



The Aldershot Institute

Registered Charity 301720

Station Road, Aldershot, Hampshire GU11 1BA

ANNUAL REPORT OF THE TRUSTEES FOR THE YEAR ENDING 28TH FEBRUARY 2025



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REPORT OF THE TRUSTEES OF THE ALDERSHOT INSTITUTE FOR THE YEAR ENDING 28TH FEBRUARY 2025

Background

The Aldershot Institute is a charity registered in September 1962 and owns the three-story building on the corner of Victoria/Station Road. The building dates from the late 1880's.

The ground floor has been let commercially for many years as three shop units, the leases for which provide the major funds to maintain the building. With no car parking facilities at hand and no lift to the public rooms on the first and second floors, there was no interest in using the premises for social activities as originally envisaged. After many years of little use, the Hampshire Youth Bureau was housed on the second floor until its closure in 2010. It was confirmed that this letting came within the terms of the Charitable Status and the upper floor space has been leased to other similar organisations since that time. A lift was installed in 2012/13 to allow full access to all floors.

Current Position

The premises have been let for the past year as follows: -

Ground Floor Shops:

102 Victoria Road – Belvoir Lettings Agency

104 Victoria Road – Nepalese Travel Agency

106 Victoria Road – Nepalese Clothing Retailer

The shops at 102, 104 and 106 are let on commercial leases. The leases on 102 and 104 were renewed in 2019 and a new lease for 106 was agreed during 2020. The lease on 102 was reassigned to another Belvoir franchisee in early 2021, and a new lease has been agreed to commence in 2024. Terms for the 106 lease renewal have been agreed and are expected to be completed in 2025.

First and Second Floors:

The Vine Charity, who took up occupation in October 2012, have continued to occupy the upper floors and to expand their services to the local community. The lease was renewed from October 2022 for five years. Renewal terms for the renewal have been agreed with service charges now paid by The Vine as with the other leases.

Current Year Activities

Wendage Pollution Control have continued to maintain and monitor the cellar automatic water extraction system. The system has required some repairs during the year. Access to the cellar remains available only from the rear of the building.



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Income received from the lettings continues to be retained to maintain and gradually improve the building. Building expenditure during the year was on repairs and maintenance providing a surplus of £29,854 for the current year. In the longer term, with full occupation of the building, the reserves are forecast to increase by £20/30,000 per year.

The sum of £5,000 has been paid to the Vine for the upgrade of the client showers. Materials were supplied by Wicks.

A substantial reserve (£302,616) remains accumulated at the year-end as a safeguard against any excessive costs, which may arise with such an old building and with a long-term aim to restore the building as near as possible to its original condition. Two additional accounts have been opened with different banks to deposit reserves, as funds in our main banker exceeded the £85,000 FSCS banking guarantee. The Trustees have discussed the level of these reserves and agreed that it would be prudent to retain one year's normal expenses (£50,000) as a minimum. Funds more than the minimum may be committed to further building improvements, although there are no specific plans at this time.

Future Plans

Nick Henson, trading as Vospers, Friend & Falcke, continued to act as our managing agent during the year and Herrington & Carmichael provide our legal services.

The long-term decline in the high street could eventually cause the income received by the Institute from its three high street shops to be reduced. A vacated shop becomes a liability after three months due to the loss of income and the additional requirement to pay the business rates on empty properties.

All capital plans remain subject to the availability of funds and the need to maintain a reserve for unforeseen expenses.

Trustees

Lesley Bundy-Smyth	Chairman (Previously Lesley Buckland)	
Richard G Hickman	Treasurer	
Gareth Palmer	Secretary	Keith Bean
Sue Hathaway		Rachel Winkworth

Board of Trustees
April 2025



The Aldershot Institute

Registered Charity 301720

Station Road, Aldershot, Hampshire GU11 1BA

The Institute Today



Yesteryear





The Aldershot Institute

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This is to confirm that
THE ALDERSHOT INSTITUTE

was entered on the Register of Charities on

11 September 1962

Registered charity number:

301720

Suzi Leather
Dame Suzi Leather
Chair

Sam Younger
Sam Younger
Chief Executive

This certificate confirms that a charity has been entered on to the Register of Charities.
You can check a charity's current registration status by visiting the Register of Charities at
www.charitycommission.gov.uk





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ACCOUNTS FOR THE YEAR TO 28TH FEBRUARY 2025

Income and Expenditure Account

for the Year ended 28 February 2025

INCOME

		2025		2024
Shop Rents				
102 Victoria Road	12,625		12,500	
104 Victoria Road	9,100		9,100	
106 Victoria Road	10,000	31,725	9,876	31,476
Other Rents				
The Vine	12,500	12,500	10,500	10,500
Other Income				
Bank Interest		5,627		4,722
Reimbursements				1,870
	Total Income	49,852		48,568

EXPENSES

		2025		2024
Building improvements				
Building Insurance		150		6,122
Property Taxes				
Professional Fees				
Architects/Planning				
Estate Agent	5,907		5,637	
Legal/Consulting				
Other Fees	4,598	10,505	1,854	7,491
Water				
Gas				
Electricity				
Waste Disposal				
Repairs & Maintenance		4,343		5,672
Office Costs				
Donations				
Trustee Expenses				
	Total Expense	19,998		19,285
NET INCOME		29,854		29,283

Balance Sheet at 28 February 2025

	At 29 Feb 2024	At 29 Feb 2024
<u>CURRENT ASSETS</u>		
Balance at Bank		
Interest Account	67,537	76,321
Current Account	32,810	108,604
CCLA Deposit Account	92,249	87,837
CCBank Deposit	35,010	
CAF/Shawbrook Deposit	75,010	
	302,616	272,762
 <u>LESS CURRENT LIABILITIES</u>		
Account Inspection		
 <u>NET CURRENT ASSETS</u>	302,616	272,762
 Represented by		
<u>RESIDUE ACCOUNT</u>		
Reserves brought forward	272,762	243,479
Excess Income (Expenditure)	29,854	29,283
	302,616	272,762



Richard G Hickman
Treasurer/Trustee
The Aldershot Institute
March 2025

Notes to the Account for the year to 28 February 2025

1 Accounting Policies

Basis of Preparation

The financial statements have been prepared under the historical cost convention and in accordance with applicable accounting standards and the Statement of Recommended Practice “Accounting for Charities”.

Income

Income received is recognised on receipt of funds.

Expenses

Expenses are recognised on receipt of a bill or invoice for supplies/services.

2 Controlling Party

The ultimate controlling party of the Charity are the Trustees

3 The Trustees during the period are:-

Lesley Buckland – Chairman, Gareth Palmer – Secretary, Richard G Hickman – Treasurer, Sue Hathaway, Rachel Winkworth, Keith Bean

4 The Charities Bankers are:-

Barclays plc, Aldershot Branch - Current and Deposit Accounts

CCLA, London EC4 - COIF Charities Deposit Account

CCBank, Leicester LE1 6TE – Deposit Account

CAF/Shawbrook Bank, Essex CM13 3BE – Deposit Account

4 The Balance Sheet has not been adjusted to include the following fixed assets, which are noted at the May 2024 estimated reinstatement cost prepared by Praise Mathew-Johnson:

Building (Freehold) Rebuild	£2,092,473 inc VAT
Loss of Rent	24 months

5 The Building Insurance was paid and recovered directly from clients by our Agent.

6 Movement on Reserves

Reserves of £272,762 were brought forward at 1 March 2024 and a surplus of £29,854 was achieved in the year ending 28 February 2025. Reserves of £302,616 are carried forward at 1 March 2025.

7 The reserves are held in a Barclays Current Account and four savings accounts, recognising the £85,000 FSCS banking guarantee.

INDEPENDENT EXAMINER'S REPORT TO THE TRUSTEES OF THE ALDERSHOT INSTITUTE

I report on the accounts of the Charity for the year ended 28 February 2025 which are set out on the preceding pages.

Respective responsibilities of trustees and examiner

As the charity's trustees, you are responsible for the preparation of the accounts. You consider that the audit requirements of Section 144 of the Charities Act 2011 does not apply.
It is my responsibility to state, on the basis of procedures specified by the General Directions given by the Charity Commissioners under Section 145(5)(b) of the Act, whether particular matters have come to my attention.

Basis of Independent Examiner's Report

My examination was carried out in accordance with general directions given by the Charity Commissioners. An examination includes a review of the accounting records kept by the charity and a comparison of the accounts prepared with these records. It also includes consideration of any unusual items or disclosures in the accounts, and seeking explanations from you as trustees concerning any such matters. The procedures adopted do not provide all the evidence that would be required in an Audit and consequently I do not express an opinion in the view given by the accounts.

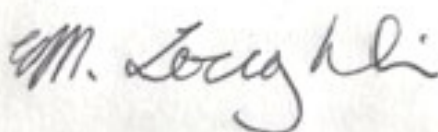
Independent Examiner's Statement

In connection with my examination, no matter has come to my attention:

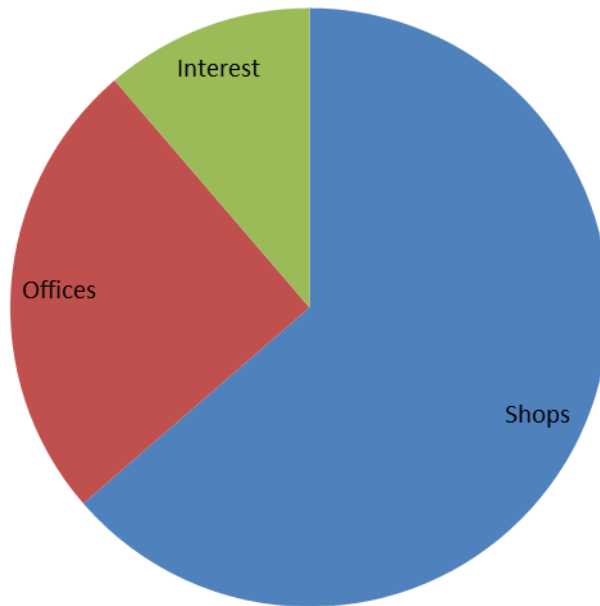
- i) which gives me reasonable cause to believe that in any material respects the requirements
 - to keep accounting records in accordance with Section 130 of the Act
 - to prepare annual accounts which accord with the accounting records and do comply with the accounting requirements of the Acthave not been met, or
- ii) to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

E McLoughlin FCCA ATT
13 Beta Road
Farnborough
Hampshire
GU14 8PG

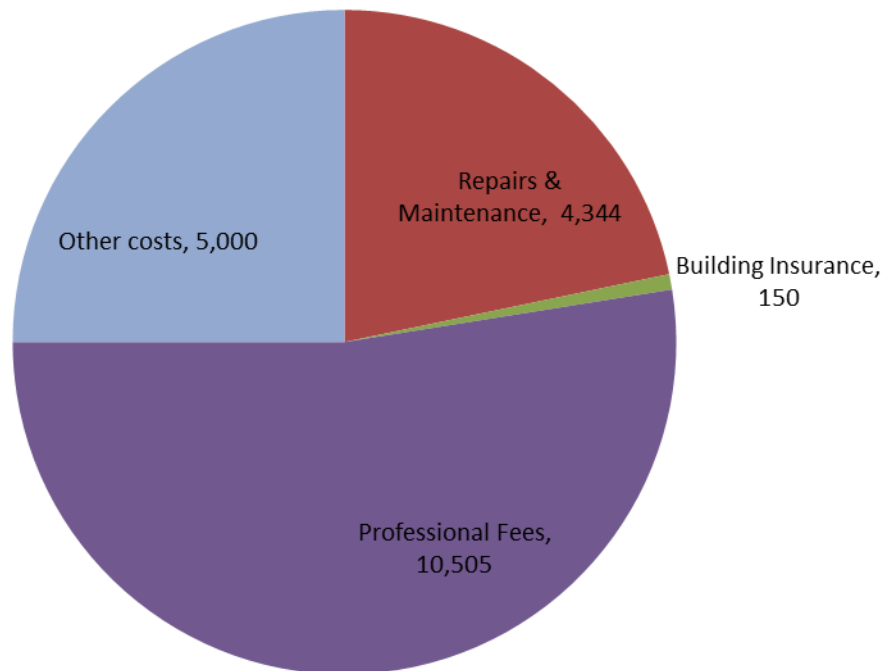
Date: 2 October 2025



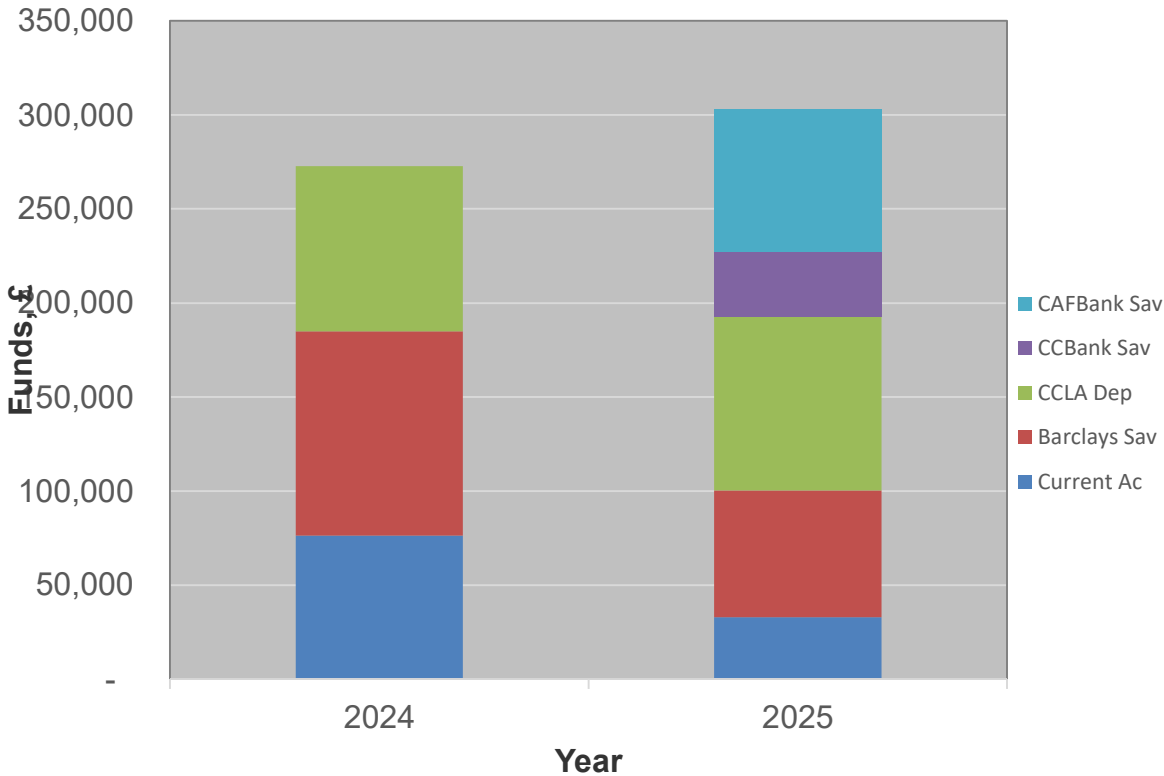
Income 2024/25



Expenditure 2024/25



Reserves



Reserve Forecast

