



BURTON COMMUNITY CENTRE

UPDATE REPORT:

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AUTHOR:

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GENERATED INCOME

Average monthly income target of £1,300 continues to be comfortably met, currently standing at **£1,800 pm** as of 31 May 2025. The projected annual income is £20,500 based on confirmed bookings to date and regular hirer patterns. Detailed records are kept on file and available for inspection.

All community centre expenditure is and should continue to be approved by the parish council in the same way Precept expenditure is treated.

It is the author's belief the community centre should not be a burden on tax paying residents or reliant on the Precept. Community centre generated income should be ringfenced for community centre outgoings including overheads, running costs, and the unexpected. The ultimate aim is to have sufficient funds set aside at the end of each year to cover the following years overheads and running costs.

Last year the community centre generated £21.3 K this is in addition to the precept and equal to approx. 80% of the annual precept received of £28K. Running costs are difficult to calculate due to the 'Payment and Receipt' method of accounting applied by the parish council, however, on what information is available running costs are estimated to be the region of £16K pa leaving a £5K profit to carry forward from last year and available for essential maintenance. Having spoken to the internal Auditor it is hoped the Scribe accountancy programme can now be utilized to produce community centre financial reports which will aid the preparation of the annual budget.

MAJORITY APPROVAL SOUGHT TO RINGFENCE COMMUNITY CENTRE GENERATED INCOME FOR COMMUNITY CENTRE OVERHEADS AND OPERATING EXPENSES.

PARISH COUNCIL EXCLUSIVE USE OF OFFICE

BWPC should consider paying nominal rent for the exclusive use of the Clerk's office. Currently no contribution of costs is made. Suggest £25 per week to cover services and utilities. **MAJORITY APPROVAL SOUGHT**

FIRE INSPECTION and FIRE RISK ASSESMENT RECOMMENDATIONS:

We continue to work our way through and action the FRA list of recommendations.

ASSIGNMENT OF DAY TO DAY RUNNING TO COMMUNITY VOLUNTEER GROUP

Please see attached. To recap, the community centre has been run by volunteers since acquiring in 2017. This formalizes the arrangement, BWPC solicitor confirmed in writing no risk to parish council and advised purchasing a standard SLA from Rocket Lawyer and adapting to suit. **MAJORITY APPROVAL PREVIOUSLY OBTAINED – Agreement now needs signatures.**

WiFi/BROADBAND UPGRADED TO FULL FIBRE

Broadband was successfully upgraded to full fibre on 21st May 2025. Hirers and visitors all very happy with connectivity and vastly improved speed.



GROUNDS & PERIMETER

LEYLANDII HEDGE, LINESIDE BOUNDARY

In 2023 BWPC was quoted £4000 plus VAT to remove the bolted Leylandii hedge and prep the ground for replanting of a more suitable, manageable and aesthetically pleasing Griselinia hedge. At that time, it was agreed BWPC would approach Sovereign Housing for a financial contribution towards these necessary works. Since that time Sovereign have trimmed the Lineside boundary and removed protruding limbs from the community centre side, however, this bolted hedge continues to plague our neighbours rear gardens depriving them of sun light and dropping needles in their rear gardens – this isn't fair and needs to be resolved. A revised quote of £4950 plus VAT has been acquired from the same tree specialist. In the interest of moving this matter along for the benefit of residents Comparable quotes are being sourced for consideration at the July meeting. Quotes distributed

MAJORITY AGREEMENT IN PRINCIPAL IS SOUGHT THAT THE WORKS NEED TO BE CARRIED OUT AND THE COST SHOULD NOT EXCEED THE REVISED QUOTE.

PERIMETER TIDY UP – Enclosed garden to side and rear of building

Cut back of overhanging goat willow and repair holes in fence side and rear of property plus rotavate 20ft stretch garden-side of chain link ready for planting hedge (kindly donated by others). Quote for £200 distributed.

MAJORITY APPROVAL SOUGHT TO PROCEED WITH THIS WORK ASAP.

GROUND MAINTENANCE

The ground maintenance contract lapsed at the end of March and is now rolling. Dorset Council reportedly sent the new SLA for review in January but without response. The cost of the rolling service is £1242.14 pa. As already within grass cutting season, advise remaining with incumbent with view to tender at end of year.