

Wellhouse Community Trust
Report and Financial Statements
for the year ended 31 March 2009

Charity number: SC035061
Company number: SC261084

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Wellhouse Community Trust

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Wellhouse Community Trust

Legal and administrative information

Charity name	Wellhouse Community Trust	
Charity registration number	SC035061	
Company registration number	SC261084	
Trustees	William Mulligan Linda Granger Maureen McCormick Debbie McKenna Hester Hollis Grace Andrews Tricia Blaylock Tina Rodgers Irene Blackwood Rose Pearl Brolly Thomas Burrows Barbara McGoldrick	Chairperson Vice Chairperson Treasurer Appointed 11 September 2008 Appointed 11 September 2008 Appointed 11 September 2008 Resigned 27 May 2008 Resigned 27 May 2008 Resigned 1 May 2008 Resigned 8 May 2008
Principal office and Registered office	The Hub, 49 Wellhouse Crescent, Glasgow, G33 4LA	
Auditors	Alexander Sloan Chartered Accountants 38 Cadogan Street Glasgow G2 7HF	
Bankers	Unity Trust Bank plc 9 Brindley Place, Birmingham, B1 2HB	

Wellhouse Community Trust

Trustees' report for the year ended 31 March 2009

The trustees present their report and the financial statements of the charity for the year ended 31 March 2009.

Trustees

The directors of the charitable company are its trustees for the purpose of charity law and throughout this report are collectively referred to as the trustees.

The trustees serving during the year and since the year end are detailed on page 1.

STRUCTURE, GOVERNANCE AND MANAGEMENT

Governing document

The charity is incorporated as a company limited by guarantee without a share capital and is recognised as a Scottish charity. The company was established under a Memorandum of Association which established the objects and powers of the charitable company and is governed under its Articles of Association. Under those Articles, the board of directors are elected by the company in general meeting, and directors shall retire by rotation.

Appointment of Trustees

Trustees are appointed at the discretion of the board.

OBJECTIVES AND ACTIVITIES

The principal activity of the charity is to promote the social welfare of the inhabitants of Wellhouse, and develop a range of leisure and education services and activities in response to the needs of the community.

The trust is led and managed by members of the community and is an anchor role in managing the community space and developing community activities and initiatives in the Hub and Innerzone youth facility. However the trust's remit is much wider than the hub and extends to all aspects of community regeneration in Wellhouse through providing access to a range of training, employment, health and other education services and promotion of community learning in the hub.

The trust and the hub are promoting a community led, one stop shop approach to the regeneration of Wellhouse. The hub provides a focal point for housing services, community learning, childcare facilities family support services, and a range of community services and information resources.

ACHIEVEMENTS AND PERFORMANCE

Wellhouse Community Trust has strived to access and deliver activities and services for the whole community. By working in partnership with local organisations and developing services directly the Trust has successfully exceeded targets that were set and serving:

Wellhouse Community Trust

Trustees' report for the year ended 31 March 2009

ACHIEVEMENTS AND PERFORMANCE (Cont...)

- * Elderly
- * Young People
- * Unemployed
- * Over 25's
- * People with financial problems
- * People with low self esteem
- * Local Schools
- * Disabled
- * People with learning difficulties
- * Low skill levels

Wellhouse Community Trust has established itself in the community, initially working solely on the commitment of local volunteers the Trust now has 10 members of staff. Wellhouse Community Trust continues to highlight how the determination and commitment of local people can and is making a real difference to an area which has been recognised as the most deprived in Scotland.

The focus this year has been on the development of income generation, sustainability of services and the development of core support services within the area. By working in partnership with other local organisations and developing our core services we have successfully exceeded targets that were set and succeeded in the development of new initiatives, including:

- establishing allotments
- executing and developing music industry training
- serving elderly, adults and young people
- extending the impact of the services we have on surrounding areas
- working with local schools
- developing new sports activities within the newly established hubSports facility
- increasing confidence, wellbeing and skill levels of local people
- empowering the local community and supporting individuals and groups to become leaders in the community

Wellhouse Community Trust continues to highlight how the determination and commitment of local people can and is making a real difference to an area.

Over 2008/09, Wellhouse Community Trust has recognised the need to extend and develop the services that it has whilst ensuring the social needs of the community are met. The Trust has been developing the services on offer within hubSports to ensure that the new facility is sustained and serving the needs of all the community. The services within Innerzone and the hub continue to serve the needs of young people, elderly and people with disabilities. There is no denying that 08-09 has been a tough year for funding and development however the Board, staff and volunteers have worked hard to ensure that the area of Wellhouse continues to be regenerated.

FINANCIAL REVIEW

The charity had net incoming resources of £55,404 (2008 : £708,089) for the year and has accumulated funds of £895,368 (2008 : £839,964) at the balance sheet date.

Wellhouse Community Trust

Trustees' report for the year ended 31 March 2009

Reserves policy

It is the policy of the charity to maintain unrestricted funds at a level to provide sufficient funds to cover management and administration costs.

STATEMENT OF TRUSTEES' RESPONSIBILITIES

Company and charity law requires the trustees to prepare financial statements for each financial year which give a true and fair view of the state of affairs of the charity and of the net incoming resources or application of resources of the charity for that period. In preparing those financial statements, the trustees are required to:

- select suitable accounting policies and then apply them consistently;
- make judgements and estimates that are reasonable and prudent;
- state whether applicable accounting standards and statements of recommended practice have been followed subject to any departures disclosed and explained in the financial statements; and
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the charity will continue in business.

The trustees are responsible for ensuring that the charity has appropriate system of controls, financial and otherwise. They are also responsible for keeping proper accounting records which disclose with reasonable accuracy at any time the financial position of the charity and enable them to ensure that the financial statements comply with the Companies Act 1985. They are also responsible for safeguarding the assets of the charity and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

In the case of each person who is a trustee at the time when the trustees' report is approved:

- so far as the trustee is aware, there is no relevant audit information (information needed by the company's auditors in connection with preparing their report) of which the company's auditors are unaware, and
- each trustee has taken all the steps that he ought to have taken as a trustee in order to make himself aware of any relevant audit information and to establish that the company's auditors are aware of that information.

In determining how amounts are presented within items in the statement of financial activities and balance sheet, the trustees have had regard to the substance of the reported transaction or arrangement, in accordance with generally accepted accounting principles or practice.

Wellhouse Community Trust

**Trustees' report
for the year ended 31 March 2009**

Auditors

A resolution proposing that Alexander Sloan, Chartered Accountants, be reappointed as auditors of the charity will be put to the Annual General Meeting.

This report has been prepared in accordance with the special provisions of Part VII of the Companies Act 1985 relating to small companies.

This report was approved by the trustees on 3 September 2009 and signed on their behalf by

**Linda Granger
Trustee**

A handwritten signature in black ink, appearing to read 'Linda Granger', written in a cursive style.

Wellhouse Community Trust

Independent auditors' report to the members of Wellhouse Community Trust

We have audited the financial statements of Wellhouse Community Trust for the year ended 31 March 2009 which comprise the statement of financial activities, the balance sheet and the related notes. These financial statements have been prepared in accordance with the accounting policies set out therein and the requirements of the Financial Reporting Standard for Smaller Entities (effective January 2007).

This report is made solely to the charitable company's members, as a body, in accordance with Section 44 (1) (c) of the Charities and Trustee Investment (Scotland) Act 2005 and regulation 10 of the Charities Accounts (Scotland) Regulations 2006. Our audit work has been undertaken so that we might state to the charity's trustees those matters we are required to state to them in an auditors' report and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the charity and its trustees as a body, for our audit work, for this report, or for the opinions we have formed.

Respective responsibilities of the trustees and auditors

The trustees have elected for the financial statements not to be audited in accordance with the Companies Act 1985. Accordingly we have been appointed auditors under section 44 (1) (c) of the Charities and Trustee Investment (Scotland) Act 2005 and report to you in accordance with that Act. Our responsibility is to audit the financial statements in accordance with relevant legal and regulatory requirements and International Standards on Auditing (UK and Ireland).

We report to you our opinion as to whether the financial statements give a true and fair view and are properly prepared in accordance with section 44(1)(c) of the Charities and Trustee Investment (Scotland) Act 2005, regulation 8 of the Charities Accounts (Scotland) Regulations 2006 and the Companies Act 1985. We also report to you if, in our opinion, the trustees' report is consistent with the financial statements, if the charitable company has not kept proper accounting records, if we have not received all the information and explanations we require for our audit, or if information specified by law regarding trustees' remuneration and transactions with the charitable company is not disclosed.

We read the trustees' report and consider the implications for our report if we become aware of any apparent misstatements within it.

Basis of audit opinion

We conducted our audit in accordance with International Standards on Auditing (UK and Ireland) issued by the Auditing Practices Board. An audit includes examination, on a test basis, of evidence relevant to the amounts and disclosures in the financial statements. It also includes an assessment of the significant estimates and judgements made by the trustees in the preparation of the financial statements, and of whether the accounting policies are appropriate to the company's circumstances, consistently applied and adequately disclosed.

We planned and performed our audit so as to obtain all the information and explanations which we considered necessary in order to provide us with sufficient evidence to give reasonable assurance that the financial statements are free from material misstatement, whether caused by fraud or other irregularity or error. In forming our opinion we also evaluated the overall adequacy of the presentation of information in the financial statements.

Wellhouse Community Trust

Independent auditors' report to the members of Wellhouse Community Trust (continued)

Opinion

In our opinion:

- the financial statements give a true and fair view, in accordance with United Kingdom Generally Accepted Accounting Practice applicable to smaller entities of the state of the charitable company's affairs as at 31 March 2009 and of its incoming resources and application of resources for the year then ended;

- the financial statements have been properly prepared in accordance with the Companies Act 1985, the Charities and Trustee Investment (Scotland) Act 2005 and regulation 8 of the Charities Accounts (Scotland) Regulations 2006.



Alexander Sloan

Chartered Accountants and

Registered Auditors

Eligible to act as auditors in terms of section 25 of the Companies Act 1989

3 September 2009

38 Cadogan Street

Glasgow

Wellhouse Community Trust
Statement of financial activities
(Incorporating income and expenditure account)

for the year ended 31 March 2009

	Unrestricted funds	Designated funds	Restricted funds	2009 Total	2008 Total
Notes	£	£	£	£	£
Incoming resources					
Incoming resources from generated funds					
Voluntary income	2	53,105	-	119,265	172,370
Activities for generating funds	3	98,304	-	10,765	109,069
Incoming resources from charitable activities	4	12,979	-	178,722	191,701
Total incoming resources		<u>164,388</u>	<u>-</u>	<u>308,752</u>	<u>473,140</u>
Resources expended					
Charitable activities	5	(234,084)	(28,366)	(152,009)	(414,459)
Governance costs	6	(3,277)	-	-	(3,277)
Total resources expended		<u>(237,361)</u>	<u>(28,366)</u>	<u>(152,009)</u>	<u>(417,736)</u>
Net incoming resources before transfers					
Gross transfers between funds		(72,973)	(28,366)	156,743	55,404
		154,461	8,227	(162,688)	-
Net movement in funds		<u>81,488</u>	<u>(20,139)</u>	<u>(5,945)</u>	<u>55,404</u>
Reconciliation of funds					
Total funds brought forward		(25,313)	814,674	50,603	839,964
Total funds carried forward		<u>56,175</u>	<u>794,535</u>	<u>44,658</u>	<u>895,368</u>
		<u>56,175</u>	<u>794,535</u>	<u>44,658</u>	<u>895,368</u>

The notes on pages 10 to 18 form an integral part of these financial statements.

Wellhouse Community Trust

Balance sheet as at 31 March 2009

	Notes	2009		2008	
		£	£	£	£
Fixed assets					
Tangible assets	10		805,130		827,064
Current assets					
Debtors	11	38,095		90,002	
Cash at bank and in hand		93,996		87,660	
		<u>132,091</u>		<u>177,662</u>	
Creditors: amounts falling due within one year	12	<u>(41,144)</u>		<u>(160,562)</u>	
Net current assets			<u>90,947</u>		<u>17,100</u>
Total assets less current liabilities			896,077		844,164
Creditors: amounts falling due after more than one year	13		(709)		(4,200)
Net assets			<u>895,368</u>		<u>839,964</u>
Funds					
Unrestricted funds	15		56,175		(25,313)
Designated funds	16		794,535		814,674
Restricted funds	17		44,658		50,603
			<u>895,368</u>		<u>839,964</u>

The financial statements are prepared in accordance with the special provisions of Part VII of the Companies Act 1985 relating to small companies and the requirements of the Financial Reporting Standard for Smaller Entities (effective January 2007).

The financial statements were approved by the Board on 3 September 2009 and signed on its behalf by

William Mulligan
Trustee



The notes on pages 10 to 18 form an integral part of these financial statements.

Wellhouse Community Trust

Notes to the financial statements for the year ended 31 March 2009

1. Accounting policies

1.1. Accounting convention

The financial statements are prepared under the historical cost convention and in accordance with the Statement of Recommended Practice - Accounting and Reporting by Charities (SORP 2005) issued in March 2005, the Financial Reporting Standard for Smaller Entities (effective January 2007) and the Companies Act 1985. The principal accounting policies adopted in the preparation of the financial statements are set out below.

1.2. Incoming resources

Voluntary income including donations, gifts and legacies and grants that provide core funding or are of general nature are recognised where there is entitlement, certainty of receipt and the amount can be measured with sufficient reliability. Such income is only deferred when the donor specifies that the grant or donation must only be used in future accounting periods, or when the donor has imposed conditions which must be met before the charity has unconditional entitlement.

Income from charitable activities includes income received under contract or where entitlement to grant funding is subject to specific performance conditions is recognised as earned (as the related goods or services are provided). Grant income included in this category provides funding to support performance activities and is recognised where there is entitlement, certainty of receipt and the amount can be measured with sufficient reliability.

Expenditure is recognised on an accruals basis when a liability is incurred. Expenditure includes any VAT which cannot be fully recovered, and is reported as part of the expenditure to which it relates.

Charitable expenditure comprises those costs incurred by the charity in the delivery of its activities and services for its beneficiaries. It includes both costs that can be allocated directly to such activities and those costs of an indirect nature necessary to support them.

Support costs include central functions and have been allocated to activity cost categories on a basis consistent with the use of resources.

1.3. Resources expended

Governance costs include those incurred in the governance of the charity and its assets and are primarily associated with constitutional and statutory requirements.

The charity is incorporated as a company limited by guarantee without a share capital and is recognised as a Scottish charity. The company was established under a Memorandum of Association which established the objects and powers of the charitable company and is governed under its Articles of Association. Under those Articles, the board of directors are elected by the company in general meeting, and directors shall retire by rotation.

1.4 Activity based reporting

The trustees are of the opinion that the charity's activities are interlinked and there is no merit in providing further analysis within the notes to the accounts.

Wellhouse Community Trust

Notes to the financial statements for the year ended 31 March 2009

1.5. Tangible fixed assets and depreciation

Depreciation is provided at rates calculated to write off the cost less residual value of each asset over its expected useful life, as follows:

Leasehold properties	-	Straight line over the life of the lease
Fixtures, fittings and equipment	-	25% straight line
Motor vehicles	-	25% straight line
Computer equipment	-	33.3% straight line

1.6. Leasing

Rentals payable under operating leases are charged against income on a straight line basis over the lease term.

2. Voluntary income

	2009	2008
	£	£
Donations	15,223	7,442
Glasgow City Council	50,000	344,000
Scottish Executive	-	159,000
Bishopswood Trust	10,000	-
Strathclyde Joint Police Board	-	1,000
Glasgow Key Fund	13,333	16,667
Foundation for Sports and the Arts	5,160	15,840
Big Lottery Fund	21,943	131,326
Glasgow Housing Association	12,000	30,000
Tudor Trust	-	5,000
Lankelly Trust	-	10,000
Energy Savings Trust	-	24,429
The Lighthouse	-	7,000
Lloyds TSB	10,000	10,000
Gannochy Trust	10,000	10,000
Glasgow East Area Committee	4,931	-
Clyde Design	-	3,987
Paths to Health	2,000	-
Prince's Trust	4,780	-
Celtic Charity Foundation	3,000	-
The Robertson Trust	9,000	60,000
Co-operative Group Limited	1,000	-
	<u>172,370</u>	<u>835,691</u>

Wellhouse Community Trust

Notes to the financial statements for the year ended 31 March 2009

3. Activities for generating funds

	2009	2008
	£	£
Cafe income	5,318	4,901
Vending machine income	1,224	2,287
Cheerleading income	624	790
Walking club income	2,739	522
Hall hire, catering	917	1,035
Themed nights income	518	845
Innerzone income	7,079	6,691
Miscellaneous income	4,260	7,086
Contracted services	32,404	-
Consultancy income	14,294	-
Hub Sports	19,111	-
Hub Transport	1,671	-
Salary recharges	18,588	26,555
East Fest	322	736
	<u>109,069</u>	<u>51,448</u>

4. Incoming resources from charitable activities

	2009	2008
	£	£
Foreign Inward Investment	-	579
Scottish Communities Foundation	-	4,875
FSE Unltd	3,456	-
Communities Scotland	74,058	10,683
Save The Children	10,980	-
Glasgow Community Safety Partnership	-	9,945
Abbey	-	2,000
Youth Bank	2,850	3,338
St Andrews Project	17,072	-
Paul Hamlyn Foundation	26,842	26,060
Project Scotland	23,923	4,418
Soapworks	-	7,500
Operation Phoenix	32,520	-
Kellogs	-	1,000
Wellhouse Housing Association	-	13,633
	<u>191,701</u>	<u>84,031</u>

Wellhouse Community Trust

Notes to the financial statements for the year ended 31 March 2009

5. Costs of charitable activities

	2009	2008
	£	£
Grants payable	-	283
Wages and salaries	171,922	137,521
Employer's NI contributions	14,478	11,997
Music Project	23,499	9,538
Intergenerational activities	50	669
Project Scotland	14,146	4,418
Communities Facilities Consortium	29,500	-
Staff training	1,085	444
Rent payable	4,200	152
Rates and insurance	4,913	2,210
Heat and light	8,334	3,946
Repairs and maintenance	2,791	2,688
Postage & stationery	1,928	1,384
Advertising	10,403	2,075
Telephone	3,720	871
Pensioners' lunch club	66	2,479
Workwear	-	423
Youth activities	33,059	19,438
Cafe expenses	5,623	9,185
Vending machine expenses	7,084	564
Cheerleading expenses	7,403	3,681
Overseas expenses	-	4,109
East Fest expenses	274	1,442
Eco-garden expenses	8,890	166
Themed nights expenses	-	939
Walking club expenses	1,218	1,974
Hub Sports activities	21,101	-
Hub Transport costs	3,157	1,069
Depreciation on FF & equipment	1,029	487
Depreciation on motor vehicles	2,625	3,500
Depreciation computer equipment	856	891
Bank charges	-	255
General expenses	2,739	3,203
Amortisation on long leasehold	28,366	28,092
	<u>414,459</u>	<u>260,093</u>

Wellhouse Community Trust

Notes to the financial statements for the year ended 31 March 2009

6. Governance costs

2009	2008
£	£
3,277	2,988
<u>3,277</u>	<u>2,988</u>

Audit

7. Net incoming resources for the year

2009	2008
£	£
7,249	8,336
3,277	2,988
<u>3,277</u>	<u>2,988</u>

Net incoming resources is stated after charging:
 Depreciation and other amounts written off tangible assets
 Auditors' remuneration

8. Employees

Number of employees

The average monthly numbers of employees
 (including the trustees) during the year were:

2009	2008
Number	Number
9	10

Salaried Staff

Employment costs

2009	2008
£	£
130,318	129,177
41,604	8,344
14,478	11,997
<u>186,400</u>	<u>149,518</u>

Salaried Staff
 Sessional Staff
 Social security costs

There were no employees who received remuneration of over £60,000 in the period.

9. Trustees' emoluments

No trustees or any persons connected with them received remuneration or benefits in the year.

A Trustee was reimbursed £200 to cover the costs of travel expenses incurred while assisting on the ERCP Project.

Wellhouse Community Trust

**Notes to the financial statements
for the year ended 31 March 2009**

10. Tangible fixed assets	Long leasehold property £	Fixtures, fittings and equipment £	Motor vehicles £	Computer £	Total £
Cost					
At 1 April 2008	842,766	1,948	14,000	2,703	861,417
Additions	8,227	2,167	-	549	10,943
At 31 March 2009	<u>850,993</u>	<u>4,115</u>	<u>14,000</u>	<u>3,252</u>	<u>872,360</u>
Depreciation					
At 1 April 2008	28,092	1,229	3,500	1,533	34,354
Charge for the year	28,366	1,029	2,625	856	32,876
At 31 March 2009	<u>56,458</u>	<u>2,258</u>	<u>6,125</u>	<u>2,389</u>	<u>67,230</u>
Net book values					
At 31 March 2009	<u>794,535</u>	<u>1,857</u>	<u>7,875</u>	<u>863</u>	<u>805,130</u>
At 31 March 2008	<u>814,674</u>	<u>719</u>	<u>10,500</u>	<u>1,170</u>	<u>827,063</u>

11. Debtors	2009 £	2008 £
Trade debtors	18,760	8,250
Other debtors	-	76,891
Prepayments and accrued income	19,335	4,861
	<u>38,095</u>	<u>90,002</u>

12. Creditors: amounts falling due within one year	2009 £	2008 £
Loans	2,796	2,800
Trade creditors	3,330	748
Other taxes and social security costs	4,953	3,979
Other creditors	23,806	136,850
Accruals and deferred income	6,259	16,185
	<u>41,144</u>	<u>160,562</u>

Wellhouse Community Trust

**Notes to the financial statements
for the year ended 31 March 2009**

**13. Creditors: amounts falling due
after more than one year**

	2009	2008
	£	£
Loans	709	4,200
	<u>709</u>	<u>4,200</u>

14. Analysis of net assets between funds

	Unrestricted funds	Designated funds	Restricted funds	Total funds
	£	£	£	£
Fund balances at 31 March 2009 as represented by:				
Tangible fixed assets	10,595	794,535	-	805,130
Current assets	79,339	-	52,752	132,091
Current liabilities	(33,050)	-	(8,094)	(41,144)
Long-term liabilities	(709)	-	-	(709)
	<u>56,175</u>	<u>794,535</u>	<u>44,658</u>	<u>895,368</u>

15. Unrestricted funds

	1 Apr '08	Incoming	Outgoing	Transfers	31 Mar '09
	£	£	£	£	£
General Fund	(25,313)	164,388	(237,361)	154,461	56,175
	<u>(25,313)</u>	<u>164,388</u>	<u>(237,361)</u>	<u>154,461</u>	<u>56,175</u>

Purposes of unrestricted funds

General Fund

The General Fund represents the free funds of the charity which the trustees are free to use within the charity's objectives.

Wellhouse Community Trust

Notes to the financial statements for the year ended 31 March 2009

16. Designated funds	1 Apr '08	Outgoing	Transfers	31 Mar '09
	£	£	£	£
Designated Fixed Assets Fund	814,674	(28,366)	8,227	794,535
	<u>814,674</u>	<u>(28,366)</u>	<u>8,227</u>	<u>794,535</u>

Purposes of designated funds

The Designated Fixed Assets Fund represents the net book value of the Trust's leasehold property.

17. Restricted funds	1 Apr '08	Incoming	Outgoing	Transfers	31 Mar '09
	£	£	£	£	£
Hub Sportshall	1,490	34,152	(14,388)	(8,227)	13,027
Hub Programmes	49,113	224,600	(108,121)	(133,961)	31,631
Communités Facilities Consortium	-	50,000	(29,500)	(20,500)	-
	<u>50,603</u>	<u>308,752</u>	<u>(152,009)</u>	<u>(162,688)</u>	<u>44,658</u>

Purposes of restricted funds

Hub Sportshall

The funds received are capital contributions towards the refurbishment and development of Wellhouse Central.

Hub Programmes

The Trust receives funding to carry out various activities as detailed in this note. Funding is obtained on a programme by programme basis.

Communités Facilities Consortium

The Trust receives funding from Community Planning Partnership as part of a consortium of community based organisations involved in a capacity building project. The outgoing expenditure represents the element of funding distributed to the other consortium members. The balance relates to Wellhouse Community Trust's share and is transferred to unrestricted funds.

Wellhouse Community Trust

Notes to the financial statements for the year ended 31 March 2009

18. Financial commitments

At 31 March 2009 the company had annual commitments under non-cancellable operating leases as follows:

	2009	2008
	£	£
Expiry date:		
Within one year	<u>4,200</u>	<u>4,200</u>

19. Related party transactions

Wellhouse Housing Association has been acting as an agent on behalf of the charity in the development of Hub Sports. The charity owed the housing association £3,557 at 31 March 2009 for construction costs incurred during the year.