

**Fort, Seafield and Wallacetown Community Association SCIO**

**Scottish Charity No – SC051189**

**Annual Report and Financial Statements**

**For the year ended 31 August 2025**

## **Trustees' Report**

### **For the year ended 31 August 2025**

The trustees have pleasure in presenting their report together with the financial statements for the year ended 31 August 2025.

### **Reference and Administrative Information**

#### **Charity Name**

Fort, Seafield and Wallacetown Community Association SCIO

#### **Charity no**

SCO51189

#### **Address**

[REDACTED]

#### **Trustees**

[REDACTED]

# **Structure, Governance and Management**

## **Constitution**

The Charity is a Scottish Charitable Incorporated Organisation (SCIO) and has charitable status under the Charities and Trustee Investment (Scotland) Act 2005. It was registered in its legal form on the 10<sup>th</sup> August 2021. The Constitution was agreed and adopted on the 31<sup>st</sup> May 2021 prior to incorporation as an SCIO and has been duly adopted post incorporation. The Constitution was amended and adopted at the Annual General Meeting on 28<sup>th</sup> June 2023.

The members of the Association shall be open to all residents living on a long-term basis in the Fort, Seafield and Wallacetown areas who are interested in helping the Association to achieve its aims. Members select people to serve on the Management Committee.

The charity shall benefit the Fort, Seafield and Wallacetown community in Ayr.

## **Appointment of Trustees**

The management committee act as Trustees of the charity and may co-opt additional members where their expertise or professional qualifications are required to assist in promoting any of the charities activities.

## **Objectives and Activities**

### **Charitable Purpose**

- a) the advancement of citizenship or community development
- b) the advancement of the arts, heritage, culture, or science
- c) the advancement of environmental protection or improvement

The charities current objectives to deliver its purpose are as follows;

- a) The advancement of Community Development within the Community of Fort, Seafield and Wallacetown.
- b) Gathering and articulating the views, the diversity of opinion and the outlooks of the community which it represents and expressing them fairly to South Ayrshire Council and other public/private organisations and individuals.
- c) The provision, maintenance and upgrade of recreational facilities, including the organisation of recreational activities, with the purpose of improving the conditions of life for the Community.
- d) The advancement of Art, Heritage, Culture, Science and Technology within the Community.
- e) The reduction of the Community's carbon footprint and environmental impact.
- f) Liaising with other community groups and promoting and supporting community and other initiatives within the Association area.

## **Activities**

### **Wallacetown Community Energy Project**

The charity secured funding from SP Energy Networks Transmission NetZero Fund and the Scottish Government's Community Energy Growth fund (CEG) via the Scottish Government's Community Renewable Energy Scheme (CARES) to deliver the Wallacetown Community Energy Project (WCEP). The main activities have been the planning, project management, procurement of goods and services and installation of equipment. The installation phase was completed on 29 August 2025.



The charity has set up Wallacetown Community Energy Project Limited SC863788 incorporated on 23 September 2025 as a Private limited company wholly owned by the charity. This company will manage the project once fully operational including the collection of income. All profits will be gift aided back to the charity in full each year. Funds will subsequently be allocated to a designated community benefit fund to allow the charity to fund local community projects aligned to the charities prime purpose. The project installation was completed on 29 August; we have a Power Purchase Agreement in place with the Council which is part of the 25-year lease agreement. We also have started engagement with energy companies to secure a Smart Export Guarantee, (SEG) to sell the excess energy generated to the grid. To support the Association in Community engagement in identifying specific projects or funding we have established an Advisory Panel chaired by an Association Trustee and made up of identified members working and living in the community.

In addition to this project the Association undertook the following other areas that align with our constitution objectives.

### **Short Term Let's (STL's)**

The impact of a significant increase of properties, mainly flats being purchased for the purpose of Short Term Letting was brought to our attention due to increase of Anti-Social behaviour and disruption associated with this type of let. To address the issue, we took the following actions:

1. A proposal to object to all planning applications for STL's for properties (Flats) which had single door entry to the block would be taken to the Community Council (Statutory Body) to endorse.
2. Engagement with the Local Councillor's for the area took place to gain support in our objection to change of use (Planning applications) and the granting of Licence's to operate.

### **STL Outcomes**

1. The proposal was taken to the Community Council and was approved.
2. We received full support from the elected members for the Ward Area. We have also along with Community Councillors and affected residents attended Planning Application meeting and Licence Panel approval meetings. Unfortunately, we have had limited success in our objections, however support has grown from a majority of the full Council Elected Members. This has led to the development and drafting of guidelines will make it easier for Panel Member to formally object. The guidelines at this point of reporting have yet to be taken to a full Council Meeting for approval.

### **Development of the Ayr Esplanade & South Harbour**

The association has worked closely with South Ayrshire Council and other partners from the local community to provide input and feedback and raise questions on a number of matters relating to the development plans for the Ayr Esplanade and separate plans relating to the improvement of the South Harbour area of Fort. Our meetings also provide an opportunity to discuss other issues of interest within the Fort, Seafield & Wallacetown area including concerns with anti-social behaviour in the Blackburn Road car park which has been impacting on residents local to that area.

## **Achievements and Performance**

The main achievement for the year was the completion of the Wallacetown Community Energy Project installation phase on 29 August 2025

## **Financial Review**

Funds of £72 were carried forward at 31 August 2024

There was £94 of unrestricted income received during the year. Unrestricted expenditure for the year was £35, leaving unrestricted funds carried forward at 31 August 2025 of £131.

There was restricted grant received during the year of £154,785 for the Wallacetown Community Energy Project (WCEP) and these funds were spent in full during the year.

There was a balance of £131 in the bank at 31 August 2025 representing the unrestricted surplus.

The completion of the final installation phase of the Wallacetown Community Energy Project (WCEP) during the coming year will see revenue streams being generated for the Charity.

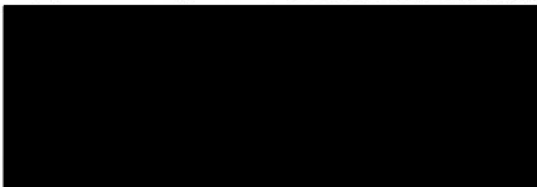
## **Reserves Policy**

The Charity will begin to set aside appropriate reserves once the revenue streams begin to be generated in the year ahead.

## **Plans for future period**

The Wallacetown Community Energy Project (WCEP) will be fully operational during the year ahead. The next stage will be to set up the Community Benefit Fund which is designed to fund local community projects aligned to our charitable purpose

**Approved by the trustees on 4 February 2026**



**Dated: 4 February 2026**



# **Independent Examiner's Report to the Trustees of Fort, Seafield, Wallacetown Community Association SCIO**

I report on the accounts of the charity for the year ended 31 August 2025 which are set out on pages 7-10

## **Respective responsibility of trustees and examiner**

The charity's trustees are responsible for the preparation of the accounts in accordance with the terms of the Charities and Trustee Investment (Scotland) Act 2005 and the Charities Accounts (Scotland) 2006 (as amended). The charity trustees consider that the audit requirements of Regulations 101 (1) (d) of the 2006 Accounts Regulations does not apply. It is my responsibility to examine the accounts as required under section 44 (1) (c) of the Act and to state whether particular matters have come to my attention.

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

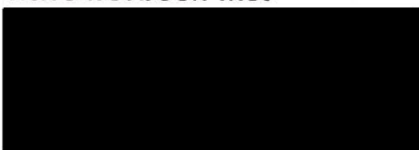
My examination is carried out in accordance with Regulation 11 of the 2006 Accounts Regulations. An examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the account and seeks explanations from the trustees concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in an audit, and consequently I do not express an audit opinion on the view given by the accounts.

## **Independent examiner's statement**

In the course of my examination, no matter has come to my attention

1. which gives me reasonable cause to believe that in any material respect the requirements:
  - to keep accounting records in accordance with section 44(1) (a) of the 2005 Act and Regulation 4 of the 2006 Accounts Regulations
  - to prepare accounts which accord with the accounting records and comply with Regulation 9 of the 2006 Accounts Regulations

have not been met



**Accountant**

**8F Millbrae Court, Ayr**

**KA7 3GT**

**Date: 4 February 2026**

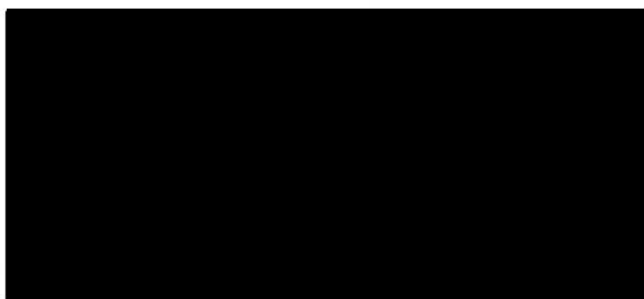
# Statement of Receipts and Payments for the year ended 31 August 2025

	Unrestricted Funds	Restricted Funds	Year ended 31 August 2025	Year ended 31 August 2024
<b>Receipts</b>				
Donations	10	-	10	-
Grants	-	154,785	154,785	-
Other	84	-	84	-
<b>Total receipts</b>	<b>94</b>	<b>154,785</b>	<b>154,879</b>	<b>-</b>
<b>Payments</b>				
Cost of charitable activities	-	154,785	154,785	-
Governance costs	35	-	35	30
<b>Total payments</b>	<b>35</b>	<b>154,785</b>	<b>154,820</b>	<b>30</b>
<b>Surplus/(Deficit) for the year</b>	<b>59</b>	<b>-</b>	<b>59</b>	<b>(30)</b>
<b>Transfer between funds</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Surplus/(Deficit) for the year</b>	<b>59</b>	<b>-</b>	<b>59</b>	<b>(30)</b>
<b>Reconciliation of funds;</b>				
<b>Funds brought forward 1 September 2024</b>	<b>72</b>	<b>-</b>	<b>72</b>	<b>102</b>
<b>Surplus/(Deficit) for the year</b>	<b>59</b>	<b>-</b>	<b>59</b>	<b>(30)</b>
<b>Funds carried forward 31 August 2025</b>	<b>131</b>	<b>-</b>	<b>131</b>	<b>72</b>

## Statement of Balances – As at 31 August 2025

	Unrestricted Funds	Restricted Funds	Year ended 31 August 2025	Year ended 31 August 2024
Opening cash at bank and in hand	72	-	72	102
Surplus/(Deficit) for the year	59	-	59	(30)
<b>Closing cash at bank and in hand</b>	<b>131</b>	<b>-</b>	<b>131</b>	<b>72</b>
<b>Bank and Cash Balances</b>				
Bank current account	131	-	131	72

Approved by the trustees on 4 February 2026



Dated: 4 February 2026



## Notes to the accounts – for the year ended 31 August 2025

### 1. Basis of accounting

These accounts have been prepared on the Receipts and Payments basis in accordance with the Charities and Trustee Investment (Scotland) Act 2005 and the Charities Accounts (Scotland) Regulations 2006 (as amended).

### 2. Nature and purpose of funds

Unrestricted funds are those that may be used at the discretion of the trustees in the furtherance of the objects of the charity.

Restricted funds may only be used for a specific purpose.

### 3. Related party transactions

There were no related party transactions during the year. No other remuneration was paid to the trustees or any connected persons during the year (2024: Nil)

### 4. Grants received

	Unrestricted Funds	Restricted Funds	Total 2025	Total 2024
SPEN		51,335	51,335	-
CARES		103,450	103,450	-
<b>Total</b>	<b>-</b>	<b>154,785</b>	<b>154,785</b>	<b>-</b>

### 5. Miscellaneous Income

The Charity received £84 in compensation from Bank of Scotland (2024 £nil)

### 6. Governance Costs

	Unrestricted Funds	Restricted Funds	Total 2025	Total 2024
AGM	35	-	35	30
<b>Total</b>	<b>35</b>	<b>-</b>	<b>35</b>	<b>30</b>

## Notes to the accounts – for the year ended 31 August 2025

### 7. Cost of charitable activities

	Unrestricted Funds	Restricted Funds	Total 2025	Total 2024
Insurance	-	601	601	-
Project management	-	15,676	15,676	-
Legal fees	-	4,320	4,320	-
Surveys & Certification	-	8,356	8,356	-
Planning & Building Warrants	-	2,374	2,374	-
Grid Connection	-	1,800	1,800	-
Solar Panel and associated equipment	-	121,658	121,658	-
<b>Total</b>	-	<b>154,785</b>	<b>154,785</b>	-