Debden Village Hall Trust - Annual General Meeting
Minutes of meeting held on 7th April 2025 at 7.30pm
For year ended December 2024
Venue: Debden Village Hall

Present:
Richard P Cawte – Chair
Ron Chapman
Jane Pearce
Michele Perrett
Jim Watson
Note: A register was taken from 15 members of the public who attended the AGM.

	The Chair welcomed everyone and explained that all current Trustees have now stepped down. He explained that as a Chair is required for the meeting, he would carry out this role.
1.	**Apologies for Absence:** Ben Diggins Cllr Luck
2.	**Minutes of Previous AGM Held on 7th June 2024** Copies of the minutes and accounts for year ended 2024 were available for viewing. No matters were arising. The minutes were approved and signed.
3.	**Setting the Record Straight regarding letter to Walden Local by Mrs Tetlow** Prior to the meeting, the Chair had informed Mrs Tetlow that he would be addressing the misleading matters in her letter to the paper. No response was received. The Chair proceeded to read a response about the matters raised in said letter, redressing the inaccuracies made. A copy is held with the Secretary. No response or questions were asked.
4.	**Chair's Report for year 2024** The Village Hall Trust is going from strength to strength, we currently have six Trustees who have all worked extremely hard in their own time in the last year to keep this hall going. We have increased the bookings as well as running some very successful fund-raising events. However, more and more money is having to be spent on maintenance as this hall is now over 100 years old and cannot meet the needs of all our villagers.

	Frustratingly we are still waiting for the Charity Commission to grant consent for the land swap following the public consultation earlier in the year. Once that permission is in place we can ramp up our efforts to progress the New Hall Project along with our partner organisations and the village. In these difficult financial times, we are trying hard to hold our hire fees at a reasonable level so that all can use the hall for village activities. I would like to thank all the volunteers for their time and efforts over the last year. If you have any questions or want to know more about what the Trust is doing send us an e-mail.
5.	**Treasurers Report** Copies of the accounts for year ending 2024 were available for public viewing. There were questions floored from members of the public, all of which were answered. The accounts were agreed and signed. A copy is held with the Secretary.
6.	**Election of Officers and Trustees** All existing Trustees stood down. Six existing Trustees wished to continue as Trustees. The Trustees and nominations are as follows: **Chair**: Richard P Cawte Nominated by Jim Watson, seconded by Michele Perrett. All in favour. **Secretary**: Michele Perrett Nominated by Richard Cawte, Seconded by Jim Watson. All in favour. **Treasurer**: A Treasurer will be appointed at the next Village Hall Trustee Meeting. **Trustees:** Ron Chapman Ben Diggins Jane Pearce Jim Watson
7.	**Any other business** The following questions were asked by members of the public and answered: Q - Do you have a quote for the cost of the new hall? A – We are obviously aware of increased building costs, but until the land swap is complete, and we have a rough timescale there is no point spending more money on new costings. Q – Is there an update on the Land Swap A – We are waiting for the Charities Commission to give final decision. We understand that the CC are considering comments made during the public consultation. The CC will issue the Order for the Land Swap when they have

	completed their investigation. Upon receipt of the Order, we will inform the village via Parish Pump and social media. Q – Have you investigated what trees will need to be removed? A – It is too early to answer that. Once we are in a position to consult with the Planning Department and are told what is expected of us and the plans, we will obviously do whatever is required of us with regard to trees, pond, bats and all wildlife accordingly. Q - What are the responsibilities regarding the buildings once the land swap has happened? A – The VHT will continue to be responsible for the running and maintenance of the current village hall under a licence held between Parish Council, the Recreational Ground Trust and the Village Hall Trust, until such time as the new village hall is built and is functioning. Q - How much money raised from residents in the past? A - All monies raised for previous projects has been ring-fenced and can only be used for the new village hall. The money is held in a high interest account. Money previously raised for this project has been used for items such as architects, surveys etc for the new village hall.
7.	The meeting closed at 8.00pm