

LLANDINAM VILLAGE HALL

Annual Report 2014

with Accounts for the period

1st November 2012 to 31st October 2013

Introduction

Llandinam Village Hall is a historic building located in the centre of the village of Llandinam. It was built by the Davies family for the village and has been managed by an independent management committee since 1954.

Originally built in 1912 it has seen many changes in the last hundred years, but it still exists for the same purpose – providing a social gathering-place for the village inhabitants, and opportunities for learning, as the constitution says: “***without distinction of political, religious or other opinions, including use for 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***”

In 1996 the building, under its original title Llandinam Institute, was awarded a Grade 2 listing, as a recognition of its unique nature. This obliges the trustees of the building to maintain the building’s historic design features.



Management

The Village Hall is run by a management committee who are appointed in three different ways, but are all trustees with an equal voice, equal responsibilities and equal voting rights. The three ways are:

- Organisations who frequently use the hall can become affiliated organisations if so agreed by the committee. Each of these nominate a trustee who sits on the management committee. This provides a way in which particular issues, suggestions and concerns about the facilities can be brought to the attention of the committee by those who use them regularly. It also provides a way in which information can be easily circulated to the most frequent users of the hall. The affiliated organisations are:
 - British Legion, Women’s Section
 - Llandinam Women’s Institute
 - Church of St Llonio
 - Presbyterian Chapel
 - TASC (folk music events)
 - Gardening Club
 - Llandinam History Group (as of December 2013)
- Two trustees appointed by the Community Council.
- By election at the Annual General Meeting. Any resident can stand for election provided they are eligible (e.g. they are over 18 and are not undischarged bankrupts) and have both a proposer and seconder. All inhabitants of Llandinam over 18 are entitled to vote in these elections at the Annual General Meeting.

At their first meeting each year the trustees elect the **Chairman, Secretary and Treasurer**. In recent years chairs of the sub committees have also been elected. Sub committees manage different aspects of the hall and presently include maintenance and bar .

The officers elected in April 2013 were the following:

CHAIR: Philip Freeman, TREASURER: Iain Parry, SECRETARY: None (This role was vacant until June 2013 when Jenny Milborrow volunteered her services).

BAR: Wynn Gwalchmai, MAINTENANCE: Brian Allen (who took over from Chris Eatherton) .

The Finance and General Purposes (F&GP)

Committee have also been re-introduced with a slightly different role. It now consists of the main officers of the committee who discuss particular aspects of hall management in more depth than is possible at the regular committee meetings. Any trustee is entitled to attend these meetings, and others will be occasionally invited to attend if they have particular expertise to share. These meetings are advisory, and their suggestions are then put to the full committee for approval. The F&GP is chaired by the chair of the management committee.

The management committee also has the **power to co-opt** (invite to join the committee) two additional members.

In December 2013 Jenny Milborrow was co-opted, and in February 2014 Mike Gralton was co-opted.

Jenny has been a volunteer secretary for the committee for several months, and Mike was a former committee member in the 1980s. Both have brought invaluable skills and knowledge to the committee.



Additional Advice and Special Thanks

Rod Evans has provided health & safety information and advice to the management committee throughout the year.

Special thanks must go to **Chris & Glen Eatherton** for doing such a splendid job of keeping the bookings diary. Without regular use the hall is not fulfilling its function.

Chris also has been tireless in attending to the hundred and one things that need attention, things like changing light bulbs that no-one notices if you do them, but certainly do if you don't.

Jon Sloan has often been called upon to effect running repairs on the roof and related matters, and **Brian Allen** has kept an eye on the maintenance issues that might arise in the future.

The other trustees contribute in different ways, often unnoticed and unglamorous things like putting the rubbish out, washing the tea towels, picking up litter. And, of course, they regularly give up their evenings to discuss what needs doing, to encourage usage of the building and to make sure the hall operates within the law by following all relevant legislation.

The final unsung heroine is **Jane Brooker**, who keeps the hall clean on a regular basis.

RECEIPTS AND PAYMENTS ACCOUNT for YEAR ENDED 31 OCTOBER 2013

2012		2013	2012		2013
£	RECEIPTS	£	£	PAYMENTS	£
2,970	Flat Rent	3,510	236	Licences	236
4,464	Hall Hire	4,190	0	Fees	0
1,135	Donations	0	2,651	Insurance	2,727
947	Fund Raising	935	160	Fund Raising	0
59	Snooker	24	5,016	Utilities	3,343
13,995	Bar	10,195	12,797	Bar Goods	8,356
2,637	Drama	888	1,647	Drama	1,136
4	Interest (Reserve Account)	1	377	Stationery	229
1,467	Misc.	489	3,780	Misc.	198
0	Grants - Community Council	2000	2,677	Maintenance	3,172
1,370	- Powys C.C.	1,315	1,580	Cleaner	1,781
3,500	- P & L Trust	3,500	30	Cleaning Materials	299
7,000	- Big Lottery Fund (stairlift)	0		Stairlift	0
				Web Hosting	25
0	History Group	361		History Group	320
				To Restoration Account	10,000
0	Expend. over Income	4,414	738	Income over Expend.	0
39,548	TOTALS	31,822	39,548	TOTALS	31,822
39,548		31,822	31,689		31,822

PROJECT ACCOUNT for YEAR ENDED 31 OCTOBER 2013

2012		2013	2012		2013
£	RECEIPTS	£	£	PAYMENTS	£
RESTORATION FUND					
2,000	Grants -PAVO (Can Do)	0	236	to Village Hall (Stairlift)	0
24,600	-Heritage Lottery Fund	19,680	0	IJ Preece	119,525
0	-Cadw	42365	2,651	(Building Contractor)	
0	- Powys Glasu	300	160	TR Ratcliffe	7,808
0	- Powys Historic Buildings	3514	5,016	(Architect/Project Manager)	
0	- Powys Community	5,850	12,797	Information Panels	1,200
	Regeneration Capital Fund			Museum Visit/Then &	90
	Donations		1,647	Now Project	
0	- Gwendoline & Margaret	5000	377	Computer	569
	Davies Charity			Camera	443
3,012	Local (Windows Appeal)	465	3,780	Scanner	205
			2,677	Village Hall Hire	300
0	Llandinam Village Hall	10,000	1,580	Advice (developing	456
				written materials)	
0	Expend. over Income	44,058		other items	636
			738		
29,612	TOTALS	131,232	39,548	TOTALS	131,232

BALANCE SHEET as at 31 OCTOBER 2013

2012 £		2013 £	2012 £		2013 £
	ACCUMULATED FUND			FIXED ASSETS	
478,929	Brought Forward	479,667	450,000	Land and Buildings	450,000
738	Income over Expend.	0			
0	Expend. over Income	(4,414)			
	RESTORATION FUND			CURRENTASSETS	
29,314	Brought Forward	46,387	350	Float - Bar	350
17,073	Income over Expend.	0	19,300	Current Account	23,435
0	Expend. over Income	(44,058)	8,461	Reserve Account	462
			1,556	Bar Stock	941
			46,387	Restoration Fund	2394
526,054	TOTALS	477,582	526,054	TOTALS	477,582

INSPECTION OF ACCOUNTS

The report and accounts are prepared in accordance with the Charity Commissions Statement of Recommended Practice (SORP) and filed with the Charity Commission annually. The accounts have been independently examined by Diane Jones, MAAT, who has provided a written statement that she has no concern. A copy of her report is kept on file and is available should anyone wish to see it.

FUNDERS

The Trustees of Llandinam Village Hall are grateful for the support of Llandinam Community Council and the Gwendoline and Margaret Davies Charity.



We are also pleased to acknowledge the support of Cadw and the Heritage Lottery Fund.

The Community aspects of the Restoration Project were supported by Glasu under the Rural Development Plan for Powys which is delivered in partnership by Powys Regeneration Partnership, Powys County Council, the Countryside Council for Wales (now absorbed into National Resources Wales) European Union and and Welsh Assembly Government.



We are also indebted to the inhabitants of Llandinam for their generosity and support.

The Building

The First Phase of the Restoration Project was largely completed during this period. This is the first of what will probably be three phases, and dealt with the front 'block' of the building. The second phase is planned to deal with the central block where the main hall is, and the final phase the rear of the building.

As well as repairs to the leaded windows, the brickwork and timberwork, the two towers were re-roofed. The damp in the ladies Toilets was addressed, and the toilets themselves re-fitted. Defective drainpipes and gullies were repaired and replaced. The second chimney was restored and the front re-painted.

Inside, the Girls Parlour has been re-painted by a team of volunteers who have donated 270 hours of their time to cleaning and restoring the room. There is a new pull down screen which makes it easier to show films and slides. A new projector and laptop is also available thanks to the work of the Llandinam History Group.

Work continues on the fittings and decorations within the room.. The other rooms will be addressed during 2014.

The Billiard Room houses a magnificent table but the cloth was unfortunately damaged during 2013. That has been replaced, but is waiting to be re-stretched. At the same time restorers will also carry out minor repairs on the rest of the table. The room will be redecorated as soon as possible after that work has been carried out.

There is now a splendid series of information panels in the Village Hall depicting the Hall, the history of the Village and the Davies family. They were commissioned as part of the restoration work with the help of Chris Delaney, the hall's heritage consultant.

Further work on the history of the hall will be an important part of future restoration plans, and the terms of Grade 2 listing also require the committee to safeguard the historic items within the hall, including those that are part of the fabric of the building.

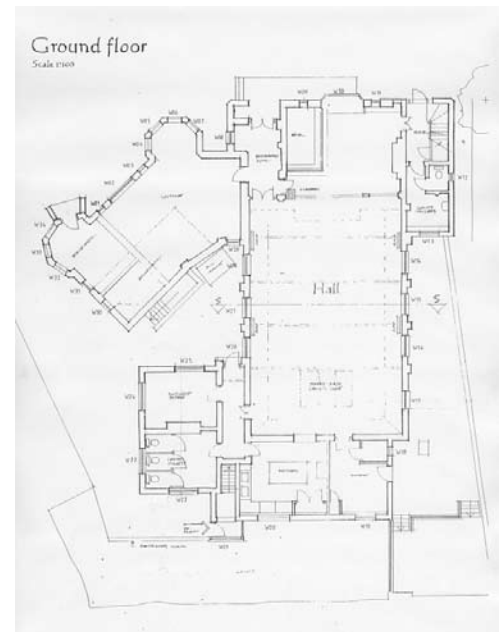
The first requirement was to make an inventory. An initial survey was carried out by Iain and Margaret Parry with detailed accompanying photographs. They have now been incorporated into a database through the work of the Llandinam History Group.

The History Group was initially a sub committee of the Village Hall, but with its growing workload it was decided to form it into a separate group affiliated to the Village Hall. It has now formed links with other History Groups under the banner of the Severn Valley Local History Alliance and has access to equipment that will help gather documents and data for future work. It co-ordinated a very successful History Fair in September 2013 as part of *Open Doors*, European Heritage Week..

Any future approach to the Heritage Lottery Fund (HLF) for funding will require demonstrating continued involvement in community heritage projects, so it is important that such a strong group is emerging.

As an adjunct to that Tim Ratcliffe, the architect for the restoration, has helped draw up a conservation plan, so that the restoration work carried out already remains in good condition. This plan is in the process of being incorporated into the general maintenance plan under the guidance of Brian Allen and the maintenance committee.

The booking procedures have also been revised and they have been added into a procedures manual which Jenny Milborrow, as secretary, has been co-ordinating. This will provide a comprehensive guide that will help new trustees



and aid continuity in the future.

Iain Parry as treasurer has started to develop forward projections of our finances so that plans can be drawn up for the months and years ahead.

The Restoration project has been spread over more than one financial year, so below is a summary of the total costs of the project, showing income and expenditure.

LLANDINAM VILLAGE HALL RESTORATION PROJECT PHASE ONE

ORIGINAL PROJECT BUDGET

	Tender figures
1.0 Scaffolding & protection	£7,429
2.0 Ground level & drains	£5,643
3.0 Front elevation walls	£12,793
4.0, 5.0 & 6.0 Windows	£15,698
6.1 Windows	£4,300
6.2 Windows	£2,150
7.0 Ladies parlour roof	£21,591
8.0 Other roof slopes	£2,050
9.0 Chimneys	£5,413
10.0 Rainwater goods	£8,514
11.0 Internal repairs	£2,369
12.0 Ladies toilet	£5,695
Preliminaries	£6,888
13.0 Contingency	£9,364
TOTAL	£109,895
VAT	£21,979
TOTAL CONSTRUCTION COSTS	£131,874

Professional Fees - Architect/PM (inc VAT)	£13,028
Professional Fees - Researcher	£1,200
Equipment & Materials	£2,500
Cost of Producing Materials	£2,000
Other (Conservation Plan)	£500
TOTAL NON-CONSTRUCTION COSTS	£19,228

TOTAL PROJECT COSTS £151,102

ACTUAL PROJECT INCOME & EXPENDITURE

INCOME

Gwendoline & Mnargaret Davies Trust	£10,000
Llandinam Community Council	£10,000
Powys CC Historic Buildings Grant	£3,514
Powys CC Community Grant	£5,850
Heritage Lottery Fund 1/2	£24,600
Heritage Lottery Fund 2/2	£19,680
Local Fundraising (Windows Appeal)	£3,477
CADW	£42,365
Glasu*	£300
Llandinam Village Hall	£16,985
TOTAL	£136,771

* There is a case for this being treated as hall hire income in the usual way

ADDITIONAL GRANT INCOME TO BE CLAIMED

Heritage Lottery Fund	£4,920
Cadw	£2,929
TOTAL	£7,849

EXPENDITURE

<i>Building</i>	
Preece	£119,525
<i>Non Building (£11,797)</i>	
Hall Hire	£300
computer	£569
camera	£443
misc	£90
Panels	£1,200
Scanner	£205
Advice	£456
<i>Other Items</i>	£636
Tim Ratcliffe 2012	£5,539
Tim Ratcliffe 2013	£7,808
TOTAL	£136,771

ADDITIONAL COSTS

Hall leaflet	£500
Conservation Plan	£600
to Village Hall account	£6,749
TOTAL	£7,849

ANTICIPATED FINAL PROJECT COSTS £144,620

Activities

While the work on the building has been a major concern in the last few years, and will continue to be so in the immediate future, the hall only exists to encourage the activities that take place in it.

Many activities are associated with the affairs of the community. They range from the monthly meetings of the Community Council to the consultation events about matters such as the repowering of windfarms and the future of the school. The Parish Church Council meet regularly, as do the other affiliated groups. There are the quarterly meetings of the P & L Trust and the bi-monthly meetings of the village hall's own management committee.

Of more interest to the general public are the regular opportunities to paint and draw, to practice Tai Chi, to go to concerts and plays, to enjoy talks and practical demonstrations. Games nights and Quiz nights attract healthy numbers, as do the Big Screen rugby events. The activities are varied and regular and the lights are on in the hall most evenings, a welcome sight for the trustees.



The hall continues to provide a variety of rooms

at reasonable prices. The bar and kitchen are of a high standard – though the bar could do with additional attention fairly soon. In 2013 a new sink was added in the bar area to comply with health & safety legislation. The work was carried out by Wynn and Chris, for which we're very grateful.

One of the biggest events of the year is the annual Gardening Club show, not just because of the attendance, but because there are so many contributors in the various categories. The regular coffee mornings are also well attended, providing a social meeting place as well as providing a way for many groups to raise money.

There has been a welcome growth in evenings out in the last twelve months, with both community –generated and touring productions playing to full houses. Concerts of various kinds have taken place throughout the year, also very well attended.

The possibility of bringing cinema to the hall is being investigated under a development of Shropshire's *Flicks in the Sticks* programme. If successful this would begin in the autumn.

To make these events successful it is essential that to provide as much information as possible. The invaluable *Llandinam Listener* provides one method (which also lets people know about latest developments at the hall) and another is the website which the hall has operated for the past five years.

The website will be upgraded during 2014 thanks to funds from the Big Lottery Fund, and will have capacity to allow many different organisations to add their own information and news directly. At the same time a large freestanding noticeboard will be placed outside the hall. This is intended in part to replace the shop noticeboard, and will be managed in partnership with Llandinam Community Council.

There is also a leaflet detailing events in Llandinam which it is hoped to publish twice a year. The first one was printed and distributed in January 2014.



Trustees 2013-14

CHAIR	Philip Freeman *	TASC (affiliated organisation)
SECRETARY	Jenny Milborrow **	Co-Opted (Dec 2013)
TREASURER	Iain Parry	Elected at AGM
BAR	Wynn Gwalchmai	Elected at AGM
MAINTENANCE	Brian Allen	Elected at AGM
BOOKINGS	Chris Eatherton	Gardening Club (affiliated organisation)
OTHER TRUSTEES	Michael Jones *	Elected at AGM
	Jon Sloan	Elected at AGM
	Sue Jackson	Llandinam Women's Institute (affiliated organisation)
	Jill Forrow	Church of St Llonio (affiliated organisation)
	Gee Castle	British Legion, Women's Section (affiliated organisation)
	Mike Galton	Co-Opted (Feb 2014)

The Llandinam History Group began life as a sub committee of the Village Hall and then became an independent association. It has become an affiliated organisation and Helen Edwards has been nominated as their trustee for 2014-15.

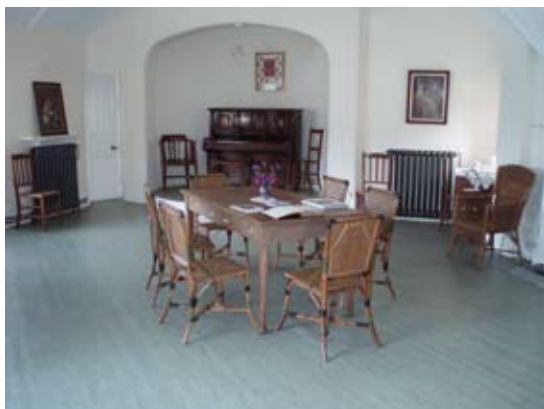
There has been no representative from the Presbyterian Chapel attending meetings, but they also are an affiliated organisation. Meeting papers are sent to Rev. Jenny Garrard so she can comment and advise when and where it is appropriate.

* Also representing the Community Council.

** Jenny had been providing her services as secretary on a voluntary basis since June 2013.

Thanks are due to all trustees who have contributed to the Management Committee over the years.

One such was Brian Matthews who passed away during December 2013, and who was a very active committee member for over ten years. The trustees remember him with gratitude and affection.



*Llandinam Village Hall
Registered Charity Number 524410
School Lane, Llandinam. Powys SY17 5BY*