



**WOOLFORDS AUCHENGRAY
& TARBRAX IMPROVEMENT
FOUNDATION**

Woolfords, Auchengray & Tarbrax Improvement Foundation

Annual Report and Financial Statements

Year ended 30 November 2022

WATIF is a registered Scottish Charitable Incorporated Organisation

Charity Number: SC043606

www.watif.scot

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Legal and Administrative Information

| | |
|------------------------------|--|
| Charity Number | SC043606 (SCIO) |
| Business address | Tarbrax Village Hall Crosswood Terrace Tarbrax EH55 8XE |
| Trustees at 30 Nov 22 | Shivali Fifield (Chair) John Tucker (Vice Chair) Cass Delaney (Secretary) Anne Gordon (Treasurer) Charlie Campbell Myra Dick Geraldine Hamilton Tabatha McCree-Cox Phil Cox Alistair Marshall |
| Co-opted Trustees | None |
| Independent Examiner | Andrew S Dunbar CA GO Thomson & Co Chartered Accountants 13 Hope Street Lanark ML11 7NL |

Chair's Foreword

I am delighted, as Chair, to present this annual report from the Trustees.

This report demonstrates that WATIF has grown from strength to strength by responding to the needs of our community and developing the organisation's operational resilience. I would like to thank the full team of Trustees whose experience and expertise has enabled us to provide the vision, leadership and oversight – and it continues to be a work in progress.

The delivery and success in our different programmes of work would not have been possible without two key factors: our staff team and our funders. Our Chief Officer, Pat Mavor, and her team have been crucial to the outcomes, supported by our amazing volunteers and of course everyone who participates in our activities and gives feedback – which is always welcome and motivating!

Looking forward, as we report a successful year, we are also planning for the future. We are finalising our next three year strategic plan, consolidating our fundraising strategy and looking forward to owning Loanhead as our permanent base for a multiuse community enterprise.

We also continue to welcome new members and are keen to recruit new Trustees from a range of backgrounds and experience to help shape our work.

I hope this report makes interesting reading and I look forward to another busy and successful year for WATIF.

Shivali Fifield
Chair, WATIF

Trustees' Report

The Trustees of Woolfords Auchengray and Tarbrax Improvement Foundation (WATIF) present their annual report and financial statements of the charity for the year ended 30 November 2022.

Introduction and operational context

WATIF is a passionate and dedicated community development trust focused on improving the quality of life for residents in our area. Development trusts are community-led and member organisations that combine community-led action and an enterprising approach, with the aim to bring about social, economic, and environmental renewal, creating wealth in communities and keeping it there.

WATIF delivers projects that tackle the issues of greatest concern to our community such as poor services including transport and broadband as well as a wide range of community projects.

Established in 2011, WATIF's [Community Action Plan \(2018 – 2023\)](#) provides the background and context to our work and by continually consulting with the community we identify priorities and use this information to underpin the strategic direction of the organisation.

We also respond to unplanned needs as and when they arise, ensuring that they are in accordance with our strategic objectives and charitable aims. We are in regular communication with our residents and stakeholders and invite as much feedback as possible. During 2022 with this knowledge, we carried out a strategic review with staff and Trustees to develop our Strategic Plan 2023-2026 and have updated our vision, mission statement and strategic outcomes as detailed below.

Our vision is of a beautiful and vibrant place, with a great quality of life for all.

Our mission statement

By listening to and working with the community, our aims are to:

- Encourage sustainable economic development by community ownership and creating local employment.
- Enhance health and wellbeing by a range of activities for different groups and abilities.
- Increase access to essential services by working in partnership and providing support.
- Improve the local environment and greenspaces by active maintenance and development.

Our strategic objectives

- To support local sustainable economic, environmental, and social development
- To own well managed, financially sustainable land and buildings

Our strategic outcomes

Sustainable economic development: Our income generating projects including housing and Loanhead community enterprise will become financially sustainable. Loanhead projects include the café, shop, tourism accommodation and commercial events. Social enterprise projects will also create sustainable jobs, work experience and training opportunities for local people.

Environmental improvement: Our green infrastructure plans will include maintaining and developing paths, our land management strategy for Loanhead and our environmental neighbourhood improvement plan. Loanhead will offer multi-functional greenspace and woodland development

undertaken sensitively to protect and enhance the biodiversity and natural rural environment. Maintained greenspaces will include quiet and active spaces, wildlife, and sensory gardens, as well as space for grass sports and safe play areas for children and dogs.

Social development: Our work to improve local facilities and access to essential services will help address the challenges of rurality including poor transport links, digital exclusion and the cost of living crisis. Our community projects will offer a regular programme of free activities for different ages, groups and abilities, available across different sites and open to everyone. The activities will meet the challenges faced by our community including social isolation and rurality. Projects will enhance health and wellbeing and encourage skills sharing and learning as well as social interaction.

Our *six work programmes* aim to respond to the unmet needs of our area and include 1) Facilities, 2) Local services, 3) Community projects, 4) Environment and greenspaces, 5) Social enterprises and 6) Housing and land.

Structure, governance and management

WATIF was registered as a Scottish Charitable Incorporated Organisation (SCIO SC043606) in November 2012, formed for the public benefit of the community and the general structure of the organisation comprises of members including Trustees. The community is defined in clause 4 of our new constitution which sets out the geographical boundary and was adopted in November 2021. The new constitution was approved by the Office of the Scottish Charity Regulator (OSCR) and enables WATIF to buy and own land and property.

Our People

Members

We currently have 63 members and all residents over the age of 16 from within our community are welcome to become members, support our charitable purposes and vote at annual general meetings. Associate members include individuals from outwith our geographical area. Associate members are neither eligible to stand for election to the Board or to vote at annual general meetings.

Trustees

The Board of Trustees has collective responsibility for the governance of the organisation with the day to day operations delegated to the Chief Officer. The Board meet quarterly as a minimum. The minimum number of Trustees who can serve on the Board is three and the maximum number is eleven. Up to four co-opted trustees can be invited onto the Board to ensure a spread of skills and experience. The management team comprises of key Trustees and assist the Board in the running of the Trust. All Trustees are unpaid volunteers, and the staff are grateful for the ongoing commitment and support freely donated; the Trustees serving during this reporting period are detailed previously in this report.

Staff team

We are very proud of our staff who show great commitment to WATIF and are passionate about assisting us in achieving our vision. At the end of the reporting period the staff team consisted of three full time and three part time members of staff.

- **Patricia Mavor: Chief Officer** (1FTE) is responsible for the effective delivery of WATIF's strategic and operational functions with overall responsibility for project delivery, financial and staff management and the effective development and day to day running of the organisation in accordance with its vision, constitution, and charitable requirements.
- **Donna McArdle: Project Manager** (1FTE) is responsible for the management and development of community projects including the community shop. Responsibility for effective financial management and social impact reporting of the projects. Commenced employment on 6th June 2022 on a 1 year fixed term contract.
- **James Lindsay: Loanhead and Greenspace Project Officer** (1FTE) is responsible for onsite project development and the organisation's land management strategy and greenspace projects. Commenced employment on the 6th June 2022 on a 1 year fixed term contract.
- **Stephanie Plotnikoff: Project Officer** (0.7FTE) with responsibility for developing and delivering community projects as well as leading on communications.
- **Ilka Graham: Finance and Administration Officer** (0.7FTE) responsible for all day to day financial tasks and general administrative duties and supporting team with same.
- **Aleksandra Diamante: Shop Coordinator** (0.7FTE) responsible for the day to day running of the Community Shop.

Sessional workers

We currently contract with and financially support our sessional workers who all live locally. They have specific skills and experience to offer and thus enable us to develop our work programmes and projects for the benefit of our residents. Excellent examples of this have been our community shop staff, our walking group leader and our sessional staff running our parent and toddler group.

Volunteers

Volunteers make a very significant contribution to the work of WATIF, and we would not be able achieve our aims, helping to improve the quality of life of our residents if it was not for the immeasurable support from our volunteers. WATIF currently has over 30 regular volunteers and we are very grateful for their contributions and our thanks go out to them all.

Communications

Social Media We continue to manage several Facebook pages which are all well used for a wide range of information sharing and two way communication via Facebook Messenger. These include WAT IF Kids, WAT IF Open for Business, WAT IF Travel and Weather, WAT IF Our Community Shop and WAT IF Hobbies and Leisure. We introduced a new page during this reporting period called WAT IF Swaps and Giveaways in order to encourage local residents to giveaway things they don't need and ask for things they do need. This has been well utilised.

Website Our WAT IF website was updated throughout the year. www.watif.scot.

Community Matters Newsletter We developed and delivered 4 newsletters – winter, spring, summer and autumn, to keep local residents up to date.

WAT IF Monthly Bulletin We introduced Mailchimp monthly newsletters to our email database for all interested residents, stakeholders and partners in May 22.

Surveys WATIF conducted 3 surveys with local residents during 2022, including a Community Shop survey in March, Ebike Survey in April and a Cost of Living Survey in October. All 3 surveys have shaped future developments.

Posters We regularly print out and laminate posters to promote events and groups locally and these distributed locally.

Leaflets We distribute leaflets door to door where we think this would be of benefit.

Community events We take the opportunity at community events to engage with our residents as appropriate.

One size doesn't fit all In order to ensure all our residents are kept up to date we make phone calls, house visits and email and message directly when necessary. Once a month, we provide an update which we share in the TWA newsletter.

Community benefit income

We currently have regular community benefit income from five windfarms: Muirhall South and Extension, Harburnhead, Pearie Law and Tormywheel. We are in discussions with a further three proposed local windfarms, currently in their development phase, to secure additional community benefit monies. In this reporting period we received a total of £169,632.

Windfarm benefit income to year end 30 November 2022

| Windfarm | Annual income |
|--------------------|-----------------|
| Muirhall South | £30,000 |
| Muirhall Extension | £51,230 |
| Harburnhead | £60,871 |
| Pearie Law | £15,959 |
| Tormywheel | £11,572 |
| Total | £169,632 |

General grant income

We also receive funding from other grant sources to support our work programmes. In this reporting period we received grant funding totalling £19,265.

Grants Awarded to WATIF from External Funders Year End 30 November 2022

| Donor | Amount Received | Purpose |
|---------------------------|-------------------|------------------------|
| VASLAN | £3,890.00 | Seniors Activities |
| Paths for All | £375.00 | Paths Maintenance |
| Hare Forestry | £500.00 | Paths Maintenance |
| SLC Easter Provision Fund | £1,500.00 | Kids Easter Activities |
| SLC Summer Provision Fund | £3,000.00 | Kids Summer Activities |
| Scotland Loves Local | £10,000.00 | Community Shop |
| Total | £19,265.00 | |

Our community grants

For nearly 10 years we have provided support to individuals as well as to other community groups and facilities. These include community grants, driving lesson grants, WAT Next education and bursary

grants. The total amount awarded in this reporting period was £14,666.26 bringing the overall total awarded grants to 30 to over £180,000.

WATIF Grant Schemes Awarded Year End 30 November 2022

| Grant Scheme | Awarded To | Amount | Comments |
|------------------|----------------------------|-------------------|--|
| Community Grant | Heather Bryden | £318.96 | Polkelly Environmental Improvements |
| Community Grant | Auchengray Primary School | £1347.30 | Trim Trail |
| Community Grant | ACCT | £5,000.00 | Church Centre Refurbishment |
| Community Grant | Carnwath Agricultural Show | £500.00 | Contribution to running Show |
| Community Grant | Tarbrax Village Hall | £3,000.00 | Community Events |
| Community Grant | Tarbrax Community Council | £2,000.00 | Inflatable Hire for fun day |
| Community Grant | Hazel Dobb | £500.00 | World Scout Jamboree sponsorship for Sophie Dobb |
| WAT Next Bursary | Anna Smith | £1,000.00 | Education support |
| WAT Next Bursary | Christine Robb | £1,000.00 | Education support |
| Total | | £14,666.26 | |

Our Successes

Community larder

Our larder has been through a number of reiterations and has now been established as a 24/7 service in the shed next to the community shop. We operate on a take what you wish, donate if you can basis, WAT IF regularly stock the larder with basic essentials which are supplemented by donations from the community.

Community transport

Taxibus Service Since 2014 we have run a subsidised taxibus service to enable our residents to access essential services such as healthcare, shopping and leisure facilities. To date we have supported over 1650 journeys. The service to and from West Calder continues to be popular with a total of 475 trips within the reporting period, at a total cost of £5,895 to WATIF.

Community electric vehicle (EV) This service has proved very popular with increased trips this year. In the main, the EV is driven by volunteers and sessional workers. The vehicle is mainly available for use between 9am-5pm, Mon-Fri. This financial year the EV was used for 186 trips saving 1440.28kg (v Diesel) of CO₂. To date therefore the EV has been used for 287 trips with a total CO₂ saving of 2038.33Kg.

Essential journeys Local residents have been given lifts to doctors/dentist appointments, hospital trips, and to pick up cars from repair shops as examples of the many trip that we have undertaken this year.

Shopping trips Residents have been taken for their shopping to Livingston on a regular weekly basis since October 2022.

Community broadband

Our community wireless broadband service in partnership with Borders Online was rolled out in 2019 after extensive research of broadband opportunities for our area and it has continued to grow in use and coverage throughout the year.

Community growing

Community Garden The third year of our community growing within the garden at Tarbrax Village Hall has seen us continue to grow vegetables and herbs being grown from seed and available in the community shop, as well as directly from the garden in Tarbrax. Volunteers and staff have enabled the garden to be developed throughout the year, staff worked with the Teas and Tots group to deliver vegetable planting.



Growing at the community shop Three bulk bag planters were installed outside the shop this year, and we grew strawberries, spinach and lettuce for the community shop.

A seed library was also installed outside the shop to enable residents to swap and exchange seeds.

Community activities



Childrens Activities This year saw lots of fantastic activities for our local children. Activities were organised by local sessional workers and volunteers in partnership with WATIF staff. After listening to parents this year, we also organised coach transport for our day trips.

Easter Childrens Activities. Our children enjoyed day trips for outdoor activities at Wiston Lodge and we held an Easter Egg Hunt along the Fairy Path from our community shop.

Summer Childrens Activities. During the summer, children attended Wiston Lodge for an overnight stay.

They also had trips to the Scottish Museum of Rural Life and Blair Drummond Safari Park, with the toddlers and parents visiting Clyde Valley Family Park. There were two days of local forest schools just outside Tarbrax, which proved very popular. Thanks to the Orr family for permission to use their land.



October Holiday Activities The children went to Five Sisters Zoo and we held a sports/games activity day locally in Tarbrax Village Hall.



Tots and Tea Our weekly toddler group continues to thrive with a local sessional worker delivering sessions every Tuesday at Tarbrax Village Hall. We also work with the toddler and parent group to deliver kids gardening sessions and day trips.



Seniors' trips Our seniors enjoyed a number of trips this year in our community electric vehicle as well as some larger coach trips where required, as the trips increased in popularity. The trips were organised by volunteers and sessional staff in partnership with WATIF staff and included trips to Mackinnon Mills, Garrion Bridge Garden Centre, Dobbie's and the Kelpies, with a trip to Whitmuir Garden Centre and New Lanark in November.

Seniors' lunches were held in Auchengray Church Centre in June, August and October, all were supported by volunteers and had over 40 people in attendance and proved very popular.

Walking Group Our walking group, run by our local sessional worker Susan, has gone from strength to strength, with walks available for all abilities and nordic walking and includes litter picking.



WATIF Beekeeping Group Exciting progress was made this year with our beekeeping group. The group introduced a new hive and produced 10 jars of honey. Three members are working towards their basic beekeeping certificate and the group have joined the Scottish Beekeepers Association.



Singing Group This group started in October and is very popular and well received, often with upwards of 15 people in attendance. The sessions are delightful with a wide range of ages attending.

WAT IF History Group The group held meetings, established a management team and ran A Graceful Afternoon Event. (see below)

Community events

Community Day and Cycle Event We held a wonderful community day and cycle event in April, in partnership with a number of other local organisations. We presented information about our work, and Loanhead, promoted our E bike community survey, offered a wide range of E bikes for resident to try and provided refreshments. We also engaged local children to help plant several donated fruit trees in Tarbrax Village Hall grounds



Halloween disco We held a very well attended Halloween disco, and the kids really enjoyed a spooky feast, games and pumpkin carving competition.



St. Andrews Day In November we served up a 3 course community meal, this event was open to all and well attended, by old and young alike. Auchengray Primary School students recited Scottish poems and our local piper Finn, piped a few great tunes for us all.

An afternoon with Grace Kenneway WATIF History group organised this heart-warming and very well attended event, the audience enjoyed tea and cake and were regaled by Graces wonderful stories and memories of our area. The event was recorded for future generations to enjoy.





Cost of Living Event We held our first Cost of Living Event, in October, attended by 66 residents and 7 partner organisations. WATIF and partners provided a wide range of information, support, and advice to help to reduce the impact of rising costs for our residents. Two well attended workshops were also delivered by Home Energy Scotland. Residents also enjoyed bacon

rolls and hot drinks which were available throughout the day.

At Christmas time we continued on the success of previous years and once again all events were well received and attended:

Santa's Grotto Designed and decorated by our fantastic volunteers Janina and Yvonne, with kids visiting Santa and his Elf and receiving presents.

Santa and his Sleigh Delivered by staff and volunteers, a great success again this year, Santa was met with cheers throughout the villages.

Christmas hampers delivered through doors In partnership with WAT Group and Auchengray Primary School, 40 hampers were delivered.

An outdoor ornament project Partnership work with the art group, walking group and local volunteers, ornaments were made and hung up around the villages and our paths network.

Wreath making workshop Delivered by our lovely local volunteer Aileen, free workshop at Auchengray Church Centre, very much enjoyed by all.

Christmas Craft Fayre We also introduced our first Christmas Craft Fayre in November in Tarbrax and were delighted to be able to support local makers to share their wares.



Paths and environmental improvements

Our paths network continues to be well maintained in-house rather than the maintenance being sub-contracted. Small grants were received from Paths For All and from Hare Forestry.

Planters During the summer, beautiful barrels were designed, planted up and placed at the side of the roads leading into Auchengray, Woolfords, Tarbrax, Haywood, Mosshat and Polkelly. These have been maintained since, with appropriate seasonal planting.



With the help of our fantastic volunteers this years volunteer sessions included:-

Fly tipping removal Fly tipping removed and thanks to Levenseat for disposal.

Bulb planting and litter picks We purchased 3000 daffodil, crocus and snowdrop bulbs and had several bulb planting sessions with volunteers throughout the autumn. These were planted across villages and our path networks. Additionally, we had several litter pick sessions, some in conjunction with walking group.

Sheep fleece drainage A new method of dealing with waterlogged ground trialled successfully at Ross Wood to help manage muddy/wet ground underfoot.

Information boards and waymarkers 3 new information boards with maps were designed, purchased and installed at Ampherlaw, Falla and Ross Wood. Aligned with waymarkers throughout the paths.



Community shop and takeaway café



Our current community shop/takeaway café was established in response to the community survey, which identified an unmet need for a local shop and 95% of respondents said they would use a local shop. Opening in June 2021, the shop provides a variety of locally sourced fresh produce and daily essentials, home baking and takeaway drinks.

In the past year we made a number of changes as a result of feedback from the community including:- changes to opening hours, a small seating area and more affordable everyday stock items. This year, we provided cyclists with lunches, and a Christmas hamper service for seasonal gifting.

Housing

The first tenancy of our affordable rental home in Tarbrax came to an end after 2 years when the tenants moved on to pastures new. The property was advertised locally, and a number of applications were received. A young family moved into their new home in November 2022.

What's Next?

Work programmes and projects

Our 6 work programmes and associated projects have been developed after identifying our residents ongoing needs over the last 10 years and informed our strategic planning sessions in 2022. We will continue to focus our work on these projects for the following financial year, prioritising listening to and working together with our residents to shape our plans further.

| Work programme | Project | Objective |
|------------------------------|--------------------------------------|--|
| Develop & improve facilities | Loanhead Community Enterprise | Agree infrastructure, building development plans and a land management strategy for phase 1 plans to ensure future proofing. |
| | Community partnerships | Develop strategy for supporting existing local facilities and groups including starting a community partnership group. |
| Improve local services | Essential services | Develop plans to support residents during the cost of living crisis providing essential services. |
| | Community energy | Research options and agree strategy for supporting residents to save on fuel costs – short-, medium- and long-term plans. |
| | Community larder | Continue to support and develop the community larder at Woolfords. |
| | Community transport | Review and develop community transport including E-bus and taxibus service. |
| | Community broadband | Continue existing broadband project. |
| Develop community projects | Community workshop | Develop a strategy for a community workshop at Loanhead. |
| | Community growing | Continue to support growing in other areas including Auchengray Primary School. Plan and develop a community growing project at Loanhead. |
| | Small scale livestock farm | Develop a plan for a small-scale livestock farm at Loanhead. |

| | | |
|----------------------------------|---|---|
| | | |
| | Activities programme | Deliver a programme of regular and seasonal activities with sessional and partnership support |
| | Bee keeping | Develop a bee keeping project at Loanhead. |
| Improve the environment | Paths | Maintain existing paths including developing mapping and waymarking. |
| | Neighbourhood environmental improvements | Complete seasonal neighbourhood environmental improvements. |
| Develop local enterprise | Café | Develop plan to provide catering for community projects as well as indoor community café. |
| | Shop | Continue the temporary community shop at Woolfords. |
| | Tourism accommodation | Develop strategy for tourism accommodation at Loanhead. |
| | Bike hub | Agree E-bike project to be based at Loanhead. |
| Develop housing & derelict sites | Housing projects | Property management of existing property in Tarbrax and review strategy for derelict housing project. |

Loanhead Community Enterprise



WATIF is committed to delivering asset-based community development for community resilience and our strategic objectives are to build community capacity and achieve more sustainable economic, environmental, and social development through our investments and project delivery.

In April 2021 the owners of Loanhead Farm offered to sell to WATIF off market. Loanhead is ideally located within our geographical area with a diverse range of buildings and greenspace to address the unmet needs and aspirations identified. In late 2021 we were successful in being offered funding to purchase Loanhead from the Scottish Land Fund. Due to a delay with the legal negotiations, at the financial year end on 30th November 2022, we were still not legal owners of Loanhead.

STATEMENT OF TRUSTEES' RESPONSIBILITIES

The Trustees are responsible for preparing the Trustees' Annual Report and the Financial Statements in accordance with applicable law and United Kingdom Accounting Standards (UK GAAP).

Law applicable to charities in Scotland requires the Trustees to prepare Financial Statements for each financial year which give a true and fair view of the charity and of the incoming resources and application of resources of the charity for the 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 2015 (FRS 102)
- Make judgements and estimates that are reasonable and prudent
- State whether applicable UK Accounting Standards have been followed, subject to any material departures disclosed and explained in the Financial Statements
- Prepare the Financial Statements on the going concern basis unless it is inappropriate to presume that the charity will continue in operation.

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

The Trustees Report has been prepared in accordance with the Statement of Recommended Practice – Accounting and Reporting by Charities (January 2015) applicable to charities preparing their accounts in accordance with FRS 102 and in accordance with the special provisions of Part 15 of the Companies Act 2006 relating to small entities.

Approved by the Board of Trustees on the and signed on their behalf by

Name: Shivali Fifield

Title: WATIF Chair