



AGENDA
Elsea Park Community Trust Board Meeting
Thursday 7th November 2019 – 18:00

Venue: Meeting Room, The Centre @ Elsea Park

Time	Item	
18:00	1 Welcome and Apologies	JB
18:05	2 Minutes from previous meeting held on 3rd October 2019	JB
18:10	3 Matters arising from the Minutes	All
18:25	4 Management report	BC
18:30	5 Monthly Finance Report	BL
18:40	6 AGP	BC
18:55	7 Pay Review	JB
19:15	8 Directors Items	All
20:10	9 Any Other Business	All
20:30	10 Date of the next meeting: Thursday 5th December 2019	All

Else Park Community Trust Board Meeting Minutes
Thursday 7th November 2019

Present:		
Jono Brough	JB	Owner Director (Chair)
Michael Marren	MM	Owner Director (Vice Chair)
Mark Underwood	MU	Owner Director
Peggy Kent	PK	Resident Director
Paul Fellows	PF	Bourne Town Council Representative
In Attendance:		
Barry Cook	BC	Trust Manager
Bea Laidler	BL	Finance and Admin Officer

The meeting opened at 18:00

1. Welcome and Apologies for Absence

INTERESTS IN PROPOSED TRANSACTIONS AND/OR ARRANGEMENTS WITH THE COMPANY.

1.1 In accordance with the Company's articles of association and s.177 Companies Act 2006, each director present who was in any way, directly or indirectly, interested in the business of the meeting is required to declare the nature and extent of this interest (Interest) to the other directors, save to the extent that such Interest was the subject of a notice in writing or general notice or the other directors were already aware of it (or ought reasonably to have been aware of it).

1.2 JB welcomed everyone to the meeting and thanked them for attending.

1.3 Apologies were received from Debbie Keeffe.

2. Minutes from the Previous Meeting Held on 3rd October 2019

The minutes of the previous meeting were reviewed and accepted as a true record of that meeting.

3. Matters arising from the Minutes

3.1 Item 4.12. BC reported that the issue of the road flooding at the junction of Tilia Way and Quayside West after heavy rainfall finally appears to have been resolved by LCC. The Trust and individual residents have reported the problem many times, and BC had provided evidence to RR who had taken the matter up with Highways.

3.2 Item 9. JB has received an email from an existing hirer thanking The Board for ensuring that their weekly hire was not disrupted by the Cardiac Rehabilitation Group changing their hire day.

4. Management Report

4.1 BC delivered the management report which was not circulated prior to the meeting as he was waiting for numerous updates. The report is attached to these minutes.

5. Finance Reports

5.1 BL presented the September accounts and gave explanations for the variances.

5.2.1 BL produced a Debtor's report which summarised the various categories.

5.2.2 Approximately 2.3% of debtors have had court action taken against them.

5.3.1 BL produced a comparison of expenditure and income for the period April to September for the last three years.

5.3.2 The result showed a steady increase in expenditure in line with inflation although there was a sharp increase in the expenditure on Grounds in 2019/2020 due to ditch works carried out in accordance with the five-year plan.

5.3.3 Overall income had increased significantly in 2019/2020 due to the VAT adjustment and the number of sales of new plots by the various developers being higher than anticipated.

6. AGP

Included in the Management Report

7. Annual Pay Review

7.1 JB advised that following research into annual pay awards across the private and public sectors, he had circulated the findings to all board members, though the data from the Real Living Wage Foundation would not be available until later in the month. He added that he had also circulated a document showing the increase in payroll costs that would result from various representative increases.

7.2 BC and BL left the meeting whilst Directors finalised the results of the annual staff pay review.

7.3 Once the review was concluded, BC and BL were called back into the meeting. JB advised that those present had reached a decision but that it would not be ratified until those directors who were not present at the meeting had been consulted.

Action JB

8. Directors' Items

There were no Directors' Items.

9. Any Other Business

9.1.1 PK reminded the meeting that at the AGM, the Youth Worker stated she would like to set up a Youth Council.

9.1.2 PK advised she had attended the first meeting where eight young people had expressed an interest in being involved with the Youth Council. Further progress is hoped at the next meeting which has yet to be arranged.

9.2.1 PK asked if the Pavilion will be available to hire when the new AGP facilities open. BC replied that the anticipated utilisation of the AGP is relatively high, and that the pavilion must be available for the exclusive use of players and officials when the pitch is "on hire". He thinks feels there will be little, if any, opportunity for the pavilion to be hired out as a separate facility.

9.3 PF will liaise with BC to collect the Christmas trees at the end of November. The supplier does not accept card payments so payment will have to be in cash or by cheque.

9.4 PF went on to say that PCSO GP spoke at the Town Council open forum and explained that Lincolnshire Police will not be recruiting additional PCSOs, meaning that only two PCSOs will be available to cover Bourne and the surrounding villages.

9.5 MM offered to investigate a venue for a Christmas get together for staff and directors.

9.6 BC advised that following an enquiry from a resident, he had informed them that a Noise Control Policy would be implemented before the AGP opened for use.

9.7 BC advised that he had purchased the wreath from Harrison & Dunn ready for JB to lay on Remembrance Sunday at the War Memorial in Bourne. The Trust had donated £50.00 to The Poppy Appeal (which included the cost of the wreath).

9.8 BC asked if the Board thought residents might like to see £1 from their Annual charge donated to local charitable causes and projects. If so, residents could be asked to vote on where they might like to see any charitable funds spent. The Board felt that next year's AGM would be the appropriate place to raise the matter with residents.

9.9 BC advised the meeting that the Willoughby School had yet to confirm the prize they would prefer for their Annual Christmas Draw. He said he would hasten the organiser and obtain the prize in time for the draw.

9.10 BC has ordered a HIVE controller for better control of The Centre heating and hot water. This will save the heating remaining on overnight for late-evening hires and should help to reduce the overall energy bill.

9.11.1 BC said that there had been reports of groups of young people gathering outside the Centre causing a disturbance in the early hours of the morning. He had approached the Neighbourhood Policing Team who had agreed to arrange some visits to the area during the silent hours.

9.11.2 The NPT had suggested that turning the outside lights off when The Centre closes for business each evening might discourage people from gathering.

9.11.3 BC informed the Board that [REDACTED]

(redacted - relates to personal security)

9.12.1 BC asked the Board to consider the appointment of LG to the full-time position of the second groundsman that will arise in January 2020. He reminded all present that LG (who covers caretaking at the weekends) had also been undertaking a variety of grounds maintenance tasks at Elsea Park since the Grounds Maintenance Contract with the external contractor had been terminated in July. LG's work had proved to be of a very high standard, and his current full-time role means that he is already fully trained in the plant and equipment owned by The Trust.

9.12.2 Board members agreed that The Trust should encourage personal development and further opportunity to existing staff whenever appropriate, and that LG's experience in the maintenance of artificial and natural grass football pitches would prove particularly useful when the AGP project is delivered.

9.12.3 Directors agreed unanimously that LG be offered the position of full-time groundsman.

9.13 PF advised the Board that the Willoughby School have plans to extend the school and require temporary vehicular access through Elsea Park to the car park for staff and tradesmen. It was emphasised that no construction traffic would use this access.

10. Date of next meeting

The next meeting will be held on Thursday 5th December 2019 at 6:00pm.

There being no further business, the meeting closed at 20:35.

Report to: Elsea Park Community Trust Board
Date: 7 November 2019
Subject: Management Report – November 2019
From: Barry Cook – Community Trust Manager

1. Bourne Heights Footpath

Work commenced yesterday, and I went over to the site at 08:00 to meet the MD of Probus and the team who will be undertaking the work. I stayed whilst they marked out both sides of the path and we discussed levels and edge finishes etc.

When I drove past early this morning, I noticed that the area had been fully secured and was surprised that despite the heavy rain, the path already appeared to have been excavated along its full length.

PE went down late this afternoon to discuss landscaping and reported back that almost 50% of the base hardcore had already been laid.

2. AGP Project

DB's intervention has secured The Trust the right to discharge from the pitch at 1.2 L/s (the lowest rate that McArdle could design to). I immediately notified RLF to advise that McArdle could re-mobilise.

3. The Trust's VAT Position

We still await HMRCs decision on our appeal.

4. Improved Pedestrian Links within Elsea Park

These will now be considered when the land transfer take place.

5. Barratt Homes Play Area north of The Furlongs

NFTR

6. Taylor Wimpey Play area on Haydock Park Drive

The aprons to the entrance gates are finally laid, but the play area itself looks like a scene from Jurassic Park. I will be contacting TW to try and ascertain when they might finally open the play area.

7. Public Open Space on Welland Drive

The new grass seed has taken well, but the grass looks a little sparse. We will monitor growth over the winter, and ensure the grass is satisfactory prior to accepting transfer of the land from Larkfleet Homes.

8. General Situation Regarding Play Areas and POS on Elsea Park

The Section 106 Enforcement Officer has been in contact and I will be progressing this towards the end of the month.

9. Street Lighting

Only three residents had responded to the request for opinions on whether or not Trust funds should be used to allow street lighting on Elsea Park to remain on throughout the night when LCC introduce part-night lighting.

10. Extended Office Opening

The move to Thursday evening from Wednesday evenings had gone without a hitch, but a change in the set up means no office effort is needed so it might well revert back to Wednesdays.

11. AGM

The Draft minutes and Chairman's Presentation have already been uploaded to the website .

12. Staff Uniform

Delivery is anticipated within two weeks.

13. Staff Absences

Just a reminder that I am off all next week, and that BL is on leave from Thursday.

Operational Trust Budget

Item	2019/2020 Spend Budget	Year to date Budget 01/04/2019 - 30/09/2019	Year to Date Expenditure 01/04/2019 - 30/09/2019	Year to date Variance + / -	Remaining Budget 01/10/2019 - 31/03/2020	April 19 Budget	July 19 Budget	July 19 Expenditure	Variance + / -	August 19 Budget	August 19 Expenditure	Variance + / -	September 19 Budget	September 19 Expenditure	Variance + / -	Notes
Office Staff Salaries	72,602.00	35,763.68	35,763.68	-	36,838.32	5,960.72	5,971.67	5,971.67	0.00	5,960.61	5,960.61	0.00	5,960.61	5,960.61	0.00	
Employers NI & Pension	7,967.00	1,538.58	1,538.58	0.00	6,428.42	131.20	131.53	131.53	0.00	367.31	367.31	0.00	646.46	646.46	0.00	
Agency and temporary staff	-	-	-	0.00	-	-	-	-	0.00	-	-	0.00	-	-	0.00	
Staff Training	500.00	250.00	-	250.00	250.00	40.00	40.00	-	40.00	40.00	-	40.00	45.00	-	45.00	
Recruitment & Other Staffing Costs	500.00	250.00	85.95	164.05	250.00	40.00	40.00	-	40.00	40.00	85.95	-45.95	45.00	-	45.00	
Communications, Printing and Advertising	2,500.00	1,300.00	1,522.00	-222.00	1,200.00	150.00	150.00	399.00	-249.00	250.00	549.00	-299.00	250.00	574.00	-324.00	
Franking	2,500.00	1,300.00	38.81	1,261.19	1,200.00	150.00	150.00	7.57	142.43	250.00	-	250.00	250.00	26.20	223.80	
Office Stationery	2,000.00	1,000.00	292.13	707.87	1,000.00	150.00	150.00	-	150.00	150.00	21.74	128.26	200.00	40.26	159.74	
Travel & Subsistence	150.00	75.00	-	75.00	75.00	15.00	20.00	-	20.00	10.00	-	10.00	10.00	-	10.00	
Telephone/Mobile and Broadband	1,800.00	900.00	693.48	206.52	900.00	150.00	150.00	132.21	17.79	150.00	65.93	84.07	150.00	121.33	28.67	
Website, IT and Software	3,000.00	2,400.00	2,451.76	-51.76	600.00	50.00	50.00	48.00	2.00	2,000.00	1,848.00	152.00	200.00	254.16	-54.16	
Membership & Subscription	500.00	250.00	-	250.00	250.00	40.00	40.00	-	40.00	40.00	-	40.00	45.00	-	45.00	
Audit and Accountancy Fees	4,900.00	4,450.00	4,524.50	-74.50	450.00	50.00	50.00	-	50.00	1,550.00	1,549.00	1.00	50.00	127.50	-77.50	
Legal Fees (Court action)	1,500.00	2,000.00	294.00	2,294.00	500.00	-	-	1,135.00	1,135.00	500.00	745.00	-245.00	500.00	8.00	492.00	
Professional Fees	1,500.00	1,500.00	2,865.00	-1,365.00	-	-	0.00	-	0.00	-	9.00	-9.00	1,500.00	1,650.00	-150.00	
Insurance	4,000.00	4,000.00	3,829.69	170.31	-	-	-	-	0.00	4,000.00	-	4,000.00	0.00	3,829.69	-3,829.69	Invoice not submitted until September
Sports Facilities	250,000.00	3,580.00	3,897.32	-317.32	246,420.00	420.00	-	420.00	-420.00	-	-	0.00	1,500.00	1,432.66	67.34	
Miscellaneous Expenditure	1,200.00	600.00	1,277.22	-677.22	600.00	100.00	100.00	160.00	-60.00	100.00	40.32	59.68	100.00	130.96	-30.96	
Bird boxes	250.00	-	-	0.00	250.00	-	-	-	0.00	-	-	0.00	0.00	-	0.00	
Trust Community Grants	1,000.00	-	-	0.00	1,000.00	-	-	-	0.00	-	-	0.00	0.00	-	0.00	
Community Training	600.00	-	-	0.00	600.00	-	-	-	0.00	-	-	0.00	0.00	-	0.00	
Anniversary Weekend & Christmas party	3,500.00	3,500.00	3,360.52	139.48	-	-	-	3,334.60	-3,334.60	-	-	0.00	0.00	25.92	-25.92	
Charges (card machine, harlands, bank)	4,750.00	2,930.00	1,563.31	1,366.69	1,820.00	450.00	375.00	444.65	-69.65	880.00	878.17	1.83	375.00	835.91	-460.91	
Proportioned Centre Costs	7,209.00	3,835.28	3,652.82	182.46	3,373.72	687.74	642.56	384.78	257.78	616.21	742.21	-126.00	618.72	570.51	48.20	
Depreciation allowance	38,000.00	-	-	0.00	38,000.00	-	-	-	0.00	-	-	0.00	0.00	-	0.00	
Contribution to The Centre	28,809.00	18,352.38	17,628.08	724.30	10,456.62	2,853.21	1,655.06	2,909.06	-1,254.01	3,570.12	3,138.63	431.49	5,223.87	4,795.72	428.14	
Trust Totals	441,237.00	89,774.91	84,690.84	5,084.07	351,462.09	11,437.87	9,715.82	13,208.08	-3,492.26	20,474.25	16,000.87	4,473.38	17,669.66	21,029.90	-3,360.25	



Operational Groundsman Budget

Salaries	22,361.00	11,595.65	12,060.83	-465.18	10,765.35	1,835.90	1,835.90	1,835.90	0.00	1,835.00	2,300.18	-465.18	2,417.06	2,417.06	0.00	
Employers NI	1,200.00	333.30	333.30	0.00	866.70	0.00	0.00	0.00	0.00	158.64	158.64	0.00	174.65	174.65	0.00	
Other Grounds Personnel Costs	500.00	250.00	251.90	-1.90	250.00	40.00	40.00	7.52	32.48	40.00	-	40.00	45.00	186.05	-141.05	
Grounds Maintenance Contract	25,200.00	12,600.00	4,629.88	7,970.12	12,600.00	2,100.00	2,100.00	1,929.12	4,029.12	2,100.00	-	2,100.00	2,100.00	771.64	1,328.36	VAT adjustment
Equipment Hire	500.00	250.00	-	250.00	250.00	40.00	40.00	-	40.00	40.00	-	40.00	45.00	-	45.00	
Repairs and Renewals	1,500.00	315.00	334.79	-19.79	1,185.00	0.00	315.00	314.59	0.41	-	-	0.00	-	20.20	-20.20	
Miscellaneous Expenditure	1,000.00	860.00	1,597.61	-737.61	140.00	80.00	80.00	96.05	-16.05	440.00	436.53	3.47	90.00	406.59	-316.59	
Ditch & Dyke Maintenance, Fence repairs and replacements	29,200.00	28,800.00	27,048.20	1,751.80	400.00	0.00	1,800.00	1,749.56	50.44	3,000.00	3,061.81	-61.81	1,200.00	1,116.13	83.87	
Habitat Ponds	-	0.00	-	0.00	-	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	
Arboricultural Survey & Tree maintenance	1,100.00	500.00	-	500.00	600.00	500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	
Landscaping Projects (New works)	1,500.00	300.00	49.98	250.02	1,200.00	50.00	50.00	-	50.00	50.00	-	50.00	50.00	8.33	41.67	
Waste collection (waste bins around the development)	1,500.00	750.00	-	750.00	750.00	375.00	375.00	-	375.00	-	-	0.00	0.00	-	0.00	
Fuel, Oil and Water	500.00	250.00	200.88	49.12	250.00	40.00	40.00	-	40.00	40.00	92.51	-52.51	45.00	33.47	11.53	
Vehicle Insurance	2,000.00	3,730.00	2,509.58	1,220.42	1,730.00	0.00	270.00	262.50	7.50	1,730.00	-	1,730.00	1,730.00	2,247.08	-517.08	Invoice not submitted until September
Play ground inspection	800.00	670.00	670.20	-0.20	130.00	0.00	-	-	0.00	560.00	558.50	1.50	110.00	111.70	-1.70	
Groundsman Totals	88,861.00	61,203.95	49,687.15	11,516.80	27,657.05	5,060.90	6,945.90	2,337.00	4,608.90	9,993.64	6,608.17	3,385.47	8,006.71	7,492.90	513.81	

Operational The Centre Budget

Staff salaries		28,310.00	15,203.53	15,203.53	-	13,106.47	2,480.48	2,491.44	2,491.44	0.00	2,480.38	2,480.38	0.00	2,801.64	2,801.64	0.00
Employers NI & Pension		1,087.00	244.13	244.13	0.00	842.87	15.47	26.18	26.18	0.00	85.94	85.94	0.00	85.94	85.94	0.00
Youth Activities	34	500.00	500.00	0.00	500.00	0.00	40.00	40.00	-	40.00	335.00	-	335.00	0.00	-	0.00
PRS & Licenses	36	1,500.00	1,635.00	1,300.64	334.36	-135.00	135.00	150.00	-	150.00	-	-	0.00	350.00	138.52	211.48
Advertising, Communications & Printing	37	400.00	200.00	0.00	200.00	200.00	30.00	30.00	-	30.00	30.00	-	30.00	40.00	-	40.00
The Centre repairs, renewals & maintenance	38	8,500.00	5,325.00	3,349.21	1,975.79	3,175.00	500.00	500.00	1,093.50	-593.50	500.00	195.00	305.00	2,200.00	2,184.16	15.84
Business Rates	39	12,500.00	7,500.00	7,438.65	61.35	5,000.00	1,250.00	1,250.00	1,239.78	10.22	1,250.00	1,239.78	10.23	1,250.00	1,239.78	10.22
Water	40	1,500.00	750.00	538.08	211.92	750.00	125.00	125.00	-	125.00	125.00	-	125.00	125.00	13.34	111.66
Electricity	41	720.00	360.00	215.90	144.10	360.00	60.00	60.00	-	60.00	60.00	63.58	-3.58	60.00	88.85	-28.85
Gas	42	2,000.00	680.00	315.89	364.11	1,320.00	230.00	50.00	-	50.00	50.00	15.46	34.54	90.00	35.34	54.66
Waste Collection	44	500.00	250.00	962.00	-712.00	250.00	125.00	125.00	481.00	-356.00	0.00	-	0.00	0.00	-	0.00
Cleaning Contract	45	9,500.00	4,740.00	3,431.39	1,308.61	4,760.00	780.00	780.00	-379.24	1,159.24	800.00	1,528.74	-728.74	780.00	571.89	208.11
Cleaning	43	2,000.00	1,000.00	1,651.14	-651.14	1,000.00	170.00	170.00	191.44	-21.44	170.00	109.44	60.56	160.00	323.77	-163.77
Proportioned Centre Costs (income)		-7,209.00	-3,835.28	-3,652.82	-182.46	-3,373.72	-687.74	-642.56	-384.78	-257.78	-616.21	-742.21	126.00	-618.72	-570.51	-48.20
Centre Totals		61,808.00	34,552.38	30,997.74	3,554.64	27,255.62	5,253.21	5,155.06	4,759.31	395.74	5,270.12	4,976.11	294.01	7,323.87	6,912.71	411.15
Combined Expenditure Totals		591,906.00	185,531.24	165,375.73	20,155.51	406,374.76	21,751.98	21,816.78	20,304.39	1,512.39	35,738.01	27,585.16	8,152.85	33,000.24	35,435.52	2,435.28

Income 2019/2020

		2019/2020 Income Budget	Year to date Budget 01/04/2019 - 30/09/2019	Year to Date Income 01/04/2019 - 30/09/2019	Year to date Variance + / -	Remaining Budget 01/10/2019 - 31/03/2020	April 19 Budget	July 19 Budget	July 19 Income	Variance + / -	August 19 Budget	August 19 Income	Variance + / -	September 19 Budget	September 19 Income	Variance + / -	Notes
The Trust income																	
Annual charge	a	-411,538.00	-407,168.46	-505,763.07	98,594.61	-4,369.54	-397,803.96	-1,872.90	-6,256.37	4,383.47	-1,664.80	-1,738.71	73.91	-1,456.70	-87,152.41	85,695.71	VAT adjustment
Administration fees	b	-19,200.00	-6,600.00	-14,820.01	8,220.01	-12,600.00	-1,600.00	-1,000.00	-5,400.00	4,400.00	-1,000.00	-480.00	-520.00	-1,000.00	-3,300.01	2,300.01	VAT adjustment
Interest earned	e	-4,000.00	-2,290.00	-2,245.42	44.58	-1,710.00	0.00	0.00	0.00	0.00	-590.00	-588.73	-1.27	-1,700.00	-1,656.69	-43.31	
Other	c	-1,000.00	-420.00	-5,273.18	4,853.18	-580.00	0.00	-120.00	-965.48	845.48	-100.00	-2.88	-97.12	-	-650.00	650.00	VAT adjustment on sale of assets
The Trust Total income NET		- 435,738.00	- 416,478.46	- 528,101.68	111,623.22	- 19,259.54	-399,403.96	-2,992.90	-12,621.85	9,628.95	-3,354.80	-2,810.32	-544.48	-4,156.70	-92,759.11	88,602.41	

The Centre Income

Avalon Bookings	d	-33,000.00	-16,200.00	-13,369.66	-2,830.34	-16,800.00	-2,400.00	-3,500.00	-1,850.25	-1,649.75	-1,700.00	-1,837.48	137.48	-2,100.00	-2,116.99	16.99	
Trust Subsidy		-28,809.00	-18,352.38	-17,628.08	-724.30	-10,456.62	-2,853.21	-1,655.06	-2,909.06	1,254.01	-3,570.12	-3,138.63	-431.49	-5,223.87	-4,795.72	-428.14	
The Centre Total income NET		- 61,809.00	- 34,552.38	- 30,997.74	-3,554.64	- 27,256.62	- 5,253.21	- 5,155.06	- 4,759.31	-395.74	- 5,270.12	- 4,976.11	-294.01	- 7,323.87	- 6,912.71	-411.15	

Total Income -497,547.00 -451,030.84 -559,099.42 108,068.58 - 46,516.16 - 404,657.17 - 8,147.96 - 17,381.16 9,233.20 - 8,624.92 - 7,786.43 - 838.49 - 11,480.57 - 99,671.83 88,191.26

Total Net Budget 94,359.00 -265,499.60 -393,723.69 128,224.09 359,858.60 - 382,905.19 13,668.82 2,923.23 10,745.59 27,113.09 19,798.73 7,314.37 21,519.67 - 64,236.31 85,755.98

OK

OK

OK

OK

Ring fenced Accounts

Green Fund Total		39,659.00		-													
Renewals & replacement reserve		36,000.00		58,016.40		- 22,016.40			1,165.00			432.00			9,669.40		VAT adjustment
Programme of Works reserve		77,100.00		22,870.26		54,229.74			1,749.56								Rolling 5 year plan

Capital Prurchases (For Information Only)

Husqvarna Flail				3,900.00											650.00		VAT adjustment
Iseki Tractor				30,600.00											5,100.00		VAT adjustment
Triple Gange Mower				21,600.00											3,600.00		VAT adjustment
Hover Mower				480.00					400.00						80.00		VAT adjustment
Boardroom Tables				918.00					765.00						153.00		VAT adjustment
Bench sited on Linear Park				518.40								432.00			86.40		VAT adjustment

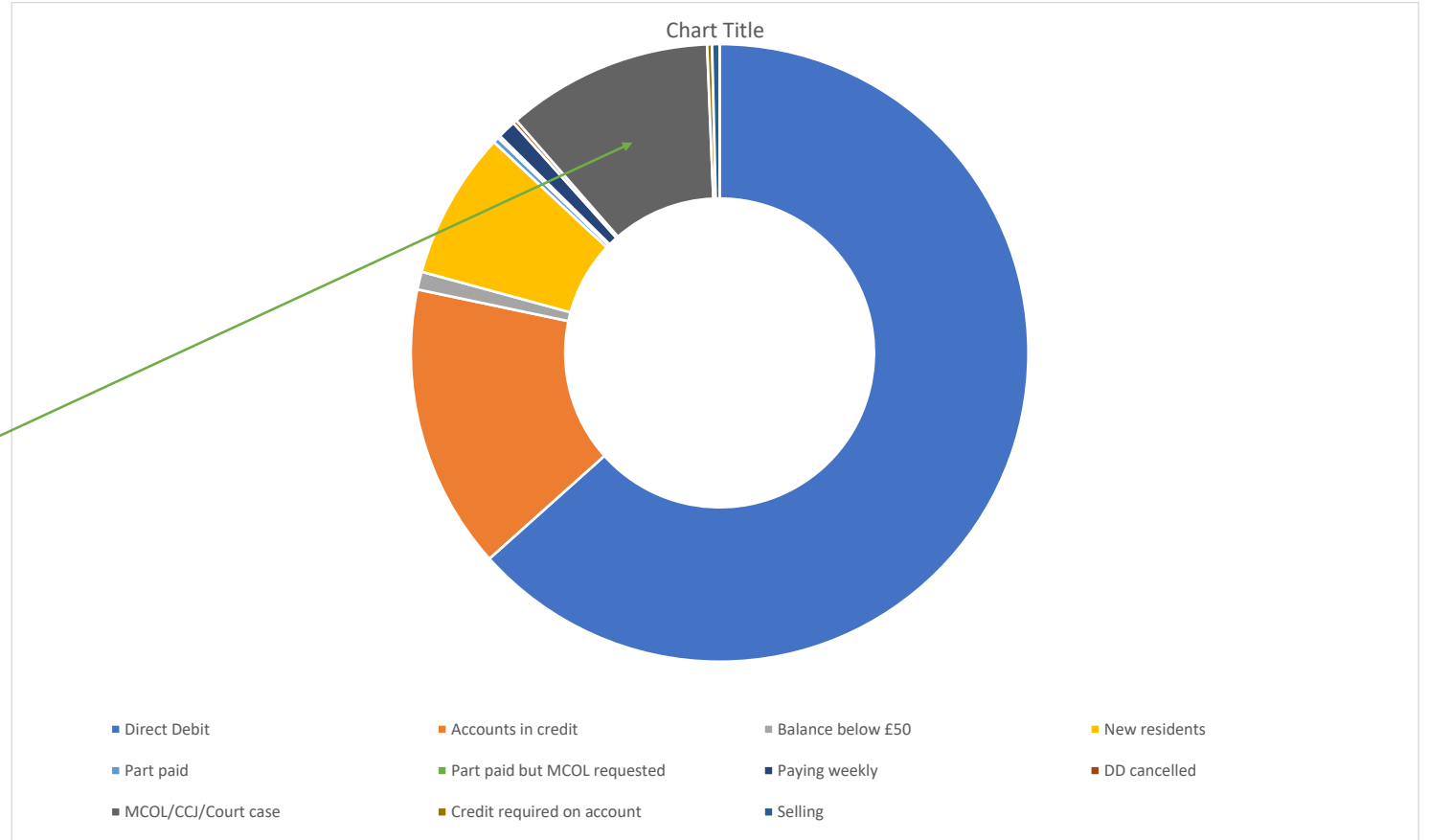
Debtors as at 31/10/2019

Annual charge for 2019/2020 **505,763.07**

Total value of outstanding debtors **75,343.86**

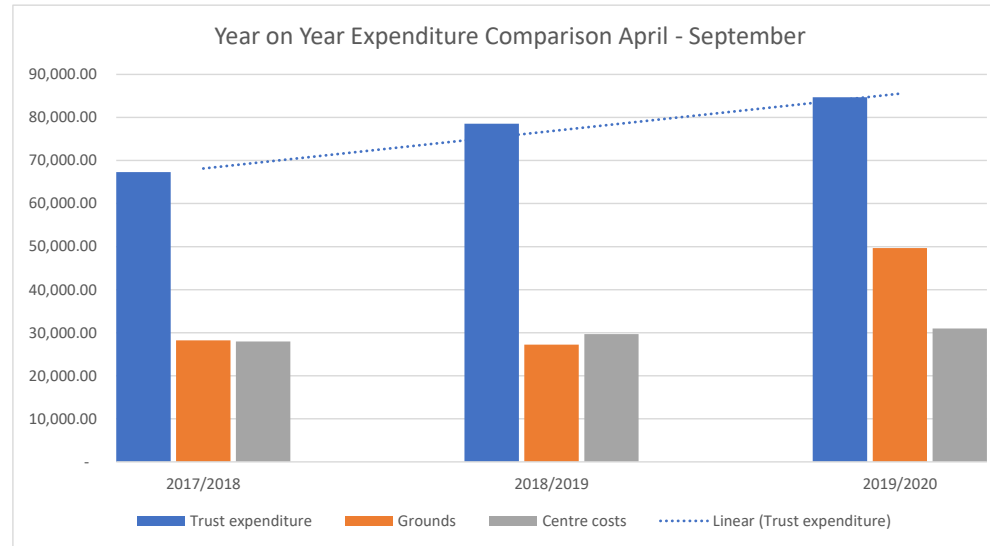
Classification of debts	
Direct Debit	68,052.16
Accounts in credit	- 16,005.78
Balance below £50	1,003.96
New residents	8,297.66
Part paid	321.38
Part paid but MCOL requested	149.66
Payment Plans IAW with CCJ's	1,038.39
DD cancelled	209.78
MCOL/CCJ/Court case	11,584.05
Credit required on account	273.10
Selling	419.50
	<u>75,343.86</u>

Court cases as a % of current year's annual charge **2.29%**



Year on Year Comparison for Expenditure & Income April to September

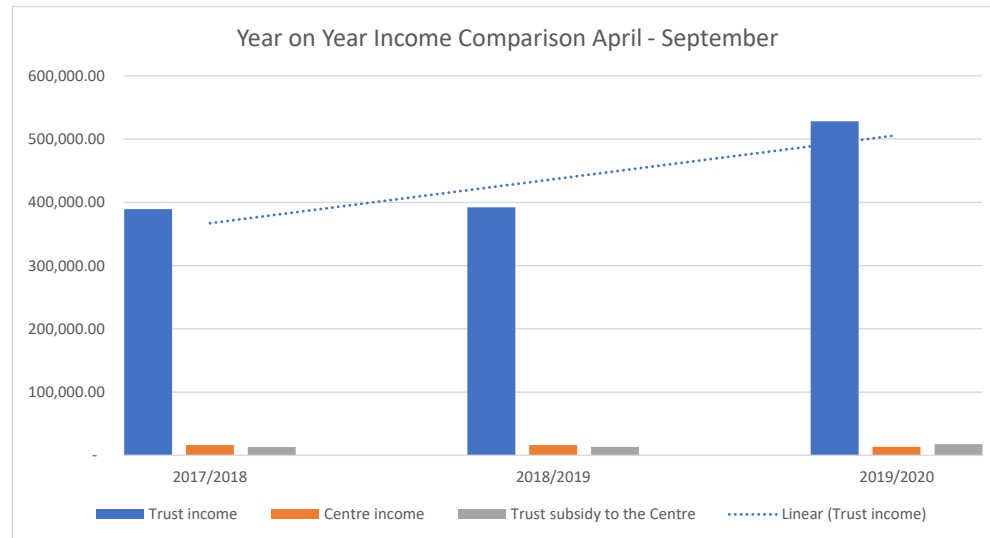
	2017/2018	2018/2019	2019/2020
Trust expenditure	67,305.15	78,527.76	84,690.84
Grounds	28,203.28	27,212.54	49,687.15
Centre costs	27,940.10	29,680.74	30,997.74
	123,448.52	135,421.04	165,375.73
Trust income	389,120.81	392,255.78	528,101.68
Centre income	16,217.82	16,370.34	13,369.66
Trust subsidy to the Centre	13,050.00	13,310.40	17,628.08
	418,388.63	421,936.52	559,099.42



Trust expenditure is reasonable steady even with the VAT adjustment.

Grounds costs have increased considerably in 2019/2020 due to the ditch maintenance work undertaken.

Centre cost, like the Trust expenditure is running steady



The Trust income rose considerably in 2019/2020 mainly due to the VAT adjustment but also the number of new properties has been higher than anticipated

The Centre income is has reduced after a steady couple of years due to some regular hirers cancelling their bookings because of the lack of support.

Trust subsidy has risen in 2019/2020 to cover the reduced income