Higgins Radford Semele Women's Institute

Bankers:

Lloyds TSB Bank plc
 73 The Parade, Leamington Spa, CV32 4BB

The services of the following are acknowledged with thanks:

Independent Examiner Andrew Jones

Preparation of Accounts and book-keeping Miss Hannah Gray

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Report of the Management Committee
 Year ending 31st March, 2021

General Summary

The Management Committee met using Zoom ten times in the year. They are satisfied that the Community Hall use meets the requirements of the Charities Act 2006 to have charitable purposes for the public benefit; in particular its hire enables the advancement of education, religion, community development and amateur sport.

The Management Committee's summary follows:-

Covid19

Covid 19 has dominated the whole of the year 2020/21. The Community Hall was virtually closed due to Government imposed restrictions making it an unacceptable venue for the types of activities which normally use the Hall. The process of making the Hall 'Covid Secure' and available in the event of an unlikely hirer imposed a very high work content on the Committee particularly in relation to continuous cleaning and ensuring that documentation and public notices met the regulatory requirements.

Business Rates

Though discretionary rate relief has been withdrawn mandatory relief of 80% continues to be applied. Due to Covid 19 WDC Granted 100% relief in 2020/21.

Hire Charges

Rates of hire at £10 per hour for residents and £12 per hour for non-residents have operated since 1st April, 2015. Due to Covid19 the previously reported intention to raise hire charges from April 2021 was put on hold.

Income at £385 relates to amounts received in 2020/21 for hirings. £60 relates to the current year and £325 to the previous year.

Donations and Grants

Grants received were £5000 from Parish Council and £19,669.21 from WDC. These grants exceeded the Hall's costs occurring in the year during closure and added to reserves.

Fund Raising

No fund raising due to Covid19.

Investments and Reserves

Reserves are considered by the Committee to be adequate but not excessive, considering the potential liability for major structural repairs which may become necessary. Substantial amounts have been spent in the current year on soffit repairs. Further expenditure is imminent on flat roof repairs, replacement boiler in the changing rooms and car park repairs

Insurance/Building Values

The Property was revalued in 2019/20 by Allied Westminster for insurance purposes. Value recommended and accepted for Property £1.879.087, previously (£1.036.475). This value assumes VAT is charged on re-building costs. (The inclusion of VAT which increases annual premium, is included as enquires to Inland Revenue could not guarantee that VAT would not be chargeable in the event of a rebuild) Contents insured were valued at £22.821 plus further cover for specific items.

Finances

In accordance with the resolution of the Committee passed on 28th July, 2009, the financial statements have been prepared on the receipts and payments basis; this

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decision was taken to simplify accounting procedures and to avoid the more onerous demands of accruals accounting for the preparation and examination of the statements.

Full details of Receipts and Payments are set out in sections 3 to 5, resulting in an excess of receipts of £10,366 and accumulated funds £57,397.

This report was approved by the Management Committee on^{27th} July....., 2021, and signed on its behalf by:

Meeting Chairman

RADFORD SEMELE COMMUNITY HALL
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Accounts for the Year Ended 31st March, 2021

Receipts and Payments Account

	<u>2021</u>	<u>2020</u>
	<u>General Fund</u>	<u>General Fund</u>
	£	
Receipts (see notes)		
£		
Sports and Social Club Rent	2,240	6,720
Rent of Changing Rooms	0	310
Hire of Hall	385	9,202
Grants and Donations	24,669	50
Interest Received	31	161
Sales of Electricity	3,371	4933
Sale of Insurance	870	815
Charitable activities	0	880
Sundry income	0	63
Sub total	31,566	23,134

Asset and Investment Sales

Total receipts	31,566	23,134
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Payments (see notes)

Business Rate	0	1,084
Water Rates	969	920
Electricity	3,684	4,952
Gas	337	1,124
Insurance	2,122	2,098
Performing Rights Society	242	296
Cleaning (including materials)	1,384	1,999
Booking Agent's Fee	125	250
Printing, Stationery, Postage, Telephone	39	36
Repairs and Renewals	11,310	2,821
Bookkeeping	870	840
Sundry Expenses	118	25
Equipment	0	348
Raising Funds	0	806
Sub total	21,200	17,599

Asset and Investment Purchases

Total payments	21,200	17,599
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<u>Net excess of receipts</u>	10,366	5,535
Add Balance of Cash Funds at 1st April, 2020	<u>47,031</u>	<u>41,496</u>
Cash Funds at 31st March, 2021	<u>57,397</u>	<u>47,031</u>

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Accounts for the Year Ended 31st March, 2021

Statement of Assets and Liabilities at 31st March, 2021

		2021	2020
	<u>Notes</u>	<u>General Fund</u>	<u>G. Fund</u>
Cash Funds		£	£
Lloyds TSB Current Account		30,996	20,422
COIF Charities Deposit Fund		26,401	26,371
Cash on hand		0	238
Total Cash Funds		<u>57,397</u>	<u>47,031</u>
Other Monetary Assets			
Hall Hire debtors		0	325
Other Debtors		-	-
Prepayment		1,592	1,574
Total		<u>1,592</u>	<u>1,899</u>
Assets Retained for the Charity's own use			
As valued for insurance			
Leasehold Building		1,879,087	1,036,475
Furniture, Fittings and Equipment		<u>22,595</u>	<u>22,152</u>
Liabilities			
Creditors		192	-
Advanced Insurance Recharge		653	612
Accruals		<u>-</u>	<u>-</u>
Total Liabilities		<u>845</u>	<u>612</u>

The Financial Statements on pages 3 to 5 were approved by the Management Committee on 27th July, 2021, and signed on its behalf by:

Trustee, on behalf of the Committee

The notes on page 6 form part of these accounts.

RADFORD SEMELE COMMUNITY HALL

68 Lewis Road – Radford Semele – Leamington Spa – CV31 1UQ

Registered Charity Number 522985

Notes to the Accounts for the year ended 31st March, 2021

1. Accounting Policies

Basis

The financial statements have been prepared on a receipts and payments basis, in accordance with the requirements of the Charities Act 2006, and the Charities SORP 2005.

Funds

Whenever income is received for a purpose specified by the donor, a restricted fund is maintained as a separate account. No such funds were held during the year.

2. Comparatives

The comparative figures have been prepared on the same basis as the current year.

3. Receipts

Grants and Donations. The Parish Council donated £5,000 towards the cost of replacing roof soffits (£10,276). WDC granted £19,669 of Government funded Covid19 grants to support the Community Hall during the pandemic.

Rent from Sports and Social Club

Rent is receivable from the Radford Semele Sports and Social Club under the terms of a seven year lease effective from 1st April 2015. The rent is reviewed at three-yearly intervals and was increased in line with the Retail Price Index from 1st April, 2018, the next review is effective from April 1st 2021.

The Management Committee agreed to support the S & S C by granting Rent Relief (£4,480) for 8 months of the year as the Club advised of their precarious financial position arising from their closure due to Covid19.

Hire of the Hall- £385

Rental Income from hall hire £60. The balance, £325, relates to hire charges from the previous year collected in the current year.

Sale of Electricity- £3,371

This relates to amount received from S & S.C for their proportion of this service. During the year the method of recharging the S & S C was simplified. Charges are now based on the sub meter which records the Club's usage. This method now allows the Club to monitor continuously their usage and confirm the quarterly amount invoiced.

Sale of Insurance £870

This is the payments received from S & S C for 41% of the total Insurance premium.

4. Payments

Rates £0

Not charged due to Covid-19. 100% relief.

Electricity £3,684

Hall usage was minimal due to closure. The charge (> 95% approx.) relates to maintaining S & S C cooling and electrical systems.)

Gas £337

Decreased due to hall not in use. Covid19.

Insurance £2,122

Increased by £24 compared with previous year.

Music Licence £242

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This amount is calculated on the income in the previous year

Cleaning £1384

Decreased by £615 due to hall not in use. Covid19.

Repairs and Renewals £11,310

Includes replaced fascia, soffits & guttering (£9,426) and electrical work (£850) and other repairs to windows, electrics.

Bookkeeping

The £870 charge represents the full year cost of subcontracting this accounting work.

5. Debtors and Prepayments

Prepayments include £1,592 for 9 months prepaid for insurance and £653 for 9 months prepaid for recharge of insurance.

6. Creditors

Creditors include £192 for electricity bill not paid off until April 21.

6. Reserves

Reserves of the Community Hall increased from £47,031 to £57,397 during the year.