BEITH COMMUNITY DEVELOPMENT TRUST

ANNUAL REPORT AND CONSOLIDATED FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 MARCH 2025

Company Registration No. SC394148 (Scotland)
Charity Registration No. SC043155 (Scotland)

BEITH COMMUNITY DEVELOPMENT TRUST

LEGAL AND ADMINISTRATIVE INFORMATION

Trustees	R Ferguson I Ewan McRae S McNee K Nelson W Nevill R Nimmo T Wilson L Stewart
Secretary	Ms J Lamont
Charity number (Scotland)	SC043155
Company number	SC394148
Registered office	Geilsland Estate Geilsland Road Beith Ayrshire KA15 1HD
Auditor	William Duncan + Co (Audit) Ltd Ellersley House 30 Miller Road Ayr Ayrshire KA7 2AY
Bankers	Bank of Scotland 32 Eglinton Street Beith Ayrshire KA15 1AH
Solicitors	Holmes Mackillop 109 Douglas Street Glasgow G2 4HB Brodies LLP 110 Queen Street Glasgow G1 3BX

BEITH COMMUNITY DEVELOPMENT TRUST

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BEITH COMMUNITY DEVELOPMENT TRUST

CHAIRMAN'S STATEMENT

FOR THE YEAR ENDED 31 MARCH 2025

It is with real pride that I present this year's report as Chair of Beith Trust.

Over the last year, many people in our community have faced hard choices: heating or food, work or childcare, staying connected or staying afloat. In that context, the work of Beith Trust is increasingly impactful. Together, we are a steady presence in the middle of uncertainty: a warm space, a listening ear, a chance to take part, to learn, to contribute.

Strengthening enterprise, protecting our purpose

We have continued to invest in our enterprise activity – particularly Geilsland Enterprise and Beith Hive – because we know that relying solely on short-term grants is not sustainable. These social enterprises are not just income streams; they are places where local people work, volunteer, train, and build skills. They are also how we turn community-owned assets into community-owned opportunities, keeping wealth, decision-making, and benefits as local as possible.

Standing firm in a challenging economic climate

Rising living costs and reduced public services have shaped almost every decision we have made. We have seen more families seeking practical help, more people experiencing loneliness, and more young people needing spaces where they can be themselves. Through careful financial planning and a focus on what matters most, we have continued to offer quality services while reshaping our organisation for long-term resilience.

A vital part of this has been enabling connections at a community level – bringing neighbours, groups and services together in ways that reduce isolation and make support easier to reach.

By building new partnerships with local organisations, public sector, health professionals and community groups, we have been able to deepen our reach and impact, ensuring that people find the right help at the right time, often close to home.

The decision to restructure our staffing and strengthen our governance in 2024 was not taken lightly. It has required patience, trust, and a tremendous amount of work from the senior team. But it has also given us a clearer, more focused way of working, with strong foundations for the future.

Looking ahead together

In the coming year, we will focus on:

- Growing Geilsland Enterprise and Beith Hive Childcare so they can generate reliable income and good local jobs
- Deepening our support for families, children, and young people most affected by disadvantage
- Growing our befriending and wellbeing work to reduce isolation and loneliness
- Making the most of our community-owned assets – including our new renewable energy system – to model sustainable, climate-aware community development
- Continuing to listen to local people and involve them in shaping what we do next.

None of this would be possible without our members, volunteers, staff team and partners. On behalf of the Board, I want to thank you for your commitment, your creativity and your belief that Beith can – and should – be a place where everyone has the chance to thrive.

Robert Ferguson
Chairperson

Date: 18/12/2025

The Trustees present their annual report and financial statements for the Year ended 31 March 2025.

The financial statements have been prepared in accordance with the accounting policies set out in note 1 to the financial statements and comply with the trust's governing document, the Companies Act 2006 the Charities and Trustee Investment (Scotland) Act 2005, the Charities Accounts (Scotland) Regulations 2006, FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" and the Charities SORP "Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102)".

Objectives and activities

Beith Trust grew out of local people's determination to see their town and the wider Garnock Valley thrive. Community conversations in the late 2000s highlighted a shared belief that if land, buildings and opportunities were owned and shaped by local people, the whole community would benefit.

From the beginning, our purpose has been to support people in Beith and the wider Garnock Valley to live well – with access to opportunities, strong social connections, and places that feel safe, welcoming and hopeful.

We do this by:

- Creating and protecting community-owned assets
- Providing spaces and activities where people can connect, learn and contribute
- Working alongside local people to shift community conditions positively – tackling the drivers of poverty, inequality, isolation and poor health
- Developing social enterprises that create good local jobs, keep wealth in the community and generate income to sustain our charitable work

Our approach blends community ownership, social enterprise, and partnership working so that, over time, more people can genuinely live well locally.

Where we are rooted;

Beith Trust is rooted in Beith, with a growing role across the wider Garnock Valley.
Our main base is Geilsland Estate, a multifunctional community asset with event space, accommodation, offices and workspaces, green spaces and woodlands. Geilsland is the heart of our activity – a place where community events, work-related training, enterprise, skills development, learning, and outdoor projects all sit side by side.

We also manage Beith Astro, a central hub in the town with grass and synthetic pitches, outdoor play areas and community growing spaces. Beith Astro is a key site for sport, recreation and youth work, helping people of all ages to stay active, connected and involved.

To demonstrate our commitment to a vibrant town centre, we own 19 Main Street, a prominent high-street property currently rented to a local business. This presence reflects our belief that thriving high streets are essential to community wellbeing and to a local, circular economy.

Together, these assets allow us to host everything from children's activities and family support to volunteering, training, enterprise and events – many of them used by people from across the Garnock Valley.

The context we work in
Our work is shaped by the realities of life in Beith and across the Garnock Valley. While there is huge strength, community spirit and creativity, many residents face persistent challenges, including:

- Child and family poverty
- Fuel poverty and rising energy costs
- Food insecurity
- Mental health pressures and long waits for support
- Unemployment, insecure work and skills gaps
- Loneliness and isolation, especially for older adults and carers
- Health inequalities and poorer outcomes in more deprived areas
- Neglected or underused spaces and assets

Local data, including the Scottish Index of Multiple Deprivation (SIMD), shows that some parts of the Beith and the wider Garnock Valley fall within the most disadvantaged communities in Scotland, particularly in relation to income, employment, health and education.

Beith Trust exists to respond to this context. By combining community-owned assets, social enterprise, support services and strong local partnerships, we work with residents and partners to turn these challenges into opportunities – building a community that is more connected, confident and resilient year on year.

Our Charitable Objectives in Action

In 2025 we have leaned further into our role as a connector and partner within the Garnock Valley. As the Local Place Plan has taken shape, we have worked with community groups, public services and other organisations to turn shared ambitions into practical action on the ground.

Our buildings, programmes and social enterprises have acted as common platforms where collaborative partnerships can come together, test ideas and deliver joined-up support. From family support and play, to be friending, growing projects and events, we have tried to make it easier for people to access what they need close to home, and for organisations to work together rather than in isolation.

Advancing citizenship and community development in Beith
Charitable purpose
To advance citizenship and community development in Beith through the maintenance, regeneration and improvement of the community's physical, economic, social and cultural infrastructure.

What we focus on

- Managed Geilsland Estate, Beith Astro and 19 Main Street as community-owned assets, hosting events, childcare, youth work, growing projects, enterprise and community groups.
- Invested in long-term infrastructure – including renewable energy and building upgrades – so these assets remain warm, welcoming and affordable to run.
- Acted as a community anchor within the Garnock Valley, bringing partners together and supporting local planning and action through the Place Plan.

Advancing community participation in sport and physical activity

Charitable purpose
To advance community participation in sport and physical activity by providing local access (either free of cost or at reduced cost) to a varied range of opportunities, both formal and informal.

What we focus on

- Keeping Beith Astro busy throughout the week with formal and informal sport, play and recreation for all ages.
- Delivered inclusive programmes for children and young people – including holiday activities and play sessions – so that cost, ability and confidence were not barriers to taking part.
- Working with clubs, schools and partners across the Garnock Valley to widen access to local facilities and encourage lifelong healthy habits.

Advancing community health and wellbeing

Charitable purpose

To advance community health and wellbeing by promoting a culture of physical and mental wellbeing, providing opportunities to access expertise, knowledge, support and activities that result in lifelong healthy habits

What we focus on

We recognise that health is social: it's shaped as much by relationships, income, housing, and local services as by individual choices. Our approach is therefore relational and practical – combining safe spaces, social connection, information, and targeted support, particularly for people experiencing loneliness, low income, caring responsibilities, or poor mental health.

This year we:

- Offered befriending and regular contact for people at risk of loneliness and isolation, providing a listening ear and practical help when needed.
- Supported families under financial and emotional pressure, linking them to essentials, advice, and wider services through programmes such as Garnock Valley Helping Hands.
- Used our buildings and green spaces as safe, welcoming "third spaces" where people could spend time, join in, and feel part of community life.

Providing and managing recreational centres

Charitable purpose

To provide, operate and manage recreational centres providing facilities for sport, health, and physical and mental wellbeing, which may include healthy refreshment facilities.

What we focus on

We treat our places not just as buildings, but as platforms for community life – places where many different strands of our charitable purposes come together: sport, culture, learning, enterprise, support and celebration.

This year we:

- Ran Geilsland Estate as a multi-use community campus, hosting everything from weddings and gigs to training, play, youth work and volunteering.
- Maintained Beith Astro as a visible, town-centre hub for sport, play, growing and everyday gathering.
- Used our town-centre asset at 19 Main Street to support high-street vibrancy and future opportunities for local activity and enterprise.

Advancing education in health, wellbeing, sport and the environment

Charitable purpose

To advance education in the following fields: health, physical and mental wellbeing, sports education and the environment.

What we focus on

We see education as lifelong and practical – often taking place in community settings rather than classrooms. Our role is to create opportunities for people to gain knowledge, skills and confidence that they can apply in their own lives, families and communities.

This year we:

- Supported people to gain recognised qualifications and awards, often through practical, community-based programmes that build skills and confidence.
- Created informal learning opportunities for children, young people and adults through sport, arts, volunteering and group activities.
- Used our renewable energy system, growing spaces and outdoor projects as live examples of climate action and sustainability that people can see and learn from.

Preventing or relieving poverty through employability and support

Charitable purpose

The prevention or relief of poverty by providing employability-related education, coaching and training; and by supporting individuals affected by complex life situations to be equipped to interact with others, deal with hardship and undertake activities of meaningful purpose or employment.

What we focus on

We understand poverty as more than low income – it is about limited options and constrained choices. Our work therefore combines immediate relief (practical help when times are hard) with longer-term efforts to build skills, confidence, connections and good local jobs

This year we:

- Offered work, placements and volunteering in our social enterprises, giving people local experience in hospitality, events, childcare, maintenance, growing and more.
- Delivered skills and confidence-building activities, helping people move towards further learning, training or employment.
- Provided practical and relational support to individuals and families in hardship, standing alongside them as they navigated debt, low income, caring responsibilities or poor health.

Achievements and performance

Enterprise, Community Wealth Building and Infrastructure

Enterprise has become an increasingly important part of how Beith Trust delivers its charitable purposes. Our social businesses are not an add-on or a distraction from "the real work" – they are one of the main ways we create opportunities, build local resilience, and keep the benefits of economic activity within the community.

Over the last year, we have continued to develop Geilsland Enterprise, Beith Hive Childcare, and our wider trading activity as part of a deliberate community wealth-building approach.

In practice, this means:

Using community-owned assets productively

- Geilsland Estate, Beith Astro, and 19 Main Street are run as community assets that host hospitality, events, office and workspace rentals, sport, play, childcare, growing, and cultural activity. Income generated is reinvested into our charitable work and into maintaining and improving the assets themselves.

Creating decent local employment and volunteering roles

- Our enterprises provide employment in hospitality, events, caretaking, admin, youth work, outdoor work and more. They also create supported volunteering and placement opportunities, helping people build skills and confidence in real working environments close to home.

Keeping wealth circulating locally

- By buying from local suppliers where we can, commissioning local trades and hosting local businesses within our buildings, we help more of the money spent in the Garnock Valley stay in the Garnock Valley – supporting other organisations, families, and small firms.

Investing in climate-aware infrastructure

- Our ongoing investment in community-owned renewable energy – including a 150 kW solar and battery system – and in fabric and energy-efficiency upgrades across our sites is a practical way to cut running costs, protect services, reduce carbon emissions and future-proof key buildings so that they remain warm, affordable and welcoming community hubs for decades to come.

Providing platforms for others

- As our infrastructure has improved and strengthened, we have increasingly been able to act as a platform for other small businesses, enterprises and community groups, – offering space, support and partnership rather than trying to do everything ourselves. This is particularly important within our role in the 'Our Garnock Valley' Place Plan implementation group

Our role beyond Beith

Although our roots are firmly in Beith, our work increasingly operates at a Garnock Valley scale. The 'Our Garnock Valley' Local Place Plan describes a vision of a positive, forward-looking, connected Valley where people can Live Well Locally, with thriving town centres, strong community life, better health, and a leading role in tackling climate change.

Beith Trust contributes to this vision by:

- Acting as an anchor organisation in Beith – owning and operating key community assets, convening partner, and holding long-term responsibility for buildings and programmes.
- Providing shared infrastructure – buildings, green spaces, renewable energy, and social enterprises – that benefit not only Beith residents but people from across the Valley who use our facilities, attend events, or access support.
- Working in partnership with other community organisations, public sector partners, the Locality Partnership, and our local authority to design and deliver joined-up responses, rather than isolated projects.
- Sharing our learning and model with emerging trusts and groups in other Garnock Valley towns, so that over time, more places have their own strong community anchors with the capacity to deliver the Place Plan locally.

In short, our enterprise and infrastructure work is not separate from our social purpose – it is one of the main ways we deliver it. By combining community ownership, social enterprise, and strong partnerships, we are helping build a more resilient, fair, and climate-aware local economy in which people have a better chance of living well, close to home.

Acknowledgements

The Trustees of Beith Trust extend their heartfelt gratitude to all the organisations and individuals that have offered their unwavering support during the financial year.

Their remarkable flexibility and foresight in backing our evolving work as we adapted to our community's shifting priorities and needs have been invaluable.

We sincerely appreciate their commitment and partnership in our mission to serve and elevate our community.

In particular, we would like to mention:

- Scottish Government
- North Ayrshire Council
- Acorns to Trees
- Development Trust Association Scotland
- RobertsonTrust
- Energy Savings Trust
- British Science Association
- STV Children's Appeal
- People's Postcode Lottery
- Architectural Heritage Fund
- Local Energy Scotland
- Befriending Networks Cycling UK

Beith Trust's initiatives embody a change model crafted by the community, targeting the unique challenges of modem life as they impact the residents and locales of your area.

Additionally, a myriad of individuals, groups, clubs, and service entities are actively engaged within the community. Their involvement ranges from collaborating with Beith Trust to forming alliances with your organization or other entities. The dedication and ongoing commitment these community members demonstrate towards Beith are deserving of recognition and praise.

In particular we would like to thank and highlight the work of:

- Garnock Valley Locality Partnership
- Barrmill Community Association
- Barrmill Conservation Group
- Beith Health Centre & local Health Practitioners
- Dalry Community Council
- Beith Community Council
- Kilbirnie Community Council
- Beith Juniors Community Football Club
- Scottish Arts and Craft Fair
- St Bridget's Primary School
- Garnock Community Campus
- Beith Primary School
- Gateside Primary School
- Beith Young Farmers
- Garnock Rugby Club
- Beith Juniors FC
- Beith Skate and Play Park Initiative
- North Ayrshire Council Officers
- NA Health and Social Care Partnership
- NA Community links workers
- NAC Social Services
- Jolly Beggars Society
- Bridgend Community Association
- Beith & District Community Association
- Beith Community Council
- Trinity Travel Hub
- Café Solace Kilbirnie
- Dalry Community Development Hub
- Dalry Sports Club
- Dalry Mens Shed
- Garnock Valley Pipes and Drums
- Spark of Genius

Impact in numbers

Over the year, 1,278 members and 1,547 individual attendees took part in Beith Trust activities and services. Together they made 58,326 attendances, showing that people are choosing to spend their time in community spaces that feel welcoming, safe and purposeful.

Our work was powered by 78 volunteers, who contributed 3,623 hours of their time, skills and energy. Alongside this, people built their skills and confidence through 226 accredited courses and work-related training awards.
We supported 267 families with practical help when it mattered most, and carried out 713 friendship calls and 1,529 wellbeing actions to help people feel less isolated and more connected. There were 32 positive progressions into education, training or employment-related pathways, reflecting the difference that sustained support, enterprise activity and volunteering opportunities can make to people's futures.

Financial review

This year has been a transformational period for Beith Trust, marked by strategic investment and significant progress in advancing our mission of community engagement, empowerment, and enterprise. Despite a challenging economic and funding climate, our commitment to sustainability, innovation and long-term impact has remained steady.

For the year ending 31 March 2025, the Statement of Financial Activities reports a deficit of £20,132 (2024: £104,061 deficit). This reflects a deliberate decision to invest in key initiatives designed to strengthen Beith Trust's long-term sustainability, rather than short-term cost-cutting.

At 31 March 2025, the Trust's total reserves stood at £1,872,281 (2024: £1,892,373), comprising unrestricted reserves of £2,846 (2024: £69,117) and restricted reserves of £1,869,435 (2024: £1,823,256). This is mainly due to strategic investment in our new trading subsidiaries and associated development work.

Strategic investment in enterprise

During the year, we continued to invest significantly in:

- Beith Hive – addressing a gap in out-of-school childcare provision in the Garnock Valley, supporting families to work and study, and creating new local employment and volunteering opportunities.
- Geilsland Enterprise – using our community-owned assets to grow social enterprise activity, generate sustainable income, and support the organisation's operational resilience.

This was the first full operational year for the trading subsidiary Beith Hive Childcare Ltd. They are central to our community wealth- building approach: turning community-owned assets into jobs, services, and income that are reinvested locally. These investments required substantial staff and volunteer effort and temporarily reduced short-term capacity, but they have laid a stronger foundation for future financial and social impact.

We also continued to work closely with grant and trust funders, whose ongoing support reflects a shared commitment to addressing local challenges and enables us to innovate, adapt and respond to emerging needs.

Reserves and financial resilience.

Financial resilience remains a key priority for the Trustees. Our policy is to build and maintain free reserves equivalent to approximately three months of core expenditure, providing a safety net that protects essential services and allows us to take opportunities when they arise

In 2024/25, free reserves reduced to £2,846 for the trust at year-end, reflecting a deliberate programme of strategic investment, including the first full operational year of our trading subsidiaries and associated development work. Alongside cash reserves, the Trustees also take a wider view of resilience: the Group holds significant community-owned assets (tangible assets of £1,836,723) which under pin service delivery and income generation, with year-end cash at the bank of £226,827.

The Trustees remain focused on rebuilding free reserves through careful management, income generation and targeted fundraising, while stewarding our asset base for long-term sustainability.

We recognize that strong finances are essential if we are to be a reliable, long-term presence in the Garnock Valley. At the same time, we are clear that financial achievement on its own is not enough: its real value lies in what it enables for local people–keeping spaces open, services running and opportunities growing.

Alongside these financial investments, we have continued to strengthen our internal systems to manage growth and infrastructure investments effectively. This has included improving financial planning and reporting, tightening project and asset management processes, and embedding clearer roles, policies, and procedures across the organisation. These changes mean we are better placed to plan and deliver future capital projects, make informed investment decisions, and ensure that our community-owned assets remain well-managed, safe, and sustainable for the long term.

In summary, this year's financial results reflect both the cost and the benefit of strategic development. While reserves have reduced, the Trustees believe that combining our unrestricted reserves, our community-owned assets and a forward-looking financial strategy provides a strong platform for the future. We are confident that the investments made have increased our capacity to adapt, innovate and deliver meaningful impact for the Garnock Valley community.

We thank our members, funders and partners for their continued trust and support as we continue to invest in our people, our community and Beith Trust's long-term sustainability.

Structure, governance and management

Legal structure
Beith Community Development Trust ("Beith Trust") is a company limited by guarantee, incorporated in 2011 and registered as a Scottish charity on 15 May 2012. Our Memorandum and Articles of Association govern us.

- Company registration number: SC394148
- Scottish charity number: SC043155

Our main operational base is Geilsland Estate, supported by Beith Astro and 19 Main Street, which together form the core infrastructure from which we deliver our charitable purposes.

Governance – the Board of Trustees
The governing body is the Board of Trustees. Trustees of Beith Trust are also Directors under the Companies Act. The Board is responsible for:

- Setting the strategic direction of the charity
- Ensuring that our activities remain aligned to our charitable purposes
- Overseeing financial sustainability, risk and reserves
- Holding the Chief Executive and senior team to account for delivery and performance

At 31 March 2025 there were 8 Trustees. Under our Articles, the Board can have up to 11 directors, of whom no more than 7 are Member Directors (elected from the membership) and no more than 4 are Co-opted Directors
The Board meets at least four times a year, with additional sessions or away days as required. It has one standing committee – the Finance Subgroup – and can create other time-limited subcommittees when specific issues or projects require focused oversight.

Management and operations
The Board delegates day-to-day management of Beith Trust to the Chief Executive, supported by a Senior Management Team (SMT). The SMT reports to the Board at least every two months, providing updates on programmes, finance, risk, staffing, and strategic priorities.

The Senior Management Team currently comprises:

- Jane Lamont
- Dorothy Turney
- Michelle Docherty

The Finance Subgroup meets around every six weeks. Its role is to:

- Scrutinise management accounts, budgets and forecasts
- Review reserves management, internal financial controls and financial risk
- Monitor compliance with relevant laws, regulations and good practice
- Receive reports on operational matters and ensure the implementation of Board decisions

Membership of the Finance Subgroup currently includes trustees and senior staff, providing a mix of governance oversight and operational insight.

The Trustees, who are also the directors for the purpose of company law, and who served during the Year and up to the date of signature of the financial statements were:

R Ferguson	
I Ewan McRae	
S McNee	
K Nelson	
W Nevill	
R Nimmo	
J Watt	(Resigned 30 May 2025)
T Wilson	
L Stewart	(Appointed 30 May 2025)

Recruitment and appointment of trustees

Trustees are drawn from our membership and, where appropriate, co-opted to bring in specific skills and perspectives. To ensure that the interests and aspirations of local people remain at the heart of Beith Trust, the majority of Trustees must live in Beith, as defined by postcodes KA15 and KA14, and be nominated from the membership and elected at the AGM.

When vacancies arise we;

- Advertise openly and welcome nominations from members, volunteers, partners and staff
- Seek a diverse and complementary mix of skills and experience, recognising the dynamics of a rural area
- Meet prospective Trustees (Chair, Chief Executive, and existing Trustees) and invite them to visit our sites and projects
- Provide an induction that covers our charitable purposes, strategy, safeguarding, governance and finances.

The Trustees are collectively responsible for ensuring that Beith Trust is well governed and delivers public benefit in line with its charitable purposes. This includes setting the strategic direction, overseeing financial sustainability and risk, and providing active oversight of safeguarding and child protection, including safer recruitment and appropriate Disclosure/PVG checks for Trustees, staff and volunteers.

Risk Management

The Trustees are responsible for maintaining effective systems of control to protect people, assets and the reputation of Beith Trust. Risk is reviewed regularly by the Senior Management Team, the Finance Subgroup and the Board, using an organisational risk register which is updated and reported on throughout the year. Risk is considered alongside budgeting, planning and significant investment decisions so that the charity can respond quickly to changing circumstances while remaining financially and operationally resilient.

We monitor a small number of key risk areas:

- Finance and assets – income volatility, inflationary pressures, reserves and the stewardship of community-owned buildings and infrastructure
- People and operations – staff and volunteer capacity, health and safety, and the safe delivery of activities and events
- Safeguarding and wellbeing – the safety of children, young people and adults at risk, and the wellbeing of those who use or deliver our services
- Information and systems – data protection, confidentiality, cyber security and reliance on key systems
- Reputation and compliance – meeting legal and regulatory requirements and maintaining the confidence of our community, partners and funders

Where significant risks are identified, controls and mitigating actions are agreed, implemented and monitored. The aim is not to avoid all risk, but to take well-judged risks in pursuit of our charitable purposes.

Safeguarding and child protection

Safeguarding is a core responsibility of the Board and a central part of trustee induction. Trustees receive information on our safeguarding and child protection arrangements, including key policies, reporting routes and their oversight role.

Operationally, we:

- Maintain safeguarding and child protection policies covering all staff, volunteers and trustees
- Use safer recruitment procedures, including appropriate Disclosure/PVG checks for trustees, staff and volunteers involved in regulated work
- Provide regular training and updates for those working directly with children, young people and adults at risk
- Operate clear procedures for raising, recording and responding to concerns, including escalation to statutory agencies where required

Together, our approach to risk management and safeguarding is designed to ensure that Beith Trust remains a safe, resilient and trustworthy organisation, able to protect people from harm while continuing to deliver meaningful change in our community.

Auditor

In accordance with the company's articles, a resolution proposing that William Duncan + Co (Audit) Ltd be reappointed as auditor of the company will be put at a General Meeting.

The Trustees' report was approved by the Board of Trustees.

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R Ferguson

Trustee

Date: 18/12/2025

BEITH COMMUNITY DEVELOPMENT TRUST

STATEMENT OF TRUSTEES' RESPONSIBILITIES

FOR YEAR ENDED 31 MARCH 2025

The Trustees, who are also the directors of Beith Community Development Trust for the purpose of company law, are responsible for preparing the Trustees' Report and the financial statements in accordance with applicable law and United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice).

Company 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 and of the incoming resources and application of resources, including the income and expenditure, of the charitable company for that Year.

In preparing these financial statements, the Trustees are required to:
- select suitable accounting policies and then apply them consistently;
- observe the methods and principles in the Charities SORP;
- make judgements and estimates that are reasonable and prudent; and
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the will continue in operation.

The Trustees are responsible for keeping adequate accounting records that disclose with reasonable accuracy at any time the financial position of the and enable them to ensure that the financial statements comply with the Companies Act 2006, the Charities and Trustee Investment (Scotland) Act 2005 and the Charities Accounts (Scotland) Regulations 2006. They are also responsible for safeguarding the assets of the and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

Opinion

We have audited the financial statements of Beith Community Development Trust (the parent charitable company) and its subsidiaries (the group) for the Year ended 31 March 2025 which comprise the statement of financial activities, the balance sheet, the statement of cash flows and the related notes to the financial statements, including significant accounting policies. The financial reporting framework that has been applied in their preparation is applicable law and United Kingdom Accounting Standards, including Financial Reporting Standard 102 *The Financial Reporting Standard applicable in the UK and Republic of Ireland* (United Kingdom Generally Accepted Accounting Practice).

In our opinion, the financial statements:

- give a true and fair view of the state of the groups and the parent charitable company's affairs as at 31 March 2025 and of the group's and the parent charitable company's incoming resources and application of resources including its income and expenditure, for the year then ended;
- have been properly prepared in accordance in accordance with United Kingdom Generally Accepted Accounting Practice; and
- have been prepared in accordance with the Companies Act 2006; and the Charities and Trustee Investment (Scotland) Act 2005 and regulations 8 of the Charities Accounts (Scotland) Regulations 2006 (as amended).

Basis for opinion

We conducted our audit in accordance with International Standards on Auditing (UK) (ISAs (UK)) and applicable law. Our responsibilities under those standards are further described in the *Auditor's responsibilities for the audit of the financial statements* section of our report. We are independent of the group and parent charitable company in accordance with the ethical requirements that are relevant to our audit of the financial statements in the UK, including the FRC's Ethical Standard, and we have fulfilled our other ethical responsibilities in accordance with these requirements. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

Conclusions relating to going concern

In auditing the financial statements, we have concluded that the Trustees' use of the going concern basis of accounting in the preparation of the financial statements is appropriate.

Based on the work we have performed, we have not identified any material uncertainties relating to events or conditions that, individually or collectively, may cast significant doubt about the group's or parent charitable company's ability to continue as a going concern for a period of at least twelve months from when the financial statements are authorised for issue.

Our responsibilities and the responsibilities of the Trustees with respect to going concern are described in the relevant sections of this report.

Other Information

The other information comprises the information included in the annual report other than the financial statements and our auditor's report thereon. The Trustees are responsible for the other information contained within the annual report. Our opinion on the financial statements does not cover the other information and we do not express any form of assurance conclusion thereon. Our responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the financial statements or our knowledge obtained in the course of the audit, or otherwise appears to be materially misstated. If we identify such material inconsistencies or apparent material misstatements, we are required to determine whether this gives rise to a material misstatement in the financial statements themselves. If, based on the work we have performed, we conclude that there is a material misstatement of this other information, we are required to report that fact.

We have nothing to report in this regard.

Opinions on other matters prescribed by the Companies Act 2006
In our opinion, based on the work undertaken in the course of the audit:

- the information given in the trustees' report for the financial year for which the financial statements are prepared, which includes the directors' report prepared for the purposes of company law, is consistent with the financial statements; and
- the directors' report included within the Trustees report has been prepared in accordance with applicable legal requirements.

Matters on which we are required to report by exception
In the light of our knowledge and understanding of the group and parent charitable company and its environment obtained in the course of the audit, we have not identified material misstatements in the directors report including the trustee report.

We have nothing to report in respect of the following matters where the Companies Act 2006 and the Charities Accounts (Scotland) Regulations 2006 requires us to report to you if, in our opinion:

- adequate and proper accounting records have not been kept by the parent charitable company, or returns adequate for our audit have not been received from branches not visited by us; or
- the parent charitable company's financial statements are not in agreement with the accounting records and returns; or
- certain disclosures of trustees' remuneration specified by law are not made; or
- we have not received all the information and explanations we require for our audit; or
- the trustees were not entitled to prepare the financial statements in accordance with the small companies regime and take advantage of the small companies' exemptions in preparing the trustee report and from the requirement to prepare a strategic report.

Responsibilities of Trustees
As explained more fully in the statement of Trustees' responsibilities, the Trustees, who are also the directors of the for the purpose of company law, are responsible for the preparation of the financial statements and for being satisfied that they give a true and fair view, and for such internal control as the Trustees determine is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error. In preparing the financial statements, the Trustees are responsible for assessing the group and charitable company's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the Trustees either intend to liquidate the group or the parent charitable company or to cease operations, or have no realistic alternative but to do so.

Auditor's responsibilities for the audit of the financial statements
We have been appointed as auditor under section 44(1)(c) of the Charities and Trustee Investment (Scotland) Act 2005 and report in accordance with the Act and relevant regulations made or having effect thereunder.

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not a guarantee that an audit conducted in accordance with ISAs (UK) will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statements.

INDEPENDENT AUDITOR'S REPORT (CONTINUED)

TO THE TRUSTEES OF BEITH COMMUNITY DEVELOPMENT TRUST

The extent to which our procedures are capable of detecting irregularities, including fraud, is detailed below.

- Enquiry of management, those charged with governance and the entity's solicitors (or in-house legal team) around actual and potential litigation and claims.
- Enquiry of entity staff in tax and compliance functions to identify any instances of non-compliance with laws and regulations.
- Reviewing minutes of meetings of those charged with governance.
- Reviewing internal audit reports.
- Reviewing financial statement disclosures and testing to supporting documentation to assess compliance with applicable laws and regulations.

Because of the inherent limitations of an audit, there is a risk that we will not detect all irregularities, including those leading to a material misstatement in the financial statements or non-compliance with regulation. This risk increases the more that compliance with a law or regulation is removed from the events and transactions reflected in the financial statements, as we will be less likely to become aware of instances of non-compliance. The risk is also greater regarding irregularities occurring due to fraud rather than error, as fraud involves intentional concealment, forgery, collusion, omission or misrepresentation.

A further description of our responsibilities is available on the Financial Reporting Council's website at: https://www.frc.org.uk/auditorsresponsibilities. This description forms part of our audit report.

Use of our report
This report is made solely to the charity's trustees, as a body, in accordance with 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 auditor's 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 the charity's trustees as a body, for our audit work, for this report, or for the opinions we have formed.

David Young

Mr David Young (Senior Statutory Auditor)
For and on behalf of William Duncan + Co (Audit) Ltd
Statutory Auditor
Ellersley House
30 Miller Road Ayr
Ayrshire
KA7 2AY

Date: 18/11/2025

William Duncan + Co (Audit) Ltd is eligible for appointment as auditor of the by virtue of its eligibility for appointment as auditor of a company under section 1212 of the Companies Act 2006.

BEITH COMMUNITY DEVELOPMENT TRUST

CONSOLIDATED STATEMENT OF FINANCIAL ACTIVITIES INCLUDING INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 31 MARCH 2025

	Note	2025 Unrestricted Funds £	2025 Restricted Funds £	2025 Trading subsidiaries £	2025 Total Funds £	2024 Total Funds £
Income from:						
Donations and legacies	3	11,204	485,689	-	496,893	576,019
Other trading activities	4	96,296	-	-	96,296	125,197
Investment income	5	202,584	-	-	202,584	119,383
Turnover of trading subsidiaries	4	-	-	65,484	65,484	10,000
Total Income		310,084	485,689	65,484	861,257	830,599
Expenditure on:						
Raising funds	6	10,680	-	-	10,680	15,374
Charitable activities	7	365,675	439,510	-	804,685	919,286
Trading costs of subsidiaries	7	-	-	66,024	66,024	-
Total Expenditure		376,355	439,510	66,024	881,889	934,660
Net income / (expenditure)	9	(66,271)	46,179	(540)	(20,632)	(104,061)
Transfers between funds		-	-	-	-	-
Net movement in funds		(66,271)	46,179	(540)	(20,632)	(104,061)
Reconciliation of funds:						
Total funds at 1 April 2024		69,117	1,823,256	10,000	1,902,373	2,006,434
Total funds at 31 March 2025		2,846	1,869,435	9,460	1,881,741	1,902,373

All incoming resources and resources expended derive from continuing activities.

The statement of financial activities includes all recognised gains and losses in the current year.
The statement of financial activities also complies with the requirement for an income and expenditure account under the Companies Act 2006.

The notes on pages 23 to 40 form part of these financial statements

BEITH COMMUNITY DEVELOPMENT TRUST

COMPARATIVE CONSOLIDATED STATEMENT OF FINANCIAL ACTIVITIES INCLUDING INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 31 MARCH 2024

	Note	2024 Unrestricted funds £	2024 Restricted funds £	2024 Trading subsidiaries £	2024 Total Funds £
Income from:					
Donations and legacies	3	54,189	521,830	-	576,019
Other trading activities	4	125,197	-	-	125,197
Investment income	5	119,383	-	-	119,383
Turnover of trading subsidiaries	4	-		10,000	10,000
Total Income		298,769	521,830	10,000	830,599
Expenditure on:					
Raising funds	6	15,374	-	-	15,374
Charitable activities	7	411,735	507,551	-	919,286
Trading costs of subsidiaries	7	-	-	-	-
Total Expenditure		427,109	507,551	-	934,660
Net income / (expenditure)	9	(128,340)	14,279	10,000	(104,061)
Transfers between funds		8,000	(8,000)	-	-
Net movement in funds		(120,340)	6,279	10,000	(104,061)
Reconciliation of funds:					
Total funds at 1 April 2023		189,457	1,816,977	-	2,006,434
Total funds at 31 March 2024		69,117	1,823,256	10,000	1,902,373

All incoming resources and resources expended derive from continuing activities.

The statement of financial activities includes all recognised gains and losses in the current year.
The statement of financial activities also complies with the requirement for an income and expenditure account under the Companies Act 2006.

The notes on pages 23 to 40 form part of these financial statements

BEITH COMMUNITY DEVELOPMENT TRUST

CHARITABLE COMPANY STATEMENT OF FINANCIAL ACTIVITIES INCLUDING INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 31 MARCH 2025

	Notes	Unrestricted funds 2025 £	Restricted funds 2025 £	Total 2025 £	Unrestricted funds 2024 £	Restricted funds 2024 £	Total 2024
Income from:							
Donations and legacies	3	11,204	485,689	496,893	54,189	521,830	576,019
Other trading activities	4	96,296	-	96,296	125,197	-	125,197
Investments	5	202,584	-	202,584	119,383	-	119,383
Total income		310,084	485,689	795,773	298,769	521,830	820,599
Expenditure on:							
Raising funds	6	10,680	-	10,680	15,374	-	15,374
Charitable activities	7	365,675	439,510	804,685	411,735	507,551	919,286
Total expenditure		376,355	439,510	815,365	427,109	507,551	934,660
Net income/(expenditure)		(66,271)	46,179	(20,092)	(128,340)	14,279	(114,061)
Transfers between funds		-	-	-	8,000	(8,000)	
Net movement in funds	9	(66,271)	46,179	(20,092)	(120,340)	6,279	(114,061)
Reconciliation of funds: Fund balances at 1 April 2024		69,117	1,823,256	1,892,373	189,457	1,816,977	2,006,434
Fund balances at 31 March *2025*		2,846	1,869,435	1,872,281	69,117	1,823,256	1,892,373

The statement of financial activities includes all gains and losses recognised in the Year. All income and expenditure derive from continuing activities.

BEITH COMMUNITY DEVELOPMENT TRUST

CONSOLIDATED BALANCE SHEET
AS AT 31 MARCH 2025

	Notes	2025 £	2025 £	2024 £	2024 £
Fixed assets					
Tangible assets	13		1,836,723		1,877,853
			1,836,723		1,877,853
Current assets					
Debtors	15	79,528		93,301	
Cash at bank and in hand		226,827		162,990	
		306,355		256,291	
Creditors: amounts falling due within one year	17	(155,178)		(104,062)	
Net current assets			151,177		152,229
Total assets less current liabilities			1,987,900		2,030,082
Creditors: amounts falling due after more than one year	18		(106,159)		(127,709)
Net assets			1,881,741		1,902,373
The funds of the					
Restricted income funds	20		1,869,435		1,823,256
Unrestricted funds	21		12,306		79,117
			1,881,741		1,902,373

These financial statements have been prepared in accordance with the provisions applicable to companies subject to the small companies regime.

The financial statements were approved by the Trustees on 18/12/2025

R Ferguson
Trustee

Company registration number SC394148 (Scotland)

BEITH COMMUNITY DEVELOPMENT TRUST

COMPANY BALANCE SHEET

AS AT 31 MARCH 2025

	Notes	2025 £	2025 £	2024 £	2024 £
Fixed assets					
Tangible assets	13		1,835,613		1,877,853
Investments	14		1		-
			1,835,614		1,877,853
Current assets					
Debtors	15	71,929		93,301	
Cash at bank and in hand		157,361		152,990	
		229,290		246,291	
Creditors: amounts falling due within one year	17	(86,464)		(104,062)	
Net current assets			142,826		142,229
Total assets less current liabilities			1,978,440		2,020,082
Creditors: amounts falling due after more than one year	18		(106,159)		(127,709)
Net assets			1,872,281		1,892,373
The funds of the					
Restricted income funds	20		1,869,435		1,823,256
Unrestricted funds	21		2,846		69,117
			1,872,281		1,892,373

These financial statements have been prepared in accordance with the provisions applicable to companies subject to the small companies regime.

The financial statements were approved by the Trustees on 18/12/2025

R Ferguson
Trustee

Company registration number SC394148 (Scotland)

BEITH COMMUNITY DEVELOPMENT TRUST

CONSOLIDATED STATEMENT OF CASH FLOWS

FOR THE YEAR ENDED 31 MARCH 2025

	Notes	2025		2024	
		£	£	£	£
Cash flows from operating activities					
Cash absorbed by operations	25		(44,456)		(105,624)
Investing activities					
Purchase of tangible fixed assets		(75,278)		(176,152)	
Investment income received		202,584		119,383	
Net cash generated from/(used in) investing activities			127.306		(56,769)
Financing activities					
Proceeds from borrowings		3,710		-	
Repayment of borrowings		(22,723)		(16,168)	
Net cash used in financing activities			(19,013)		(16,168)
Net increase/(decrease) in cash and cash equivalents			63,837		(178,561)
Cash and cash equivalents at beginning of Year			162,990		341,551
Cash and cash equivalents at end of Year			226,827		162,990

BEITH COMMUNITY DEVELOPMENT TRUST

COMPANY STATEMENT OF CASH FLOWS

FOR THE YEAR ENDED 31 MARCH 2025

	Notes	2025 £	2025 £	2024 £	2024 £
Cash flows from operating activities					
Cash absorbed by operations	25		(105,221)		(115,624)
Investing activities					
Purchase of tangible fixed assets		(73,978)		(176,152)	
Purchase of investments		(1)		-	
Investment income received		202,584		119,383	
Net cash generated from/(used in) investing activities			128,605		(56,769)
Financing activities					
Proceeds from borrowings		3,710		-	
Repayment of borrowings		(22,723)		(16,168)	
Net cash used in financing activities			(19,013)		(16,168)
Net increase/(decrease) in cash and cash equivalents			4,371		(188,561)
Cash and cash equivalents at beginning of Year			152,990		341,551
Cash and cash equivalents at end of Year			157,361		152,990

1 Accounting policies

Charity information
Beith Community Development Trust is a private company limited by guarantee incorporated in Scotland. The registered office is Geilsland Estate, Geilsland Road, Beith, Ayrshire, KA15 1HD.

1.1 Accounting convention
The financial statements have been prepared in accordance with the 's governing document, the Companies Act 2006 the Charities and Trustee Investment (Scotland) Act 2005, the Charities Accounts (Scotland) Regulations 2006, FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" and the Charities SORP "Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102)". The is a Public Benefit Entity as defined by FRS 102.

The financial statements are prepared in sterling, which is the functional currency of the . Monetary amounts in these financial statements are rounded to the nearest £.

The financial statements have been prepared under the historical cost convention. The principal accounting policies adopted are set out below.

1.2 Basis of Consolidation
The consolidated financial statements incorporate the results of Beith Community Development Trust and its subsidiaries undertaking, Beith Hive Childcare Ltd and Geilsland Enterprise Ltd, as at 31 March 2025, using the acquisition method of accounting. The results of the subsidiaries undertaking are included from the date of acquisition.

1.3 Going concern
At the time of approving the financial statements, the Trustees have a reasonable expectation that the charitable group has adequate resources to continue in operational existence for the foreseeable future. Thus the Trustees continue to adopt the going concern basis of accounting in preparing the financial statements.

1.4 Charitable funds
Unrestricted funds are available for use at the discretion of the Trustees in furtherance of their charitable objectives.

Restricted funds are subject to specific conditions by donors or grantors as to how they may be used. The purposes and uses of the restricted funds are set out in the notes to the financial statements.

1.5 Income
All incoming resources are included in the Statement of Financial Activities when the charity is legally entitled to it after any performance conditions have been met, the amounts can be measured reliably, and it is probable that income will be received. The following specific policies are applied to particular categories of income:

- Voluntary income is received by way of grants and donations which are included in full in the Statement of Financial Activities when receivable. Grants, where entitlement is not conditional on the delivery of a specific performance by the charity, are recognised when the charity becomes unconditionally entitled to the grant.

- Investment income is included when receivable

1 Accounting policies **(Continued)**

- Incoming resources from revenue grants are recognised in the SOFA when the charity has entitlement. Capital grants are also recognised in the SOFA when the charity has entitlement; both are credited to reserves as appropriate to the nature and conditions attaching to the grant.

1.6 Expenditure

Expenditure is recognised once there is a legal or constructive obligation to transfer economic benefit to a third party, it is probable that a transfer of economic benefits will be required in settlement, and the amount of the obligation can be measured reliably.

Expenditure is classified by activity. The costs of each activity are made up of the total of direct costs and shared costs, including support costs involved in undertaking each activity. Direct costs attributable to a single activity are allocated directly to that activity. Shared costs which contribute to more than one activity and support costs which are not attributable to a single activity are apportioned between those activities on a basis consistent with the use of resources. Central staff costs are allocated on the basis of time spent, and depreciation charges are allocated on the portion of the asset's use.

Resources expended are included in the Statement of Financial Activities on an accrual's basis. All costs are allocated between the expenditure categories of the Statement of Financial Activities on a basis designed to reflect the use of the resource. Costs relating to a particular activity are allocated directly to others are apportioned on an appropriate basis, for example, floor areas, estimated usage or staff time.

1.7 Tangible fixed assets

Tangible fixed assets are initially measured at cost and subsequently measured at cost or valuation, net of depreciation and any impairment losses.

Depreciation is recognised so as to write off the cost or valuation of assets less their residual values over their useful lives on the following bases:

Freehold land and buildings	4% on revalued amount
Plant and machinery	25% on reducing balance
Fixtures and fittings	25% on reducing balance
Computers	33% on reducing balance
Motor vehicles	25% on cost
Improvements to property	4% on costs

The gain or loss arising on the disposal of an asset is determined as the difference between the sale proceeds and the carrying value of the asset, and is recognised in the statement of financial activities.

1.8 Impairment of fixed assets

At each reporting end date, the reviews the carrying amounts of its tangible assets to determine whether there is any indication that those assets have suffered an impairment loss. If any such indication exists, the recoverable amount of the asset is estimated in order to determine the extent of the impairment loss (if any).

1.9 Cash and cash equivalents

Cash and cash equivalents include cash in hand, deposits held at call with banks, other short-term liquid investments with original maturities of three months or less, and bank overdrafts. Bank overdrafts are shown within borrowings in current liabilities.

1 Accounting policies ***(Continued)***

1.10 Financial instruments

The Trust has elected to apply the provisions of Section 11 'Basic Financial Instruments' and Section 12 'Other Financial Instruments Issues' of FRS 102 to all of its financial instruments.

Financial instruments are recognised in the trust's balance sheet when the becomes party to the contractual provisions of the instrument.

Financial assets and liabilities are offset, with the net amounts presented in the financial statements, when there is a legally enforceable right to set off the recognised amounts and there is an intention to settle on a net basis or to realise the asset and settle the liability simultaneously.

Basic financial assets

Basic financial assets, which include debtors and cash and bank balances, are initially measured at transaction price including transaction costs and are subsequently carried at amortised cost using the effective interest method unless the arrangement constitutes a financing transaction, where the transaction is measured at the present value of the future receipts discounted at a market rate of interest. Financial assets classified as receivable within one year are not amortised.

Basic financial liabilities

Basic financial liabilities, including creditors and bank loans are initially recognised at transaction price unless the arrangement constitutes a financing transaction, where the debt instrument is measured at the present value of the future payments discounted at a market rate of interest. Financial liabilities classified as payable within one year are not amortised.

Debt instruments are subsequently carried at amortised cost, using the effective interest rate method.

Trade creditors are obligations to pay for goods or services that have been acquired in the ordinary course of operations from suppliers. Amounts payable are classified as current liabilities if payment is due within one year or less. If not, they are presented as non-current liabilities. Trade creditors are recognised initially at transaction price and subsequently measured at amortised cost using the effective interest method.

Derecognition of financial liabilities

Financial liabilities are derecognised when the 's contractual obligations expire or are discharged or cancelled.

1.11 Employee benefits

The cost of any unused holiday entitlement is recognised in the period in which the employee's services are received.

Termination benefits are recognised immediately as an expense when the is demonstrably committed to terminate the employment of an employee or to provide termination benefits.

1.12 Retirement benefits

Payments to defined contribution retirement benefit schemes are charged as an expense as they fall due.

2 Critical accounting estimates and judgements

In the application of the trust's accounting policies, the Trustees are required to make judgements, estimates and assumptions about the carrying amount of assets and liabilities that are not readily apparent from other sources. The estimates and associated assumptions are based on historical experience and other factors that are considered to be relevant. Actual results may differ from these estimates.

The estimates and underlying assumptions are reviewed on an ongoing basis. Revisions to accounting estimates are recognised in the period in which the estimate is revised where the revision affects only that period, or in the period of the revision and future periods where the revision affects both current and future periods.

3 Income from donations and legacies

	Unrestricted funds 2025 £	Restricted funds 2025 £	Total 2025 £	Unrestricted funds 2024 £	Restricted funds 2024 £	Total 2024 £
Donations and gifts	1,550	-	1,550	8,721	-	8,721
Grants	9,654	485,689	495,343	45,468	521,830	567,298
	11,204	485,689	496,893	54,189	521,830	576,019

BEITH COMMUNITY DEVELOPMENT TRUST

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2025

3 Income from donations and legacies **(Continued)**

	Unrestricted funds 2025 £	Restricted funds 2025 £	Total 2025 £	Unrestricted funds 2024 £	Restricted funds 2024 £	Total 2024 £
Grants						
Medium Grants Scotland - Community Led	-	-	-	-	43,029	43,029
DTAS	-	-	-	11,200	9,000	20,200
Robertson Trust	-	21,000	21,000	2,000	14,000	16,000
Scottish Government	-	108,707	108,707	-	119,860	119,860
North Ayrshire Council - Community Development Support	-	-	-	-	4,000	4,000
Local Energy Scotland - Cares	-	15,884	15,884	-	41,124	41,124
SFA	-	-	-	-	69,846	69,846
Big Lottery - Youthstart	-	41,629	41,629	-	34,650	34,650
Acorns2Trees	-	47,287	47,287	-	32,432	32,432
SCVO - CLD Fund	-	-	-	-	13,480	13,480
Social Isolation & Impact Funding	-	23,630	23,630	-	15,947	15,947
NAC - Parental Employment	18,424	73,012	91,436	4,768	31,039	35,807
NAC - Beith Hive	-	-	-	1,500	-	1,500
NAC - Wellbeing	-	-	-	-	1,000	1,000
NAC - UKSPF	-	-	-	-	21,100	21,100
NAC - Summer Youth	-	-	-	6,000	-	6,000
NAC - Community Renewable Energy	-	-	-	-	3,150	3,150
NAC - Beith Hive	(10,000)	-	(10,000)	20,000	-	20,000
TACT	-	-	-	-	30,000	30,000
EB Scotland - Scottish Landfill	-	-	-	-	30,173	30,173
Aston Food Project	-	-	-	-	3,000	3,000
Foundation Scotland Music	-	-	-	-	5,000	5,000
Cyclist Club	-	38,100	38,100	-	-	-
NAC - Geilsland Hall	-	58,505	58,505	-	-	-
NAC - WFWF	-	52,500	52,500	-	-	-
NAC - Finance Training	-	4,435	4,435	-	-	-
Lidl Toy Campagne	230	-	230	-	-	-
British Science	-	1,000	1,000	-	-	-
Postcode Lottery Sported Foundation	1,000	-	1,000	-	-	-
	9,654	485,689	495,343	45,468	521,830	567,298

4 Income from other trading activities

	Unrestricted funds 2025 £	Unrestricted Funds 2024 £
Astro income	52,638	51,012
Fundraising events	-	5,465
Other income	43,658	68,720
Trading Subsidiary – Beith Hive Childcare Ltd	65,484	10,000
Other trading activities	161,780	135,197

5 Income from investments

	Unrestricted funds 2025 £	Unrestricted Funds 2024 £
Rent received	202,584	119,383

6 Expenditure on raising funds

	Unrestricted funds 2025 £	Unrestricted Funds 2024 £
Fundraising and publicity		
Staging fundraising events	10,680	15,374

7 Expenditure on charitable activities

	Charitable activities 2025	Charitable activities 2024
	£	£
Direct costs		
Staff costs	363,374	461,107
Depreciation and impairment	116,220	116,982
Rent, rates and insurance	44,610	23,890
Light and heat	59,574	79,934
Telephone	4,632	5,167
Advertising	12,191	836
Sundries	-	2,013
Equipment	13,864	14,471
Repairs and renewals	87,783	61,360
Resources and materials	39,627	107,644
Volunteer expenses	2,201	10,739
Subscriptions	9,301	5,447
Consultancy fees	9,219	5,968
Office costs	16,790	2,421
Donations paid	-	2,276
Trading Subsidiary	66,024	-
	845,410	900,255
Share of support and governance costs (see note 8)		
Support	9,429	11,714
Governance	16,370	7,317
	871,209	919,286
Analysis by fund		
Unrestricted funds	431,699	411,735
Restricted funds	439,510	507,551
	871,209	919,286

8 Support costs allocated to activities

	2025	2024
	£	£
Bank charges	1,485	1,559
Loan interest	7,944	10,155
Governance costs	16,370	7,317
	25,799	19,031
Analysed between:		
Charitable activities	25,799	19,031

9 Net movement in funds

	2025	2024
	£	£
The net movement in funds is stated after charging/(crediting):		
Fees payable for the audit of the charity's financial statements	14,100	7,317
Depreciation of owned tangible fixed assets	116,220	116,979

10 Trustees

None of the Trustees (or any persons connected with them) received any remuneration or benefits during the year.

11 Employees

The average monthly number of employees during the Year was:

	2025	2024
	Number	Number
	42	32

Employment costs

	2025	2024
	£	£
Wages and salaries	337,096	419,980
Social security costs	19,586	20,977
Other pension costs	6,692	20,150
	363,374	461,107

There were no employees whose annual remuneration was more than £60,000.

Remuneration of key management personnel

The remuneration of key management personnel was as follows:

	2025	2024
	£	£
Aggregate compensation	3	3

During the year the total remuneration of £95,845 (2024: £64,755) was paid to key management personnel.

12 *Taxation*

The charity is exempt from taxation on its activities because all its income is applied for charitable purposes.

13 Tangible fixed assets
Group and Charity

	Freehold land and buildings	Plant and machinery	Fixtures and fittings	Computers	Motor vehicles	Improvements to property	Subsidiary Plant and Machinery, etc	Group Total
	£	£	£	£	£	£	£	£
Cost								
At 1 April 2024	587,974	55,567	175,512	18,879	5,300	1,643,159	-	2,486,391
Additions	-	35,990	-	1,446	-	36,542	1,300	75,278
At 31 March 2025	587,974	87,557	175,512	20,325	5,300	1,679,701	1,300	2,561,669
Depreciation and impairment								
At 1 April 2024	188,149	33,238	110,680	15,046	3,550	257,873	-	608,536
Depreciation charged in the Year	23,519	8,082	15,778	1,559	875	66,407	190	116,410
At 31 March 2025	211,668	41,320	126,458	16,605	4,425	324,280	190	724,946
Carrying amount								
At 31 March 2025	376,306	50,237	49,054	3,720	875	1,355,421	1,110	1,836,723
At 31 March 2024	399,824	22,328	64,831	3,833	1,750	1,385,287	-	1,877,853

14 Fixed asset investments - Charity

	Group Undertakings 2025 £
Cost or valuation	
At 1 April 2024	-
Additions	1
At 31 March 2025	1
Carrying amount	
At 31 March 2025	1
At 31 March 2024	-

Subsidiary undertakings

The principal undertakings in which the charitable company's interest in at the year end is 20% or more are as follows:

	Class of share capital held	Proportion of share capital held	Nature of business
Geilsland Enterprise ltd	Ordinary	100%	Events catering and rental o accommodation

Geilsland Enterprise Ltd made a profit for the year ended 31 March 2025 of £Nil. It has net assets of £1 at 31 March 2025.

15 Debtors

Amounts falling due within one year:	Group 2025 £	Group 2024 £	Charity 2025 £	Charity 2024 £
Trade debtors	10,941	6,780	10,941	6,780
Other debtors	1,087	19,663	16,559	19,663
Prepayments and accrued income	67,499	66,858	44,429	66,858
	79,528	93,301	71,929	93,301

16 Loans and overdrafts

	Group 2025 £	Group 2024 £	Charity 2025 £	Charity 2024 £
Other loans	128,751	147,764	128,751	147,764
Payable within one year	22,592	20,055	22,592	20,055
Payable after one year	106,159	127,709	106,159	127,709

Resilient Scotland and The Big Lottery Funds holds a standard security over all and whole the subjects known as and forming Geilsland School.

17 Creditors: amounts falling due within one year

	Group 2025 £	Group 2024 £	Charity 2025 £	Charity 2024 £
Borrowings	22,592	20,055	22,592	20,055
Other taxation and social security	3,633	-	3,633	-
Trade creditors	29,172	56,523	28,834	56,523
Other creditors	-	-	133	-
Accruals and deferred income	99,781	31,272	31,272	27,484
	155,178	104,062	86,464	104,062

18 Creditors: amounts falling due after more than one year

	Group 2025 £	Group 2024 £	Charity 2025 £	Charity 2024 £
Borrowings	106,159	127,709	106,159	127,709

19 Retirement benefit schemes

Defined contribution schemes	2025 £	2024 £
Charge to profit or loss in respect of defined contribution schemes	6,692	20,150

The operates a defined contribution pension scheme for all qualifying employees. The assets of the scheme are held separately from those of the trust in an independently administered fund.

BEITH COMMUNITY DEVELOPMENT TRUST

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2025

20 Restricted funds

The restricted funds of the charity comprise the unexpended balances of donations and grants held on trust subject to specific conditions by donors as to how they may be used.

	At 1 April 2024 £	Incoming resources £	Resources expended £	Transfers £	Gains and losses £	At 31 March 2025 £
Town Centre Community Capital Fund	19,637	-	-	-	-	19,637
Scottish Land Fund	339,265	-	(21,455)	-	-	317,810
Resilient Scotland Ltd - Covid Recovery Fund	26,835	-	(1,601)	-	-	25,234
Robertson Trust Capital Fund	76,406	16,000	(16,954)	-	-	75,452
Cashback - Capital	106,134	-	(666)	-	-	105,468
SCVO	11,210	-	(181)	-	-	11,029
Corey Fund	17,809	-	-	-	-	17,809
DTAS – Pockets & Pockets Fund	9,893	-	(1,220)	-	-	8,673
Ayrshire Leader Programme	112,087	-	(5,931)	-	-	106,156
Scottish Government – Climate Challenge Fund	62,361	-	-	-	-	62,361
Big Lottery – Growing Community Assets	572,422	-	(27,679)	-	-	544,743
Scottish Power – Energy Networks – Green Economy Fund	25,007	-	-	-	-	25,007
Viridor – landfill Communities Fund	12,852	-	(643)	-	-	12,209
North Ayrshire Council – Community Investment Fund	55,480	-	-	-	-	55,480
Scottish Government - Investing in Communities Programme	9,672	108,707	(104,679)	-	-	13,700
North Ayrshire Council - Community Investment Fund	18,779	-	-	-	-	18,779
EB Scotland Ltd – Scottish Landfill Communities	17,968	-	(1,823)	-	-	16,145

20 Restricted funds **(Continued)**

Keep Scotland Beautiful – Community Climate Asset Fund	43;780	-	-	-	-	43,780
Suez Communities Trust - Landfill Communities Fund	26,860	-	(1,247)	-	-	25,613
North Ayrshire Council – Garnock Valley Helping Hands	1,385	-	-	-	-	1,385
Youth Start	2,830	-	(2,003)	-	-	827
CAF Resilience	18,298	-	(300)	-	-	17,998
Mental Health & Well Being Fund	4,000	-	(896)	-	-	3104
Energy Saving Trust - E-Bike	7,966	-	(2,205)	-	-	5,761
Ayr Rural & Islands	18,236	-	(766)	-	-	17,470
Repurposing Derel Chapel	15,853	-	(667)	-	-	15,186
Other small grants	122,325	-	(25,892)	-	-	96,433
Geilsland Green Journey	37,724	19,624	(2,020)	-	-	55,328
WG Foundation	9,425	-	(381)	-	-	9,044
North Ayrshire Council - Various	20,757	5,993	(5,993)	-	-	20,757
North Ayrshire Council - WFWF	-	52,500	(26,073)	-	-	26,427
Acorns2Trees	-	47,287	(39,886)	-	-	7,401
NAVT 2024	-	4,629	(4,629)	-	-	-
NAC - UK SPF	-	35,000	(11,494)	-	-	23,506
Expert Help Grant	-	1,000	(1,000)	-	-	-
Scottish Government SILF	-	23,630	(22,730)	-	-	900
Big Lottery Fund	-	41,629	(30,670)	-	-	10,959
Robertson Work Pathways	-	5,000	(5,000)	-	-	-
British Science Association	-	1,000	(731)	-	-	269
Renewable Energy	-	22,602	(5,342)	-	-	17,260
NAC LEP 2024	-	62,988	(61,824)	-	-	1,164
Cycling UK	-	38,100	(4,929)	-	-	33,171
	1,823,256	485,689	(439,510)	-	-	1,869,435

BEITH COMMUNITY DEVELOPMENT TRUST

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2025

20 Restricted funds **(Continued)**

Previous year:	At 1 April 2023	Incoming resources	Resources expended	Transfers	Gains and Losses	At 31 March 2024
Town Centre Community Capital Fund	23,286	-	(3,649)	-	-	19,637
Scottish Land Fund	360,720	-	(21,455)	-	-	339,265
Resilient Scotland Ltd - Covid Recovery Fund	28,529	-	(1,694)	-	-	26,835
Robertson Trust Capital Fund	79,950	14,000	(17,544)	-	-	76,406
Cashback – Capital	111,842	-	(5,708)	-	-	106,134
SCVO	11,481	-	(271)	-	-	11,210
Corey Fund	17,809	-	-	-	-	17,809
DTAS - Pockets & Pockets Fund	20,183	9,000	(19,290)	-	-	9,893
Ayrshire Leader Programme	118,401	-	(6,314)	-	-	112,087
Scottish Government - Climate Challenge Fund	65,643	-	(3,282)	-	-	62,361
Big Lottery - Growing Community Assets	606,497	43,028	(77,103)	-	-	572,422
Viridor - Landfill Communities Fund	13,494	-	(642)	-	-	12,852
North Ayrshire Council - Community Investment Fund	56,339	-	(859)	-	-	55,480
Scottish Government - Investing in Communities Programme	18,318	106,859	(107,505)	(8,000)	-	9,672
North Ayrshire Council - Community Investment Fund	19,352	-	(573)	-	-	18,779
EB Scotland Ltd - Scottish Landfill Communities Fund	18,824	-	(856)	-	-	17,968
Keep Scotland Beautiful - Community Climate Asset Fund	47,840	-	(4,060)	-	-	43,780
Suez Communities Trust - Landfill Communities Fund	28,107	-	(1,247)	-	-	26,860
North Ayrshire Council - Garnock Valley Helping Hands	1,385	-	-	-	-	1,385
Youth Start	12,036	34,650	(43,856)	-	-	2,830
CAF Resilience	18,972	-	(674)	-	-	18,298
Mental Health & Well Being Fund	4,322	-	(322)	-	-	4,000
Energy Saving Trust - E-Bike	11,7621	-	(3,796)	-	-	7,966
Ayr Rural & Islands	19,002	-	(766)	-	-	18,236
Repurposing Derel Chapel	16,519	-	(666)	-	-	15,853
Other small grants	60,127	179,198	(117,000)	-	-	122,325
Geilsland Green Journey	-	41,124	(3,400)	-	-	37,724
Green Shoots	-	10,000	(10,000)	-	-	-
WG Foundation	-	10,000	(575)	-	-	9,425
CLD Fund	-	13,480	(13,480)	-	-	-
North Ayrshire Council - Various	-	60,490	(39,733)	-	-	20,757
	1,816,976	521,829	(507,549)	(8,000)	-	1,823,256

21 Unrestricted funds

The unrestricted funds of the charity comprise the unexpended balances of donations and grants which are not subject to specific conditions by donors and grantors as to how they may be used. These include designated funds which have been set aside out of unrestricted funds by the trustees for specific purposes.

	At 1 April 2024	Incoming resources	Resources expended	Transfers	At 31 March 2025
	£	£	£	£	£
General funds	79,117	375,568	(442,379)	-	12,306

(Continued)

Previous year:	At 1 April 2023	Incoming resources	Resources expended	Transfers	At 31 March 2024
	£	£	£	£	£
General funds	189,457	308,769	(427,109)	8,000	79,117

22 Analysis of net assets between funds

Group

	Unrestricted funds 2025	Restricted funds 2025	Total 2025
	£	£	£
At 31 March 2025:			
Tangible assets	107,701	1,729,022	1,836,723
Current assets/(liabilities)	10,764	140,413	151,177
Long term liabilities	(106,159)	-	(106,159)
	12,306	1,869,435	1,881,741

	Unrestricted funds 2024	Restricted funds 2024	Total 2024
At 31 March 2024:			
Tangible assets	118,986	1,758,867	1,877,853
Current assets/(liabilities)	87,840	64,389	152,229
Long term liabilities	(127,709)	-	(127,709)
	79,117	1,823,256	1,902,373

22 Analysis of net assets between funds (Continued)

Charity	Unrestricted funds 2025	Restricted funds 2025	Total 2025
	£	£	£
At 31 March 2025:			
Tangible assets	106,591	1,729,022	1,835,613
Investment	1	-	1
Current assets/(liabilities)	2,413	140,413	142,826
Long term liabilities	(106,159)	-	(106,159)
	2,846	1,869,435	1,872,281

	Unrestricted funds 2024	Restricted funds 2024	Total 2024
	£	£	£
At 31 March 2024:			
Tangible assets	118,986	1,758,867	1,877,853
Current assets/(liabilities)	77,840	64,389	142,229
Long term liabilities	(127,709)	-	(127,709)
	69,117	1,823,256	1,892,373

23 Operating lease commitments

Lessee

At the reporting end date the had outstanding commitments for future minimum lease payments under non-cancellable operating leases, which fall due as follows:

	2025	*2024*
	£	£
Within one year	8,891	150
Between two and five years	9,341	600
In over five years	27,144	1,350
	45,376	2,100

24 Related party transactions

Controlling parties

The charitable company was controlled throughout the year by its Trustees (Board of Directors).

Board Members
No expenses were reimbursed to Board members in the year.

Remuneration of key management personnel
The remuneration of key management personnel is as follows:

	2025	2024
	£	£
Aggregate compensation	95,845	64,755

25 Cash absorbed by group operations

	2025	2024
	£	£
Deficit for the Year	(20,632)	(104,061)
Adjustments for:		
Investment income recognised in statement of financial activities	(202,584)	(119,383)
Depreciation and impairment of tangible fixed assets	116,408	116,979
Movements in working capital:		
Decrease/(increase) in debtors	(1,832)	(33,195)
(Decrease)/increase in creditors	64,184	34,036
Cash absorbed by operations	(44,456)	(105,624)

Cash absorbed by company operations

	2025	2024
	£	£
Deficit for the Year	(20,092)	(114,061)
Adjustments for:		
Investment income recognised in statement of financial activities	(202,584)	(119,383)
Depreciation and impairment of tangible fixed assets	116,218	116,979
Movements in working capital:		
Decrease/(increase) in debtors	21,373	(33,195)
(Decrease)/increase in creditors	(20,136)	34,036
Cash absorbed by operations	(105,221)	(115,624)

26 Analysis of changes in net funds

	At 1 April 2024	Cash flows	Acquisitions and disposals	at 31 March 2025
	£	£	£	£
Cash at bank and in hand	152,990	4,371	-	157,361
Loans falling due within one	(20,055)	1,173	(3,710)	(22,592)
Loans falling due after more than one year	(127,709)	21,550	-	(106,159)
	5,226	27,094	(3,710)	28,610