

LEIGH *Village Halls*
Management Committee

Annual General Meeting Minutes - Tuesday 26th May 2026 - 8pm

Present: Paula Beresford (Chairman), John Tuke (Treasurer), John Holland (LVHMC), Brian Ball (LVHMC), Fay Wilson (LVHMC), Mark Attwood (LVHMC), Andrew McClintock (Historical Society), Linda Marsden (Neighbour)

Everyone was welcomed by the Chairman.

1. Apologies

Natasha Govan, Satish Mathur, Malcolm Cole (Table Tennis)

2. Minutes of 2025 AGM

Approved and signed by the Chairman

3. Chair's Report.

The Chair provided a full and comprehensive report on the year's activities, maintenance, finances and the ongoing renovation project. She highlighted all the items and provided explanations. See detailed list below.

She also gave thanks for the contributions of Fay Wilson and Satish Mathur who are stepping down from the committee. It was noted that the LVHMC also needs a new representative from the Parish Council as there is currently no-one attending.

She also publicly announced that, after 10 years' service, she was also stepping down from the position of chair. She will stay on the committee to ensure a smooth transition to the new chair and remain on the renovation committee.

4. Treasurer's Report.

Our Treasurer, John Tuke, produced Accounts for the year ending 31st December 2025 and commentary. The accounts have been examined by our Auditor and a copy has been sent to the Charity Commission. This financial year, a small loss was incurred due to the key expenditure items relating to the renovation project.

In general, the LVH funds continue to be in a healthy position with a combination of repeat bookings as well as one of parties and weddings. Copies are available on request. The Treasurer highlighted the key points from the accounts. There were no questions.

5. Appointment of Auditor.

Our Auditor, Steve Hales, has agreed to continue so was duly appointed for next year.

6. Election of new chair

John Holland was duly appointed as the new chair of the committee with full support of all other members. There were no objections.

7. New Chairman's Introductory Remarks

The new Chair started by thanking Paula Beresford and that the primary focus would be to ensure that the LVHMC continued to support the clubs and societies of Leigh by providing a fully functional and clean facilities for them to carry out their meetings and events.

The new chair also outlined some of his key objectives for the coming year. These objectives for the committee will include identifying key roles on the committed to support the specific tasks to support both day to day running; the need for new members, a review of hire charges, for the LVHMC to work more closely with the clubs and societies to support them in their activities and also with each other, and the renovation project.

8. Election of Committee of Trustees.

The Committee now consists of John Holland (Chair), John Tuke (Treasurer), Brian Ball (Maintenance Manager), Mark Attwood (Secretary), and Paula Beresford (Member).

Brian Ball remains the Community Club representative on the Committee.

9. AOB.

Gifts and thanks for long service were given to Fay and Paula.

Meeting closed at 8.35pm.

Provisional Date for 2026-2027 AGM – 14th April 2027

Additional Detail of Key updates from the Chair and Treasurer

Summary details of the Chairs reports

Paula Bereford (2025-2026)

Committee membership

We have had changes of Committee members in the past year. Fay Wilson, who was part of our fundraising events for many years, and did most of the catering for each event, has decided it is time to step down from the Committee. Fay has always put herself forward to doing pretty much anything and for that we are very grateful. She will be sorely missed. Satish Mathur is also leaving the Committee today and we thank him for his contribution.

Key achievements for the past year

- Improvements to the website showing a rolling two-month diary of events
- Hall Maintenance included
 - Following some unfortunate incidents, new security cameras have been purchased, which allows us to manage events such as damage to property or theft. Additional lights have been erected on walkways.
 - An assessment of Fire Exits was given to an external company and suggestions made and acted on.
 - Repair work to the kitchen roof and the kitchen which was repainted in large Hall. Some painting was also done to the small hall and therapy room.
 - The water heater was replaced in the small hall kitchen.
 - After people leaving taps on in the large hall toilets, we replaced some taps and removed plugs to stop flooding.
 - Our new cleaners have been doing a great job, reducing the number of complaints about cleanliness.
- Finances continue to look healthy, see the Treasurer's report
- Rent reviews
 - None were due this year but we will have to look at the lease for the British Legion club now that it has disaffiliated and registered as the Village Club.
- Renovation Project
 - Thomas Ford was awarded the Contract to take the renovation project forward
 - An initial set of three options were prepared for consideration
 - After sharing these with some of the main tenants (the Club and pre-school) we have gone back to the Architects with feedback so they can produce a final design. We will then get costings and discuss with the Local Authority pre-planning.
 - We had a very successful fundraising event in May with Groove 101

My thanks are offered once again to the Committee for their hard work and commitment, and particular thanks to Brian and John who have worked hard to keep the building and finances on track, and to Mark for his enthusiasm.

John Holland (2026-2027)

Committee and Volunteers

The up coming couple of years are going to be busy, not just in managing the halls on a day to day basis but also with regards to the renovation project, but to look to build on our offering and support to our local clubs and societies to strengthen and make the village community and spirit more joined up.

I would like to try to add one or two more people to the committee, to fill key roles, but also to build/create a list of volunteers who have both experience and time to support the general halls initiatives as well as the renovation project work.

Hall Usage

The Committee will continue to work to improve our website to promote the usage of the halls which in is required to maintain the level of income to cover the standard + adhoc additional running costs of the hall along with some extra income to maintain our reserve funds.

Community engagement

One of the key objectives this year for the committee is to engage with and support, where required, our local clubs and societies by enabling them to promote themselves on the village halls website and for any key events in their calendar in the parish magazine.

Review and changes to the hire charges.

The hire charges have not changed for 3 years, and a review is underway to create a new schedule. In order to minimise the impact to local clubs and societies the committee will explore a charging table which will provide a scale local clubs and societies i.e. 'Not for Profit' and then a higher rate for 'Profit' organisations. These new rates will come into effect from 1st September 2026.

Events and Fundraising

In order to support the plans to engage with and support the Leigh community the management committee will look to explore running additional events. These events will be a mixture of fund raising but also could be free/donations depending upon where there are run and their objectives.

Building Maintenance

The committee will continue to carry out the necessary maintenance to ensure that the halls are, to the best of our ability, always in a fit state to support the hiring out. There may be opportunities for small works to be carried out that come for the renovation project, which the management committee will consider.

Renovation Project

Following the significant amount of work carried out to date this coming year will primarily be a year of finalising designs, planning approval, build timescales, job sequencing along with developing the funding options.

We will also look to carry out fund raising events specifically to support the feasibility/planning costs which we need to pay for this year.

Summary of Leigh Village Halls Accounts – Accounts ending 31st December 2025

Income and Expenses

	2025	2024
Income		
Rental Income	18,146	15,409
Lettings	14,498	12,851
Fund Raising	2,234	0
Sundry income	4,567	2,320
Total Income	39,445	30,580
Expenses		
Business Rates	779	699
Insurance	1,793	1,748
Utilities, cleaning	11,323	16,454
Maintenance & repairs	19,563	2,256
Website and Internet	647	683
Halls Renovation Project	11,284	4,875
Fundraising costs	1,352	0
Sundry expenses	2,822	749
Total Expenses	49,563	27,464
Net Surplus / (Net Loss)	(10,118)	3,116

Balance sheet as at 31st December 2025

	2025	2024
Assets		
Equipment	5,311	5,311
Bank Accounts	81,604	92,122
Total Assets	86,915	97,433
Liabilities		
Accruals	0	0
Other Creditors	100	500
Net Assets	86,815	96,933
Represented by		
Funds brought forward	96,933	93,817
Net Income/ (Net Loss)	(10,118)	3,116
Funds carried forward	86,815	96,933