



# HOSE VILLAGE HALL TRUST

## Annual Report

### for Financial Year July 2021 - June 2022

#### **Governance**

Hose Village Hall Trust has the objectives of providing social, recreational and leisure facilities for the inhabitants of the village of Hose in Leicestershire and the surrounding areas.

The Trust consists of three organisations - Hose Village Hall, Belvoir Vale Tennis Club and Belvoir Vale Bowls Club. The Bowls & Tennis clubs are referred to as the Belvoir Vale Sports Association (BVSA). They are all situated on a 10 acre site, part of which is leased from Clawson, Hose & Harby Parish Council on a 33 year lease, and part of which is owned by the Trust. The lease with the Parish Council was established in 1969 and renewed in July 2005.

The amenities comprise the Village Hall, which has a large main hall, with a stage, a badminton court, adjacent bar and kitchen, and toilets. There is also a smaller committee room with an adjacent disabled toilet. It has two changing rooms for sporting activities. There is a large hard-standing car-park which gives access to a playing field which can accommodate 2 football pitches. Across the playing field, with separate access, are 3 tennis courts, with a small pavilion, managed by the BV Tennis Club. Adjacent is the bowling green and its large pavilion, managed by BV Bowls Club. Adjacent to the clubs is an area of hard-standing car-park.

The Trust committee meets quarterly to report on activities of the organisations, which are managed by separate committees. They have separate finances and pay annual subscriptions to the Trust to cover various expenses for the site. These funds are managed by Hose Village Hall Committee on behalf of the Trust committee. The Trust also takes a share of those events that utilise the whole site.

#### **Trustees and committee members**

Elected Trustees: B Keevil, I Smith, H Cheetham, D Wilson

Delegated Trustees: L Pugh & M Britton (Belvoir Vale Bowls Club),  
S Wainwright (BV Tennis Club)

The following officers were elected:

Chairman - Steve Wainwright  
Secretary - Brian Keevil  
Treasurer - Ian Smith

#### **Accounts**

The overall financial situation of the HVH Trust is reasonably healthy. The Trust holds deposit accounts and COIF investments of £30,209 and a Current Account and cash totalling £4,169. Events organised by the Hall committee raised £994. Income from hiring the hall was £14,051 - of which caravan bookings raised £6,137 (£982 share to Trust). There was a £116 loss from subscriptions from the two clubs. Running costs (including caretaker's wages, electricity, field mowing and insurance) were £19,174. Belvoir Vale Tennis Club now has 90 club members and £18k in the bank account. Belvoir Vale Bowls Club has 35 members and there is £5k in the bank account.

Events are coming back after the disruption to events by Covid and the final payments to the builder after the fire of 2018 have now been made

## Developments & Maintenance of Facilities

New doors to the changing rooms have been installed. Two external table-tennis tables have been installed, partially paid for by Hosenbury funds.

## HOSE VILLAGE HALL TRUST INCOME & EXPENDITURE for F/Y 2021-22 from July 2021 until June 2022

Primary	Secondary	Payment	Receipt	Profit/Loss
<b>Hire</b>	Caravans (see Note 1)		£ 6,137.12	<b>£ 6,137.12</b>
	Field (see Note 2)		£ 2,294.00	<b>£ 2,294.00</b>
	Hall		£ 5,619.50	<b>£ 5,619.50</b>
<b>Hire Total</b>		<b>£ -</b>	<b>£ 14,050.62</b>	<b>£ 14,050.62</b>
<b>Overheads</b>	Capital (hall fire)	£ 5,230.02		<b>£ (5,230.02)</b>
	Caretakers wages	£ 3,222.53		<b>£ (3,222.53)</b>
	Communications	£ 347.88		<b>£ (347.88)</b>
see Note 5	Council Tax (Hall share)	£ 324.98		<b>£ (324.98)</b>
	Electricity	£ 2,618.05		<b>£ (2,618.05)</b>
	Field mowing (see Note 2)	£ 1,105.20		<b>£ (1,105.20)</b>
	Gas	£ 88.37		<b>£ (88.37)</b>
	Hedge cutting (see Note 2)	£ 240.00		<b>£ (240.00)</b>
	Insurance (hall share)	£ 1,350.46		<b>£ (1,350.46)</b>
	Licence fees	£ 240.00		<b>£ (240.00)</b>
	Printing	£ 707.10	£ 134.40	<b>£ (572.70)</b>
	Regular services	£ 88.38		<b>£ (88.38)</b>
	Repairs & Maintenance	£ 3,603.86		<b>£ (3,603.86)</b>
	Water rates	£ 141.46		<b>£ (141.46)</b>
<b>Overheads Total</b>		<b>£ 19,308.2</b>	<b>£ 134.40</b>	<b>£(19,173.8</b>

		<b>9</b>		<b>9)</b>
<b>Sundry</b>	bank fees/interest		£ 1,387.54	<b>£ 1,387.54</b>
	short-term loans	£ 300.00	£ 300.00	<b>£ -</b>
	donation & wayleave	£ 40.00	£ 17.72	<b>£ (22.28)</b>
	untraced expenditure & income		£ 455.06	<b>£ 455.06</b>
<b>Sundry Total</b>		<b>£ 340.00</b>	<b>£ 2,160.32</b>	<b>£ 1,820.32</b>
<b>Events</b>	Bonfire	£ 4,656.17	£ 7,668.05	<b>£ 3,011.88</b>
	Produce Show	£ 307.42	£ 151.50	<b>£ (155.92)</b>
	Panto	£ 1,141.94	£ 504.00	<b>£ (637.94)</b>
Note 3	Belvoir 1/2 Marathon	£ 6,722.99	£ 3,689.76	<b>£ (3,033.23)</b>
	bar	£ 1,500.00	£ 3,309.13	<b>£ 1,809.13</b>
<b>Events Total</b>		<b>£ 14,328.52</b>	<b>£ 15,322.44</b>	<b>£ 993.92</b>
<b>BVSA</b>	Electricity	£ 648.00		<b>£ (648.00)</b>
	Water	£ 353.45		<b>£ (353.45)</b>
Note 4	Insurance	£ 337.61		<b>£ (337.61)</b>
Note 5	Council Tax	£ 158.62		<b>£ (158.62)</b>
	Subscriptions		£ 1,382.00	<b>£ 1,382.00</b>
<b>BVSA Total</b>		<b>£ 1,497.68</b>	<b>£ 1,382.00</b>	<b>£ (115.68)</b>
<b>Grand Total</b>		<b><u>£ 35,474.49</u></b>	<b><u>£ 33,049.78</u></b>	<b><u>£ (2,424.71)</u></b>
<b>Adjustment of Funds for Trust</b>	Grass mowing	£ 1,105.20		<b>£ (1,105.20)</b>
	Hedge cutting	£ 240.00		<b>£ (240.00)</b>
	caravans - share to Trust		£ 981.68	<b>£ 981.68</b>
	Hire of Field		£ 2,295.00	<b>£ 2,295.00</b>
Note 6	BHM - share to Trust		-£ 1,010.07	<b>£</b>

				<b>(1,010.07)</b>
Note 7	surplus of BVSA subs		-£ 185.22	<b>£ (185.22)</b>
	Hose Fete donation			
<b>Note 8</b>	<b>subtotal</b>	<b>£</b>	<b>£</b>	<b>£</b>
		<b>1,345.20</b>	<b>2,081.39</b>	<b>736.19</b>

**Note 1:** It was agreed (16/3/2011) to split the income from hire by Caravans when there were more than 20 vans using the field in a ratio of 2:1 between the Hall & the Trust. The single caravan hire was less than 20 vans.

**Note 2:** It was agreed (16/3/2011) that income & expenses from use of the field should be allocated to the Trust

**Note 3:** It was agreed (16/3/2011) to split the profits from the Belvoir Half Marathon in a ratio of 2:1 between the Hall & the Trust.

**Note 4:** The insurance for the whole site is covered under one policy. The total figure of £1668.07 has been split between HVH/BVSA as 0.8/0.2

**Note 5:** The Council Tax bill is shared between HVH/BVSA on the ratio of the rateable values which is 0.672/0.328 This year's bill was £483.6. There was almost no Council Tax paid last F/Y.

**Note 6:** This amount will be transferred to the HVH Leisure Fund, which is a joint account for the whole Trust.

**Note 7:** TC did not pay their subs for 2020-21 & should have paid £680 - the surplus of £185 has been calculated for this statement. The TC have now paid £2000 (this is in error & should be £680 for 20-21 and £710 for 21-22 -totalling £1390) They have overpaid by £610 which can be carried over into 2022-23 as partial subs.

**Note 8:** This profit or loss is to be balanced between the HVH Leisure Fund & the HVH account.

**HOSE VILLAGE HALL TRUST  
BALANCE SHEET  
AND  
INCOME AND EXPENDITURE ACCOUNT  
30 JUNE 2022**

**Prepared by  
Ian F Smith**

**Audited by  
MARGARET WOODS**

**HOSE VILLAGE HALL  
YEAR ENDED 30 JUNE 2022**

We approve these financial statements and confirm that we have made available all relevant information for their preparation.

.....  
Chairman

.....  
Treasurer

In accordance with instructions given to us, we have checked the annexed Balance Sheet and Income and Expenditure Account from the books, vouchers and other information supplied to us.

.....  
Margaret Woods  
FCCA

(date) .....

**HOSE VILLAGE HALL TRUST**  
**BALANCE SHEET**  
**FOR THE YEAR ENDED 30 JUNE 2022**

		<b>2022</b>		<b>2021</b>	
	Not e	£	£	£	£
<b>FIXED ASSETS</b>					
Expenditure on property	1	48,600		48,600	
Fixtures and fittings	2	4,510		5,306	
Two trophies		57		57	
Investment	3	<u>25,231</u>		<u>23,848</u>	
			78,398		77,811
<b>CURRENT ASSETS</b>					
Debtors receivable		-		-	
Building Society accounts		4,977		4,973	
Bank Current account		3,789		11,043	
Cash in hand		<u>380</u>		<u>500</u>	
			9,146		16,516
			<u>87,544</u>		<u>94,327</u>
<b>LIABILITIES</b>					
Creditors & Pre-paid income			( 116)		( 7,297 )
			<u><b>87,428</b></u>		<u><b>87,030</b></u>
<b>HOSE VILLAGE HALL</b>					
Hose Village Hall - General Fund	4	<u>44,133</u>		<u>42,392</u>	
			44,133		42,392
<b>HOSE VILLAGE HALL TRUST</b>					
Hose Village Hall Trust accounts		1,942		1,940	
CCLA Investments (Incl Unrealised Profit in Year & Accumulated)		<u>25,231</u>		<u>23,848</u>	
			27,173		25,782
			<u><b>71,306</b></u>		<u><b>68,174</b></u>

**HOSE VILLAGE HALL TRUST**  
**INCOME AND EXPENDITURE ACCOUNT**  
**FOR THE YEAR ENDED 30 June 2022**

	Not e	<b>2022</b>		<b>2021</b>	
		£	£	£	£
<b>INCOME</b>					
Hire of hall, sports ground & BVSA Subs			14,053		3,124
Grant Income Received					17,845
Donations, Wayleaves & Sundry Income			473		241
Activities:					
Income		15,322		-	
Expenditure		( 14,329)		-	
			994		-
Building Society interest received			4		4
Unrealised Profit on Investment in the year			1,383		1,974
			<b>16,907</b>		<b>23,188</b>
<b>EXPENDITURE</b>					
BVSA Costs		1,498		1,056	
BVSA - Share of Grant Income		-		4,430	
Caretaker's wages		3,223		1,905	
Rent, rates, licences		726		299	
Electricity, gas & water		2,845		1,102	
Insurance		1,668		1,842	
Repairs, renewals and maintenance		3,722		14,606	
Telephone & Broadband		348		333	
Depreciation of fixtures and fittings		796		936	
			<b>( 14,826)</b>		<b>( 26,524)</b>

## **GENERAL NOTES**

Hose Village Hall Trust is a charity (reg. no. 1012863) that manages a site on the outskirts of Hose. Some of the land is freehold and part is leased from Clawson, Hose & Harby Parish Council. The Trust is a combination of Hose Village Hall (HVH), Belvoir Vale Bowls Club (BVBC) and Belvoir Vale Tennis Club (BVTC). All these parties have properties on the site. Prior to 2005. The two clubs had formed the Belvoir Vale Sports Association (BVSA), which was set up independent of HVH in order to raise funds for the sports facilities.

Each organisation has its own accounts to allow them to operate independently. At present the Village Hall operates the corporate accounts and funds are transferred from HVH accounts to the Trust accounts as appropriate.

### **1 - EXPENDITURE ON PROPERTY**

The hall and grounds are subject of a lease granted by the Parish Council in 1969 for 50 years, this was extended in 2005 to 33 years.

It is understood that the amount of £48,600 represents the cost expended on the construction of the hall and grounds (including the acquisition of a freehold site that now comprises part of the full landholding). Expenditure of £8,546 on the bowling-green and tennis courts, and of £3,250 on the sports pavilion, incurred by the Belvoir Vale Sports Association, has been written off.

### **2 - FIXTURES AND FITTINGS**

The amount of £4509.68 represents the net book values of fixtures, fittings and equipment in the Village Hall, being cost incurred of £36,391.21 less £31,881.53 for accumulated depreciation. Depreciation is calculated on a 15% reducing balance.

### **3 - INVESTMENTS**

The investment comprises the market value of 115.66 shares in the Charities Official Investment Fund (COIF) aka CCLA - for which the cost in 1972 was £233. These funds had been made from part of the sale proceeds of land in the village donated to the hall by Mrs Gibbs. The major part of the proceeds were spent on the construction of the hall. The investment was to accumulate in value in order to replace those proceeds.

### **4 – GENERAL FUND**

General Fund is a fund held by HVH, which represents the assets of the hall, which include the original building costs, the fixtures & fittings. Debtors & creditors are included as appropriate. Trust funds including the CCLA Investments are not included.