

West Billericay Community Association Ltd

Annual General Meeting

22nd January 2018 – 8.00pm

Present

Colin Webb	(CW)	Chairman
David Morgan	(DM)	Trustee
Mike Nye	(MN)	Trustee
Diane Haigh	(DH)	Trustee

Apologies for Absence

None

The meeting was quorate as 107 members eligible to vote were present or had given proxy. This represented more than the required 10% of voting membership.

Minutes

The minutes for the AGM of 5th December 2016 were discussed and approved.

Chairman's Report

- A copy of the report is attached to the minutes.

Questions arising

Q What is the running track and who will be able to use it?

A It will be called a running trail, It will be for members use. The principle reason for the track is to provide an area off the public highway, especially for juniors and especially in winter darkness.

Q Please confirm dates of the large hall floor refurbishment.

A Dates will be from 9th February 2018 for one week. Multiple notices have been on display in the centre for several weeks.

Q Is there any plan to refurbish the small hall toilets. It was noted that hand dryers do not work.

A It is part of the projects list and will be done when finance permits. Trustees are currently looking at the possibility of new hand dryers.

Q Please explain the sinking fund for the new astro surface.

A A proposal has been made to the council that we will contribute from annual net profits an amount equal to the percentage of revenue generated by the astro, up to a maximum of £ 10,000 per annum. The council have not replied as yet.

Financial Report

- MN gave a briefing on the end year accounts (to 31 March 2017) for WBCA Ltd and WBCS Ltd. Performance is summarized thus :-

	2016-2017	2015-2016
WBCA Ltd		
Turnover	£ 174,250	£ 178,177
Net Profit/Loss	£ (17,475)	£ 15,469
WBCS Ltd		
Turnover	£ 62,291	£ 69,888
Net Profit/Loss	£ (24,435)	£ (10,061)

Comment WBCA - the in-year performance was very good at circa £ 24,000. The negative result is due to spending from reserves on projects of circa £ 33,500 and the need to depreciate new plant and equipment.

Comment WBCS – the loss was due to a combination of the burglary in June 2016, depreciation on new equipment, and poor takings. WBCS pays rent to WBCA and this has been adjusted to improve the situation. Trustees aim is for the bar to break even, not to run a commercial pub.

Q what is the longevity of the astro surface given its importance to income.

A the manufacturers guarantee covers 8 years. With good maintenance we should expect 10 to 12 years. A significant maintenance programme has been put in place with the installers.

Q what are the long term goals for the centre?

A there was a general discussion on the financial position and aspirations. Trustees explained that the aim was to continue to make project improvements using cash flow created whilst retaining a suitable level of reserves.

Q member Sandra Stanton commented that the bar may be losing money as the junior football teams no longer wish to use it as they are made to feel unwelcome.

A Trustees explained their philosophy of the bar being an integral part of the community centre as a service to members and their guests. They do not wish to run it as a local pub and will not allow it to be used in a free private function manner e.g. the ordering in of take away food on an ad hoc basis resulting in mess left behind. Controls on food in the bar have had to be introduced to combat this. Bar hours are specifically targeted to be when there is most demand from members. Trustees felt that Mrs Stanton had perhaps heard only one side of a particular story and were happy to fill in their position.

Q what is the employment status of staff?

A Trustees explained that there are two full time staff, namely, the centre manager and the groundsman. The remaining staff are agreed hours part-time.

Election/Re-election of Trustees

As required by The Articles of Association, Michael Nye resigned his position as Trustee and offered himself for re-election.

It was also necessary to ratify the position of Dianne Haigh as this had been overlooked in error at the previous AGM.

A vote was taken and the result was :-

Michael Nye Re-elected by a vote of 106 to 0 (prop A Haigh 2nd K Leppard)

Dianne Haigh Position as Trustee ratified by a vote of 106 to 0 (prop D Morgan 2nd J Green)

There were no other nominations for Trustee.

Any Other Business

Q what is the situation regarding rubbish on the site?

A Trustees explained that as much as possible is done using the groundsman. Some re-cycling bins have been removed from the site due to vandalism.

Q who has responsibility for emptying the dog bins?

A Trustees explained this lies with the council. The council is called frequently to request they are emptied.

Q do probation groups still attend the site for workgroups?

A Trustees explained this had discontinued due to lack of reliability.