



rowing club



www.tynerowingclub.org

Special General Meeting

8.00pm on Thursday 29 September 2011

At the Clubhouse, Water Row, Newburn

22 September 2011

N.B. Original notice of meeting without papers was dated 8 September 2011

I confirm that there will be a Special General Meeting of Tyne Rowing Club at 8.00pm on Thursday 29 September 2011 at the Clubhouse. The following business only will be transacted:

- 1 Endorsement of accounts for the year ending 31 August 2010 - *attached*
- 2 Report on the likely receipt of a legacy and discussion on its best use - *update on the night*
- 3 Report on work to date on developing proposals for the club's physical development and discussion on the best way forward - *report attached*

Can coaches and squad coordinators please ensure that rowing and training sessions are finished by 8.00pm?

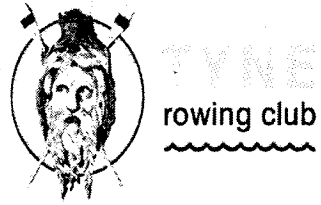
Thanks, Colin

Colin Percy
Secretary

Tyne Rowing Club
Water Row
Newburn
Newcastle upon Tyne NE15 8NL

Email: colin.percy@blueyonder.co.uk
secretary@tynerowingclub.org

Club tel: 0191 267 3827
Home tel: 0191 284 3781
Mob tel: 07985 003304



Tyne Rowing Club
Accounts for the Year ended
31st August 2010



Tyne Rowing Club

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Independent Examiner's Report to the members of the Tyne Rowing Club

I report on the accounts of the Tyne Rowing Club for the year ended 31 August 2010 which are set out pages 2 - 5

Respective responsibilities of members and examiner

As members of the Tyne Rowing Club with responsibility for the preparation of the accounts, you consider that an audit is not required.

It is my responsibility to:

- examine the accounts; and
- state whether particular matters have come to my attention.

Basis of Independent Examiner's Report

An examination includes a review of the accounting records kept by the Tyne Rowing Club and a comparison of the accounts with those records. It also includes considering any unusual items or disclosures in the accounts and seeking explanations from you as members concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in an audit; and consequently I do not express an audit opinion on the accounts.

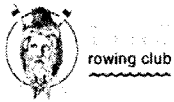
Independent Examiner's Statement

In connection with my examination, no matter has come to my attention:

1. which gives me reasonable cause to believe that in any material respect the requirements:
 - to keep accounting records; and
 - to prepare accounts which accord with the accounting records.have not been met; or
2. to which, in my opinion attention should be drawn in order to enable a proper understanding of the accounts to be reached.



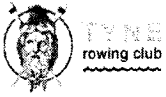
M Harle ACCA
37 Crighton
Oxclose
Washington
Tyne and Wear
NE38 0LB



Tyne Rowing Club

Income and Expenditure Account For The Year Ended 31st August 2010

	<u>2010</u>		<u>2009</u>	
	£	£	£	£
Income				
Subscriptions		17,325		12,316
Donations & Learn To Row		1,686		1,106
Bequests		-		-
		19,011		13,422
Regatta Profits	10,271		15,716	
Bar Profit	1,502		437	
Rental Income	2,666		2,474	
External Rental Income	4,500		12,800	
Fund Raising	3,256		1,198	
Coaching Income	23,386			
Grants			20,445	
Insurance Claims	-	45,581	-	53,070
		64,592		66,492
Expenditure				
General and Water Rates	748		1,538	
Heat and Light	2		2,518	
Telephone & IT Costs	487		273	
Insurance	5,658		4,936	
Boat Maintenance	7,096		3,128	
Launch Costs	1,521		846	
Building Maintenance	438		1,897	
ARA Affiliation Fees	800		1,018	
Security	1,343		543	
Depreciation	12,794		11,796	
Waste Collection	254		295	
Towing Costs	2,081		1,502	
Profession Fees	500			
Entry Fees	7,045		5,305	
Miscellaneous Expenses	2,374		1,255	
Community Coach	23,386		6,250	
Oars and sculls				
Profit on disposal of fixed assets	(2,000)	64,527	(2,383)	40,717
Excess of Income/(Expenditure) over Income		<u>65</u>		<u>25,775</u>



Tyne Rowing Club
Balance Sheet
As at 31st August 2010

	Note	2010	2009
Fixed Assets	2	169,543	166,365
Current Assets			
Stocks		195	209
Debtors		3,086	177
Cash At Bank		45,961	29,080
Cash in Hand		67	31
		<u>49,309</u>	<u>29,497</u>
Less Current Liabilities:			
Creditors and Accruals		<u>34,301</u>	<u>11,376</u>
Net Current Assets		<u>15,008</u>	<u>18,121</u>
Net Assets		<u>184,551</u>	<u>184,486</u>
Represented By:			
Capital Account at 1st September 2009		184,486	158,711
Excess of Expenditure over Income		<u>65</u>	<u>25,775</u>
		<u>184,551</u>	<u>184,486</u>

..... M. W. Colquhoun

Treasurer



Tyne Rowing Club

Bar Income and Expenditure Account For The Year Ended 31st August 2010

	<u>2010</u>	2009
Sales	3,268	1,892
Opening Stock	209	275
Purchases	<u>1,530</u>	<u>1,115</u>
	1,739	1,390
Less Closing Stock	195	209
Cost Of Sales	1,544	1,181
Bar Licence Renewal	180	180
Gross Profit	<u>1,544</u>	<u>531</u>
Gas and Cylinder rental	42	94
	<u><u>1,502</u></u>	<u><u>437</u></u>



Tyne Rowing Club
Notes to the Accounts
For the Year Ended 31st August 2010

1 Income and Expenditure Account

In the year to August 2005 £12,243 was received as an 80% grant towards equipment under Project Oarsome Extra. The equipment purchased was capitalised in the assets of that year. Under the Terms and Conditions of the award there is a clawback clause that if the Terms and Conditions are found not to be complied with over a term of seven years.

2 FIXED ASSETS

	Boathouse Fixtures and Fittings	New Extension	Steps	Boats	Misc Equipment	Total
Cost						
At 1st September 2009	26,722	39,764	51,777	133,417	18,258	269,938
Additions			4,517	11,455		15,972
Disposals						
At 31st August 2010	<u>26,722</u>	<u>39,764</u>	<u>56,294</u>	<u>144,872</u>	<u>18,258</u>	<u>285,910</u>
Depreciation						
At 1st September 2009			4,154	85,764	13,655	103,573
Charge For Year			2,631	8,233	1,930	12,794
Disposals						
At 31st August 2010	<u>-</u>	<u>-</u>	<u>6,785</u>	<u>93,997</u>	<u>15,585</u>	<u>116,367</u>
Net Book Value						
At 31st August 2010	<u>26,722</u>	<u>39,764</u>	<u>49,509</u>	<u>50,875</u>	<u>2,673</u>	<u>169,543</u>
At 31st August 2009	<u>26,722</u>	<u>39,764</u>	<u>47,623</u>	<u>47,653</u>	<u>4,603</u>	<u>166,365</u>

Tyne Rowing Club Development Group:

Report to Special General Meeting

29th September 2011

Background

1. In April 2010 the Club Committee asked its former Chairman, John Goddard, to lead a Development Group to explore the options for the future improvement of the Club's facilities. Specific requirements were:
 - dedicated space for land training
 - additional changing rooms especially separate space for juniors
 - additional boat storage space.
2. Three alternative schemes were developed with the help of architects and cost consultants and presented to the Club Committee and the Committee's preferred scheme presented to a SGM on 23rd September 2010. This involved an eastwards extension to the existing club house and alterations and refurbishment of the existing building. It would allow the club to continue to function during construction. The cost was £484k including VAT and professional fees. The SGM approved the Committee's recommendation and charged the group to undertake further structural investigations and explore funding possibilities against a clearly specified scheme.

Progress in the past year

3. Further professional investigations of the soundness of the existing building have confirmed that the scheme is robust structurally. In relation to funding discussions have been held with Newcastle City Council, the Big Lottery, British Rowing and Sport England. In the light of these the Club Committee agreed to a scaled down variant of its preferred scheme at a cost of £300k. This still meets the requirements for training space and changing rooms but will not provide additional boat storage. (The subsequent departure of Northumbria University means that this is less of a problem in the short to medium term). Details of the scheme and its costing are attached.
4. It has subsequently become clear that in the light of the capital funding the region has already received from British Rowing, that grant aid from this source was unlikely. The change of political control of Newcastle City Council and the squeeze on their budgets makes funding from this source also unlikely. After interminable delays Sport England announced in July its scheme for 'inspired facilities' but with a much lower grant ceiling than anticipated of £50k with closing dates for bids at the end of September and the end of December.
5. On the more positive side the Club has been informed that it will receive a substantial legacy in the order of £100k. At the request of the Committee the Group considered the possibility of a further scaling down of the scheme but concluded that without a new build it would be impossible to find the necessary space within the existing building. It therefore made the

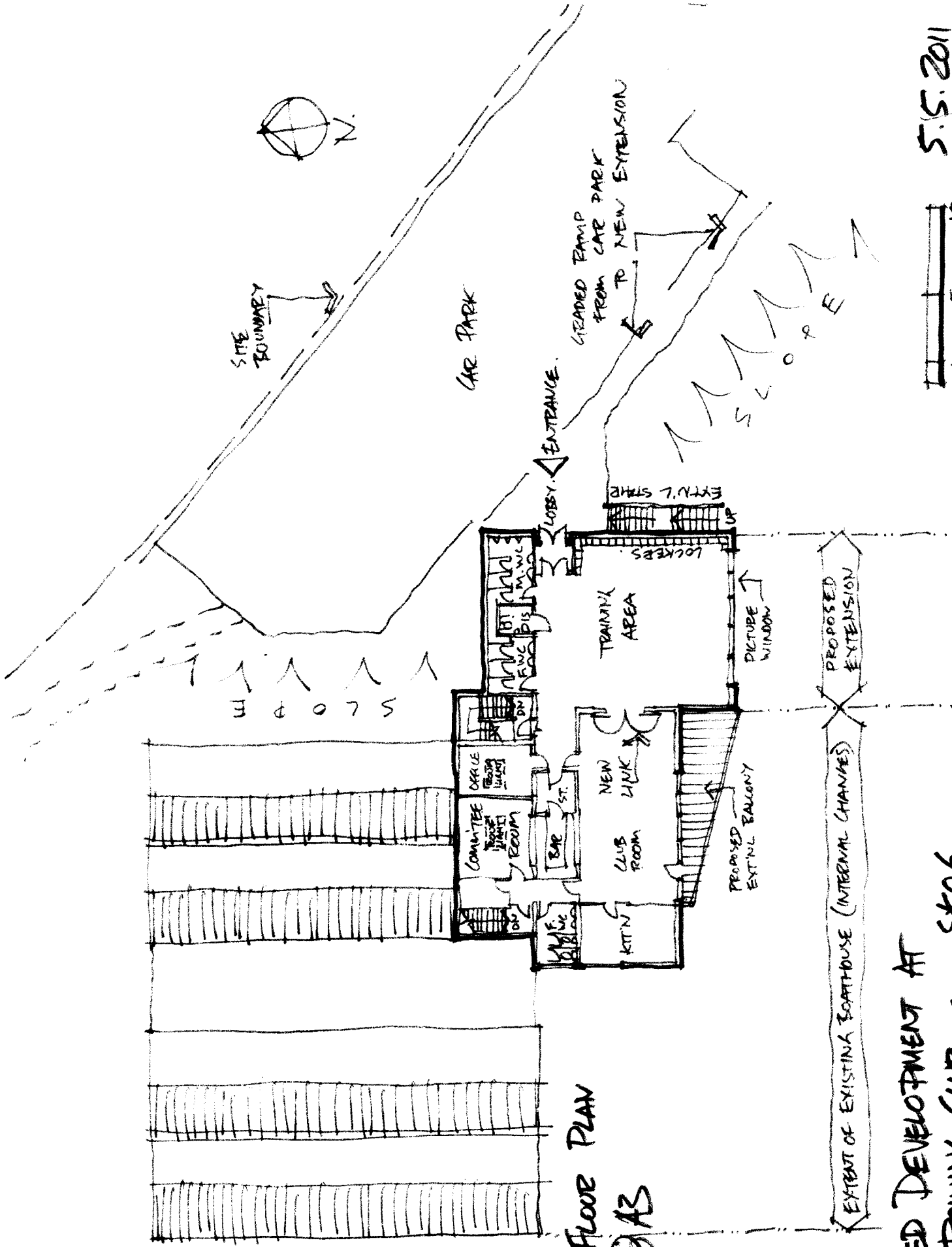
following recommendations to the Club Committee which in turn has referred any decision to the SGM without any endorsement

Recommendations

1. That the Club earmark the whole of the legacy to the proposed scheme
2. Proceed with the appointment of architects to make a planning application funded from recurrent income with a view to having this in place by January 2012
3. Establish a fund raising group to explore possible funding options for a definite scheme with planning approval and part funded from the Club's own resources. This to include other grant giving bodies and loans and gifts but **exclude commercial loans/mortgages**
4. To conduct a formal survey of all club members to ascertain their views on development needs and reported back on this to the AGM in November
5. To report back to a further SGM in Summer 2012. If by then the funding gap looks unbridgeable a substantial proportion of the legacy should be committed to refurbishment within the existing footprint.

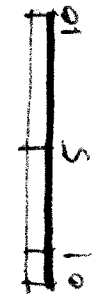
John Goddard

Note: The Group of Colin Percy, Dave Robinson, Mike Windle, Celia Robbins and Lynne Michelson would like to particularly thank David Herford of Gardiner and Theobald (cost consultants) and David Fuller of Devereux (architects) for their pro-bona professional advice



FIRST FLOOR PLAN
 1:200 @ AS

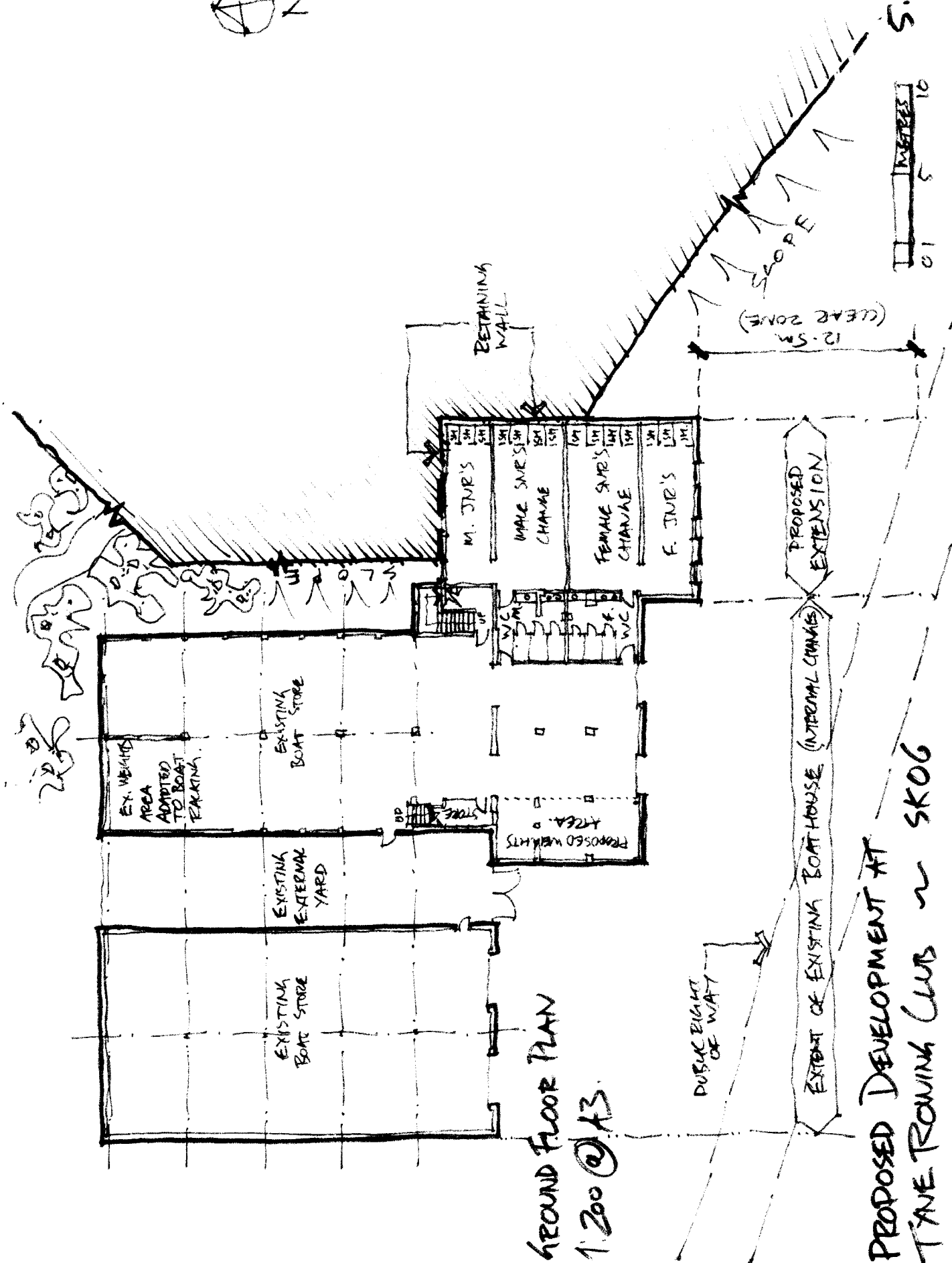
PROPOSED DEVELOPMENT AT
 TYNE ROWING CLUB - SK06



5.5.2011



5.5.2011



GROUND FLOOR PLAN
1:200 @ A3

PROPOSED DEVELOPMENT AT
TINE ROWING CLUB ~ SKOG

PROPOSED EXTENSION

EXTENT OF EXISTING BOAT HOUSE (INTERNAL CHANGE)

PUBLIC RIGHT OF WAY

RETAINING WALL

12.5M (CLEAR ZONE)

SLOPE

EX. WEIGHTS AREA ADAPTED TO BOAT TAKING

EXISTING EXTERNAL YARD

EXISTING BOAT STORE

EXISTING BOAT STORE

M. JUR'S

MALE SNE'S CHANGE

FEMALE SNE'S CHANGE

F. JUR'S

PROPOSED WEIGHTS AREA

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EXTENT OF EXISTING BOAT HOUSE (INTERNAL CHANGE)

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PROPOSED WEIGHTS AREA

PROPOSED EXTENSION

EXTENT OF EXISTING BOAT HOUSE (INTERNAL CHANGE)

PUBLIC RIGHT OF WAY

**TYNE BOAT HOUSE REFURBISHMENT AND EXPANSION
EXECUTIVE SUMMARY**

Job No. : Issued : 16/05/2011

Base Date : 16/05/2011

		£	£/SM	£/S FT
CLIENT:	Tyne Rowing Club		204	2,196
ARCHITECT:	David Fuller (Deveraux)			
STRUCTURAL ENGINEER :	TBC	35,000	171.57	15.94
SERVICES ENGINEER:	TBC	127,000	622.55	57.84
	EXTERNAL WORKS AND SERVICES	10,000	49.02	4.55
BASIS OF ESTIMATE:	Architects Drawings Sk06	£ 172,000	843.14	78.33
	Preliminaries	25,000	122.55	11.39
	Contingencies	5,000	24.51	2.28
STATUS OF ESTIMATE:	Current Costs			
PROGRAMME:	TBA	£ 202,000	990.20	91.99
NEW GROSS INTERNAL FLOOR AREA:				
Ground Floor (new build)	m ²	5,000	24.51	2.28
First Floor (new build)-excluding balcony	102	10,000	49.02	4.55
	102	5,000	24.51	2.28
		30,000	147.06	13.66
		1,000	4.90	0.46
		2,000	9.80	0.91
TOTAL:	204	53,000	259.80	24.14
		Value Added Tax @ 20%	220.59	20.49
		300,000	1,470.59	136.62

**TYNE BOAT HOUSE REFURBISHMENT AND EXPANSION
EXCLUSIONS & ASSUMPTIONS**

Issued: 16-May-11

Base Date: 16-May-11

Job Nr:

1. No cost allowance is included for the following :-

1. Inflation beyond second quarter 2011
2. Finance charges
3. Land acquisition, compensation costs and legal fees associated therewith
4. Temporary facilities during construction works
5. Infrastructure/road access improvements
6. Gym and fitness equipment
7. Repairs or enhancements to River access steps

2. The following assumptions were made during the preparation of this estimate :

1. Costs assume competitive tenders will be sought
2. Services connections are budget figures only as estimates from Statutory Service Companies are not available