



Unlock Your Potential



Annual Report 2026

Somerville Community House Incorporated

Registration Number: A0040276V

**Annie Sage Community Centre
2/21 Worwong Avenue Somerville 3912**



Acknowledgement of Country

Somerville Community House Committee of Management and staff respectfully acknowledge the Bunurong people of the Kulin Nation as the Traditional Custodians of the land on which we meet, work and connect as a community.

We pay our respects to their Elders past and present and extend that respect to all Aboriginal and Torres Strait Islander people.

We acknowledge the enduring connection of First Nations peoples to Country, culture and community and recognise that this land has long been a place of gathering, ceremony, celebration and renewal.



Table of Contents

Our Vision	4
Our Mission.....	4
Our Values.....	4
Address.....	4
Where We Are Located.....	5
Strategic Goals for 2023-2026	6
Strategic Goals for 2023 - 2026 (cont.)	7
Strategic Goals for 2023 - 2026 (cont.)	8
Evaluations	9
Survey & Data - NHVic	10
Survey & Data - MPS	11
Our People	12
Volunteer Committee of Management	12
Volunteers	12
Our Tutors and Group Leaders.....	13
Hand-made Items for a good cause.....	14
Funding, Support & Partners.....	15
Minutes of Previous AGM 2025.....	16
Annual Report from the Chair 2026.....	19
Manager's Report 2026.....	20
Treasurer's Report	22
Auditor's Statement.....	23
Auditor's Report	24
Statement by the Committee Members	26
Financial Statements.....	27
Notes to and forming part of the accounts.....	30

Our Vision

The Somerville Community House aims to bring people together to connect, learn and contribute to the local community, through social, educational, recreational, and supportive activities using a unique community development approach.

Our Mission

Provide a welcoming space which is inclusive for all members of our community, to facilitate a sharing of skills and experiences and engender a sense of belonging.

Our Values

ACCESSIBLE
RESPONSIVE
FRIENDLY
TRUSTING
WELCOMING
CARING
RESPECTFUL
SUPPORTIVE
INCLUSIVE

Address

SOMERVILLE COMMUNITY HOUSE INCORPORATED
2/21 Worwong Avenue Somerville Vic 3912
PO Box 579 Somerville Vic 3912
Telephone: 03 5977 8330 Mobile: 0438 241 134

Email: info@somervillecommunityhouse.com.au
Website: www.somervillecommunityhouse.com.au
Facebook: www.facebook/somervillecommunityhouse

ABN: 47 673 738 558
Incorporation Reg No: A0040276V

Where We Are Located

The Somerville Community House Incorporated is based at the Annie Sage Community Centre, in a leafy precinct off Worwong Avenue, Somerville. Situated on the Mornington Peninsula, 55 km southeast of Melbourne, Somerville is part of Metropolitan Melbourne and falls within the Beek Beek Ward of the Mornington Peninsula Shire. The town has a population of 11,901 (ABS, 2022) and is represented by Councillor Kate Roper.

The Community House is an independent, not-for-profit organisation governed by a volunteer Committee of Management and is a proud member of the Neighbourhood House Network. We are supported by Neighbourhood Houses Victoria, the Community House Network Southern Region, and the Mornington Peninsula Shire. Ongoing funding is provided by the Victorian Department of Families, Fairness & Housing (DFFH) and the Mornington Peninsula Shire, with additional income generated through programs, venue hire and project-specific grants.

The Annie Sage Community Centre is also home to the Department of Child and Family Health (Maternal and Child Health). The Maternal and Child Health service operates five days a week, as well as a weekly First Parents' group and a monthly childhood immunisation clinic. The Centre is managed full-time by Kim Fitcher who is supported by a dedicated team of volunteers and Committee of Management. The Centre is open for 48 weeks of the year and closes on Public Holidays.



Strategic Goals for 2023-2026

1	Increase the level of community participation.	• Our participation rates continue to steadily increase, with a mean average of 438 participants per week. With increasing cost-of-living pressures, we continue to provide a wide range of activities while keeping costs as low as possible. We make the building available outside business hours and across weekends, providing additional opportunities for people to engage with their local community. • We are seeing more participants attending multiple activities and bringing along friends and family, demonstrating the growing connections people are making through the Community House. • We continue to adapt to the challenges of finding and retaining volunteers, tutors and group leaders, while ensuring our activities remain interesting, affordable and accessible to the community. • An increasing number of health professionals socially prescribe Community Houses as a low-cost, safe and welcoming place for people to connect with their local community. This is helping to increase both our participation numbers and our reach.
2	Partner with other community organisations, businesses, government & philanthropic organisations to secure appropriate funding and support.	• We continue to build and strengthen partnerships with local community organisations, businesses and government, creating opportunities for shared resources, support and sustainable income. • We receive annual funding from Mornington Peninsula Shire and the Department of Families, Fairness and Housing (DFFH), which contributes towards wages and operating costs. • Somerville-Tyabb Rotary Club continues to be an important supporter, hiring the building on a weekly basis for meetings and functions. • Helping Hands Somerville is an important local charity that we support, providing them with free access to the Seniors Hall to operate the community emergency food pantry. • An increasing number of community organisations are seeking to use our facilities for meetings and activities. This provides a modest rental income while also increasing awareness of the Community House and the programs we offer. • The Somerville Business Group continues to help promote our activities to the wider business community and support our marketing campaigns. • These partnerships strengthen our connections within the local community, increase awareness of the Community House and provide valuable financial and practical support to help us continue delivering accessible community programs.

Strategic Goals for 2023 - 2026

3	Identify community needs and aspirations through an annual Community Consultation in conjunction with the Mornington Peninsula Shire as well as in our house.	• We continue to identify and respond to the needs and aspirations of our local community through the annual Community Consultation undertaken in conjunction with Mornington Peninsula Shire, as well as through ongoing conversations and feedback within the Community House. • The need for an emergency food pantry became evident through conversations within the community. Pre-planning commenced in May 2025, with the pantry opening in August 2025 and the continuation of this important service. • We have identified the need for low-cost, casual classes & activities & have expanded our music programs and introduced new opportunities including floral design, natural fibre weaving, & Italian cooking classes. • We continue to respond to identified needs by providing access to free information and support services. During the year, we hosted free workshops with Ambulance Victoria on the use of defibrillators, free hearing checks with Hearing Australia, and visits from the Peninsula Legal Coffee Van, providing participants with access to free legal advice. • These activities demonstrate our commitment to listening to our community and adapting our programs, partnerships and services in response to emerging needs.
4	Determine appropriate community programs, activities and services in response to needs identified, ensuring that diversity and differences are valued, especially in line with the Shire's Health and Well-being Plan.	• We provide low-cost activities in response to discussions with participants and have seen an increase in those seeking opportunities for social connection. We have also seen a reduction in people's desire to commit to long-term arrangements as they continue to balance family, health and other demands. • Our music programs continue to grow, with strong attendance across our monthly Bluegrass group, weekly Ukulele class, fortnightly mixed choir, fortnightly line dancing group and weekly women's a cappella chorus. These groups also enjoy opportunities to perform at various venues and events across the wider community. • We have welcomed a new monthly LGBTIQA+ group, providing an opportunity for members who had previously socialised primarily online to connect in person. We have also welcomed a monthly 'What Were You Wearing?' support group for people impacted by sexual violence. • Workshops on Preparing for an Emergency, Understanding Aged Care and accessing free legal advice continue to be well received and appreciated by participants. • We recently hosted a Hospitality Course in partnership with IntoJobs, supporting a group of young adults to develop their workplace skills, confidence and employment readiness.

Strategic Goals for 2023 - 2026 (cont.)

5	Establish a member governance base to diversify and support the Committee of Management.	The Committee of Management continues to work closely with the Manager, the CHN, NHVic and the MPS to keep up to date with the ever-changing landscape and ensure compliance on all levels. The Committee and Manager continue to attend personal development & governance workshops arranged by NHVic, CHN Southern and the MPS. Our volunteers are members of our governance base and are invited to attend our AGM. The recruitment of new and effective Committee members is on-going, and we include a note on our application form to alert new members to the opportunities available.
6	Evaluate the effectiveness of all aspects of Somerville Community House operations including programs, practice, governance and delivery of quality program/activities and services.	During Neighbourhood House Week in May we asked our participants to share their comments on flyers that we displayed in the Centre. Many often tell us that their visits to the House helps to improve their wellbeing and feeling of connection to community. We have a Positive Feedback and Complaints policy in place with forms prominently displayed at reception. The local community remains keen to engage and connect with others as long as activities are low in cost and doesn't demand too much of them. However, we continue to see a rise and fall in attendance due to personal commitments, illness, holidaying, time commitments and caring for others.

Evaluations

I love Neighbourhood Houses, they offer great activities for a variety of people from Mother's Group to Seniors.

The singing makes me happy and it's good mental & physical therapy for my body.

Peninsula Voices:
I love being a part of Peninsula Voices it's great to sing with such a wonderful group of people 😊

I love Somerville Community House. It has a list of activities that involves the community in a collective way.



Survey & Data - NHVic

Somerville Community House Incorporated

2025 - Real Impact. Real Value.

INCOME \$177,324

VALUE \$1,230,653

This figure includes the value of:

Improved quality of life through social connection:
\$977,542

Volunteer contributions: **\$178,577**

Services provided: **\$47,856**

Adult Community Education: **\$18,978**

Services value includes:

- Computer/internet usage: **\$120**
- Facilities use or hire: **\$6,300**
- Auspicing other organisations: **\$1,265**
- Community lunch, frozen or other meals: **\$1,920**
- Fee for service activities: **\$38,251**
- Power Saving Bonus: **\$7,700**

This community value equates to:

\$6.94 for every \$1 of income

\$12.06 for every \$1
of Neighbourhood House Coordination Program
funding

Over **\$569.75** for every hour the neighbourhood
house is in use

Employment value

1.4 FTE jobs

including 1.0 direct and 0.4 indirect
Full Time Equivalent positions

These values are produced by Neighbourhood Houses Victoria based on data provided by Somerville Community House Incorporated in the 2025 Neighbourhood Houses Survey. Only a limited range of activities where a determinable valuation method exists are included.

Survey & Data - MPS

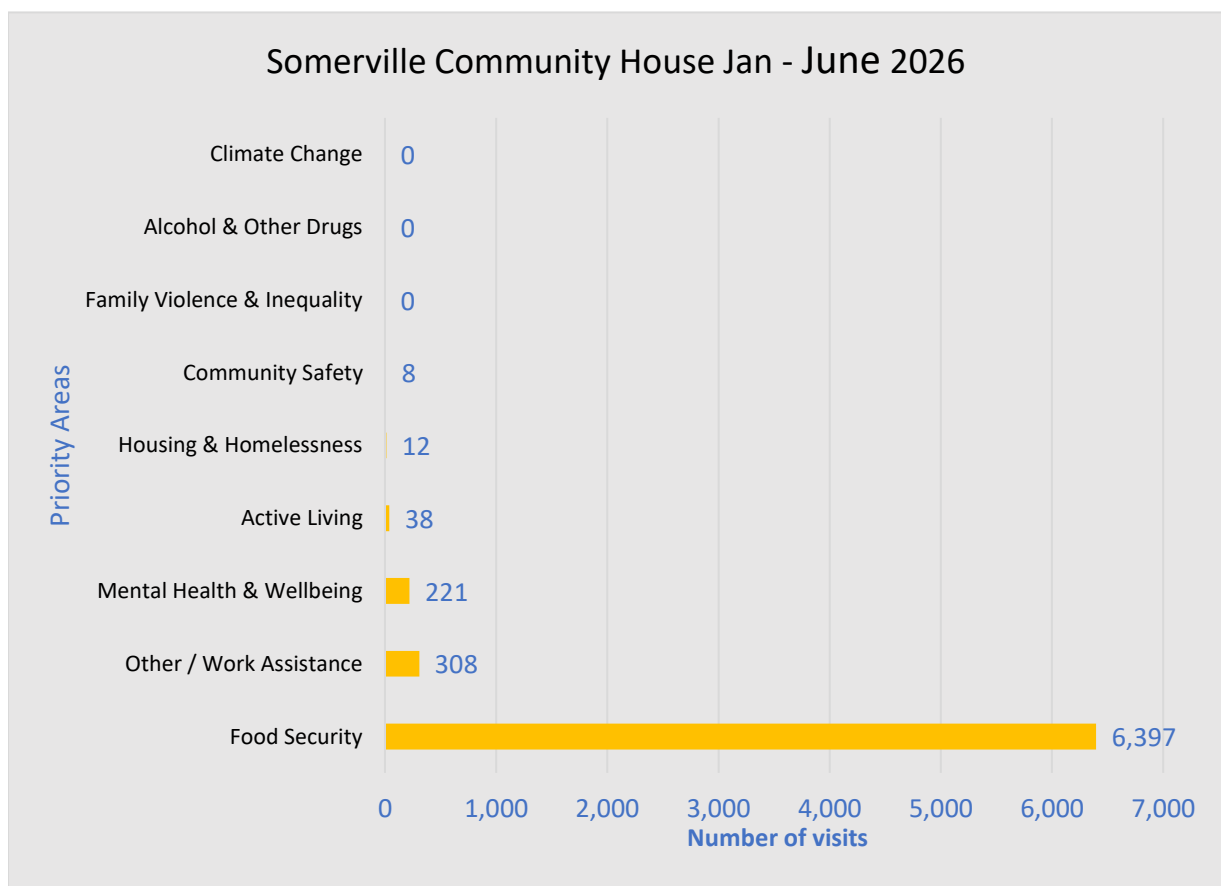
Somerville Community House

Completed reporting periods: January–March and May–June 2026

Including the Helping Hands Somerville emergency pantry, Somerville Community House recorded **6,656 visits**, delivered **468.5 activity/program hours** across **96 sessions**, and recorded **555.5 volunteer hours**.

We also recorded the participation of **60 volunteer involvements** across the two terms. The strongest area of community engagement was **Food Security**, with **6,397 visits**, reflecting a very significant use of our food-support activities.

6,656 Visits | 96 Sessions | 468.5 Program Hours | 555.5 Volunteer Hours



Our People

Staff

Manager

Kim Fitcher



Volunteer Committee of Management

Chairperson

Captain Richard (Dick) Cox OAM

Vice Chairperson

Ian Marshall

Secretary

Lynda Tredwell

Treasurer

Frances Burns

Committee Members

Jacky Woodhouse

Rhonda Fincham

Peter Winter

Richard Booth



Volunteers

Bronwyn Welsh – Office Administration

Allison Albert – Office Administration

Kimberly Kyberg – Office Administration

Dawn Weston – Office Administrations

Cheryl Veitch – Taking photographs at events, making bags & beanies for charities

Janet Beach – Cleaning, making & delivering charity items

Our Tutors and Group Leaders

Our tutors and group leaders come from a variety of working backgrounds and are skilled and passionate about contributing to their community. Most of our tutors receive a small financial payment for their specialised teaching. All our Group Leaders are volunteers who give their time freely. We appreciate their dedication and generosity and thank them for their support, for without them we would not be able to provide the quality activities we offer at the Somerville Community House.

Tutors/Specialists	GROUPS
Angela Stubbs	Hatha Yoga Night
Lisa Connell (MPS)	First Parents' Groups (x2)
Frank La Monica	Italian Cooking
Louise Grant	Coil Weaving with natural grasses & fibres
Paula Murphy	Advance Community Colleges - Horticulture
Rosie Kenney	Flowers for Home
Sarah Imms	Elevate You Australia
Nicole Schipper	Supported Playgroup (MPS)
Allison Albert	IT Digital Facilitator
GROUP LEADERS	GROUPS
Caroline Allen	Mah Jong
Eric van Cuylenburg	Peninsula Voices Choir
Jennifer Butler	Book Club
Ian Johnston/Jazz Miller	Somerville Bluegrass Music Club
Ian Marshall	Walking for Fitness, Coffee Club & Men's Social Group
Jacky Woodhouse	Literature Lovers & the Community Garden
Jean Mitchell	'Somerville Strummers' Ukulele group
John Hallo	Somerville Pedlers
Judy Flack	Ukulele Music Theory Workshops
Julie Cox & Karen Vanderuit	Community Adult Art
Karen Caldwell	Cooking on a Budget
Lorraine Bulwyn	Southern Sounds Chorus & Line Dancing
Lynette Elton-Baker	Chat 'n Craft & Mad Chatters
Merran Rose	Fun with Words
Peter Winter	Walkers & Talkers & Garden Maintenance
Rhonda Fincham	Cryptic Crosswords (Beginners Welcome)
Rose Holmes	Advanced Cryptic Crosswords
Sandy Keeble	Somerville Stitchers
Sue Kotsiakos	Knitters & Crocheters & The Knitters & Hookers

Hand-made Items for a good cause

We have an amazing and talented group of participants who continue to make a wide variety of handmade items for various charities across the year. Below is a list of the charities they have supported. We thank all the participants of the Somerville Knitters & Crocheters, Somerville Stitchers, Social Sewing & Craft, The Knitters & Hookers and especially Sue Kotsiakos, Lyn Elton-Baker, Sandie Keeble, Cheryl Veitch, Mary Futchter and anyone who has donated items, yarn, sewing materials and their time to supporting these charities.

Aussie Farmers	The Good Shepherd - Hastings
Baptcare Peninsula View Community	Seaman's Mission - Hastings
Baxter Village Centre	Western Port Community Centre
Frankston Community Centre	
George Vowell Aged Care Home – Mt. Eliza	Hospitals include:
Hastings Ambulance Service	Beleura Oncology Department
Headspace	Frankston Hospital - Oncology Ward
Mornington Community Centre	Mercy Hospital for Women
Northwestern Victoria Farmers	Monash Children's Ward
Somerville Gardens – Aged Care Facility	Rosebud Hospital – Dialysis & Chemo
Peninsula Health - Frankston	The Bays Hospital – Mornington
Pregnancy Assist - Frankston	The Royal Women's Hospital
Rotary Australia – Wheelchairs for Kids	



Funding, Support & Partners

The support that we get from our Funding Bodies and Partners is vital to the success of the Somerville Community House Incorporated. Each contributes in varying ways, and we wish to thank the following for your ongoing collaboration and support.

Department of Families, Fairness & Housing (DFFH)

The DFFH provides a yearly grant to assist with the cost to run the Somerville Community House Inc.

Mornington Peninsula Shire Council (MPS)

MPS officers, especially Toby Laverick, Matthew De Poilly, Tori Noris & Leanne Farnsworth and the MPS for providing operational support, the provision of a building, facility maintenance & access to additional community grants.

Community House Network Southern Region (CHN)

Networkers, Lydia Wheeler & Kath Struthers for providing professional development & networking opportunities and ongoing support to the Manager and the Committee of Management.

Neighbourhood Houses Victoria (NHVic)

Thank you to the team at NHVic for providing ongoing support, direction, professional development opportunities and advocating to Government the importance of Neighbourhood Houses.

Community Houses Mornington Peninsula (CHAMPS)

Thank you to the 12 Neighbourhood House Managers for your ongoing collaboration & support.

Maternal and Child Health (MCH)

Thank you to the management team and especially the nurses who work in the Annie Sage Community Centre for your professionalism, communications and support.

- **Helping Hands Somerville** – our newest partner.
- **Peninsula Community Legal Service – Street Law Coffee**
For attending our site and providing free Legal Advice & great coffee.
- **Somerville Tyabb Rotary Club** – meet weekly
- **Somerville Business Group** – meet monthly
- **Somerville Family Day Committee**
Thank you for providing an opportunity for us to attend the Somerville Family Day and showcase our music programs each year for free. We will miss this amazing day on our calendar.
- **Peninsula Quarries Community Engagement Group**
- **Cool Climate Wine Show Committee**
- **Somerville Secondary School**
- **Atticus Health Medical Clinic**
- **Hastings & District - Bendigo Bank**
- **Somerville Rise Primary School**
- **St Andrews Anglican Church – Somerville**
- **Tillerkite Pre-school** –we enjoy your visits and love that you love our chickens and ukulele performances.
- **Elevate You Australia – NDIS support with Sarah**
- **Emergcare – Paediatric First Aid**
- **Mangroves – Housing Cooperative**
- **Amity Services – Somerville**
- **What Were You Wearing**
- **Mangroves (Housing Cooperative)**
- **AtWorks**
- **IntoJobs**
- **Matchworks**

Minutes of Previous AGM 2025



Somerville Community House Incorporated

Incorporation Reg No ADD40276V ABN 47 673 738 558

Annie Sage Community Centre

2/21 Worwong Avenue, Somerville 3912

Postal Address PO Box 579 Somerville 3912

Telephone 03 5977 8330

info@somervillecommunityhouse.com.au

www.somervillecommunityhouse.com.au

Minutes of Annual General Meeting held on 30 October, 2025, 2 pm at Annie Sage Community Centre

1. Welcome: Manager of the Somerville Community House (SCH), Kim, prefaced the opening of the AGM with a 'Welcome to Country' greeting and introduced chairperson of the committee, Captain Dick Cox, OAM.

Dick opened the meeting and welcomed everyone with a special welcome to members of the Mornington Peninsula Shire Council (MPSC), namely, Councillor Kate Roper, Leanne Farnsworth, and Matthew De Poilly

Present: Cr. Kate Roper, Leanne Farnsworth, Matthew De Poilly, Anne Raukawa, Deb Agar, John Drysdale, Bronwyn Welsh, Kevin Woodhouse, Captain Dick Cox, OAM, Ian Marshall, Frances Burns, Rhonda Fincham, Jacky Woodhouse, Peter Winter, Kim Fitcher, and Lynda Tredwell.

2. Apologies: Mark Stoermer, CEO of MPSC, Alex Murray of Peninsula Quarries, Lyn Elton-Baker, Judith Watson and Richard Booth

3. Minutes of the previous Annual General Meeting held 24 October, 2024, have been circulated to all members. If no corrections they will be received as true records. No corrections deemed necessary.

Accepted by: Jacky Woodhouse

Seconded by: Frances Burns

4. Chairperson's Report:

Dick began his report by stating that the committee reviews its 4 year Strategic Plan every January to ensure that it covers all of its responsibilities in the running of the community house. This involves financial management, liaising with the Mornington Peninsula Shire Council, local organisations (government and private) and businesses to identify needs and expectations of the community, including ongoing evaluation.

The licence to use the Senior Citizens Hall was particularly mentioned by Dick as it has facilitated more programs. A major use of the hall has been the setting up of the Helping Hands Somerville Food Pantry – a much needed community service.

A special mention was also given to Allie Imlach who was employed as an assistant to Kim during the year, enabling Kim to expand programs. Allie left SCH in May 2025 and was thanked for her work, with her personal capabilities and welcoming presence noted. Dick also paid tribute to retiring committee members, Judy Watson and Lyn Elton-Baker, thanking them for their contribution and pleased to say they are continuing as volunteers at SCH.

Dick concluded his report by saying that he was proud to be part of the committee, looking forward to continuing the vital role that SCH plays within the whole community house philosophy.

Dick's full written report is tabled in the Annual Report of 2025.

Accepted by: Ian Marshall

Seconded by: Peter Winter

5. Manager's Report:

Kim began her report by commenting on the great success of the Seniors' Festival music event held in the Seniors' Hall during October 2024 with over 110 people turning up to listen to the SCH's Blue Grass Group, Ukulele Group, Southern Sounds a capella choir and the Peninsula Singers. This event was funded by the MPSC as was an Emergency Preparedness/Defibrillator Use workshop for the Festival.

Workshops offered during the year were introduction to the ukulele, coil weaving and Italian cooking. Line dancing and Italian cooking had strong enrolments. A digital literacy program commenced in 2025 and expanded with a \$3000. grant from Good Things Foundation. A body strengthening class also commenced during the year.

SCH auspiced a local community group seeking to improve the Somerville off-lead dog park in Grant Road. This has now reached community consultation level.

The 2024 Community Christmas lunch was not held owing to a shortage of volunteers. Instead a Community Christmas Carols event was held in the Hall featuring the SCH choirs.

A grant was received from Peninsula Quarries enabling SCH to install an automatic watering system for the fruit trees and passionfruit vines in the garden. The chicken coop roof was strengthened with new wire after the loss of several chickens. New chickens were provided by Elevate You Australia (NDIS provider). The chickens are a great attraction – especially for children after immunisation at SCH.

With the disbandment of the Somerville Senior Citizens, SCH was able to manage the Hall directly and utilise the space. With support of Cr. Roper, a major use has been the establishing of an emergency pantry by Helping Hands Somerville Inc. It was launched on 20 August and has already provided meaningful assistance to the local community in need.

In June, collaborating with Advance Colleges, SCH offered a nine-week horticulture course for participants to explore pathways to employment/gardening expertise. This has led to improvements in the SCH garden.

With concern regarding many neighbourhood houses in Victoria running at a loss and no increase in funding for 20 years, Keir Paterson, CEO of Neighbourhood Houses Victoria (NHVic), has called on neighbourhood houses to advocate to the State Government for an increase in funding to prevent inadequate staffing. A postcard campaign is currently running. Kim expressed thanks for the support from other community houses on the Mornington Peninsula and to the staff at NHVic and the Community House Network as well as valued partners and the funding bodies of the Department of Family, Fairness and Housing and the Mornington Peninsula Shire Council. A special mention was made of Cr. Kate Roper, MPSC officers and maintenance crews - especially Toby Laverick, Matthew De Poilly and Leanne Farnsworth for their invaluable, continued support and responsiveness.

Kim also thanked the committee of management, tutors, group leaders and volunteers as well as all participants who support the community house. After a busy and fruitful year, Kim is excitedly looking forward to the year ahead.

Kim's full written report is tabled in the Annual Report of 2024.

Accepted by: Peter Winter

Seconded by: Jacky Woodhouse

6. Treasurer's Report & Appointment of Auditor:

Treasurer, Frances Burns, presented the audited Annual Financial Statements for Somerville Community House Inc. for the financial year ended 30 June 2025.

The Profit and Loss Statement shows the following financial outcomes:

Current Year Surplus/(Loss)	\$ (6754)
Income Received	\$177324
Expenditure	\$184078

The Balance Sheet shows Cash at Bank and Fixed Deposits as follows:

Cash at Bank	\$ 2578
Term Deposit/Investment	\$170971
Total Cash Assets	\$173549

Cont

Treasurer's Report cont...

Frances stated that the financials reflect a loss of \$6754 for the 2024/25 year. The main reason for the loss being the employment, during the year, of an assistant for SCH manager. Grateful thanks were expressed to the Department of Family Fairness and Housing and to the Mornington Peninsula Shire Council for their funding grants. Frances stated that with an increase in income comes a requirement to pay GST and noted that expenditure has increased with rises in wages and workcover.

Frances thanked the auditor, Jeanette Skeats, for auditing the accounts for SCH. The Auditor's report is tabled in the Annual Report of 2025.

Frances concluded by saying that SCH is in an excellent position to continue to prosper and grow within the community and was pleased to move her report.

Accepted by: Ian Marshall

Seconded by: Jacky Woodhouse

7. Acceptance of Annual Report 2025

Accepted by: Rhonda Fincham

Seconded by: Frances Burns

8. Election of new Committee of Management

Councillor Kate Roper accepted the invitation to conduct the election.

The results are:

Chairperson	Dick Cox
Vice Chairperson	Ian Marshall
Secretary/Public Officer	Lynda Tredwell
Treasurer	Frances Burns
General Committee Members	Rhonda Fincham, Jacky Woodhouse, Peter Winter, Richard Booth

Cr. Roper congratulated the new committee and wished them well for the coming year.

- 9.** Dick Cox thanked Cr. Kate Roper for officiating with the election of the new committee and thanked all those who attended the Annual General Meeting.

Meeting closed at 2.35 pm.

Annual Report from the Chair 2026

The Committee reviews its four-year Strategic Plan (2023–2026) each May to ensure that we remain on track and continue to meet our responsibilities for the governance and strategic direction of Somerville Community House. This includes ensuring that all activities are conducted in accordance with relevant government regulations, guidelines and standards, and that the financial management of all funds received and expended by the House is undertaken responsibly.

Our Strategic Plan directs the Committee to:

- Increase the level of community participation.
- Partner with other community organisations, businesses, government and philanthropic organisations to secure appropriate funding and support.
- Identify community needs and aspirations through annual community consultation, undertaken in conjunction with the Mornington Peninsula Shire and through consultation within the House.
- Determine appropriate community programs, activities and services in response to identified needs, ensuring that diversity and differences are valued, particularly in alignment with the Shire's Health and Wellbeing Plan.
- Establish a broader member governance base to diversify and support the Committee of Management.
- Evaluate the effectiveness of all aspects of Somerville Community House operations, including programs, practices, governance and the delivery of quality activities and services.

Our licence to use the Seniors Hall has enabled us to expand the number and variety of programs we can offer, particularly with the continued growth of our music and singing groups. In partnership with the Mornington Peninsula Shire, we are participating in a pilot program for the use of the Hall. A major initiative operating from this space is the Helping Hands Somerville Food Pantry, a much-needed community service with more than 300 people accessing assistance each week.

As the number of programs and activities offered through the House continues to grow, so too does the level of administration and management required. We must ensure that new and existing programs are well supported while also meeting the planning, reporting and governance requirements of our funding and governing organisations. As finances allow, the Committee may need to consider employing additional part-time staff to support this increasing workload.

Our Manager, Kim, is supported by a great team of volunteers, although we are always in need of more. Programs naturally come and go as community needs and circumstances change. One example was the horticulture program delivered in partnership with Advance Community College, which provided valuable practical learning opportunities in our community garden but is no longer operating due to circumstances outside of our control.

We are currently auspicing the modification to an off-lead dog park in Somerville. Alongside the many other programs, activities and community initiatives supported through the House, each requires ongoing management and oversight to ensure that the welcoming and inclusive ambience of our Centre continues.

I am proud to be part of a Committee that continues to look to the future while never losing sight of the vital role Somerville Community House plays within our community. We remain committed to supporting community-strengthening ideas and opportunities that reflect the values and philosophy at the heart of the Neighbourhood House movement.

Captain Dick Cox OAM
Chair, Somerville Community House

Manager's Report 2026

It is my pleasure to share with you the highlights of the past twelve months and to acknowledge that this is my tenth annual report as Manager of Somerville Community House.

With our continued focus on community engagement, we have provided a wide range of activities designed to keep our community active, engaged and connected. Our programs include a mix of movement and exercise, music and singing, gardening, crosswords, backgammon, reading and writing, art, weaving, and activities for families and children.

This year, we introduced a seniors' bike riding group and continued to support groups focused on social connection, conversation and sharing stories. We also recently welcomed the LGBTIQ+ community, who now meet monthly at the House. We have four different groups of knitters, crocheters and crafters who meet weekly and generously create items for a variety of charities both locally and further afield.

Our fortnightly Line Dancing and monthly Italian Cooking groups continue to be popular, and throughout the year we were pleased to host visits from Peninsula Legal Group, Hearing Australia and 'What Were You Wearing', a self-help group. A grant from the Good Things Foundation enabled us to provide a facilitator for our Digital Literacy program and further support participants to improve their digital skills and confidence.

In October 2025, we held our third Smorgasbord of Music, which was such a success that we are now preparing to host our fourth event this year. Local humorist Don Jones will once again be our wonderful Master of Ceremonies, entertaining a crowd of approximately 120 people between performances from our Line Dancers, Somerville Strummers and our two choirs, Peninsula Voices and Southern Sounds A Cappella Chorus. We are delighted to have Don's support again this year.

After a lengthy process, funding from the Mornington Peninsula Shire to improve the off-lead Dog Park on Grant Road, Somerville, was finally confirmed this September. We look forward to seeing these much-anticipated works completed and the local dog community enjoying the improved space.

We continue to make full use of the Seniors Activity Hall, providing additional space for our choirs, Line Dancing and cooking group, while also supporting Helping Hands Somerville. This volunteer-based charity collects rescued and donated food from local businesses and redistributes it to people in our wider community who need support. Operating from the Hall, the pantry is now supporting more than 300 people each week with fresh food and a variety of other essential products.

This year, we also welcomed three employment service organisations, AtWork, IntoJobs and MatchWorks, who are using office space within the Hall to assist clients seeking part-time and full-time employment. IntoJobs recently hosted a Hospitality Course across both buildings, attracting an enthusiastic group of younger and mature adult participants.

Neighbourhood Houses Victoria continues to advocate to the State Government for increased and sustainable funding for Neighbourhood Houses. Many Houses across Victoria are operating under significant financial pressure, with inadequate funding contributing to reduced staffing and services, manager burnout and broader wellbeing challenges. We have also experienced further changes within our Community House Network team, welcoming Lydia Wheeler as Manager and Kath Struthers as our new Coordinator.

I would like to thank the Managers of the other 12 Neighbourhood Houses across the Mornington Peninsula for their ongoing collaboration and support, along with the teams at Neighbourhood Houses Victoria and the Community House Network.

Thank you also to our valued funding bodies and partners, the Department of Families, Fairness and Housing and Mornington Peninsula Shire Council. To Councillor Kate Roper, and to the MPS officers and maintenance crews, particularly Toby Laverick, Toni Norris, Matthew De Poilly and Leanne Farnsworth, your continued support and responsiveness are greatly appreciated and invaluable to the work we do.

My sincere thanks also go to our Committee of Management and to our passionate tutors, group leaders and volunteers, who together form the tapestry of Somerville Community House. A special thank you to those who continually step up to provide additional support, both in and out of the office. Your generosity, commitment and tireless contribution to our community are greatly valued.

We have a special partnership with the Maternal and Child Health team, with whom we share the building, and have seen an increase in the number of families visiting for child health and development checks, immunisations and first-time parent groups. Our Playgroup is also slowly increasing in attendance, with the children having a wonderful time exploring both indoor and outdoor activities in our magical garden.

Finally, thank you to all our participants for continuing to support the House in so many ways by attending classes and events, donating fabric, yarn and books, volunteering your time, and encouraging neighbours, friends and family to join us.

It has been another busy and wonderfully social year. I am very proud of what we have achieved together and look forward to another year of building connections, creating opportunities and strengthening our community.

Kim Fitcher
Manager
Somerville Community House Inc.



Treasurer's Report

TREASURER'S REPORT, SOMERVILLE COMMUNITY HOUSE INCORPORATED ANNUAL GENERAL MEETING – 1 OCTOBER 2026

I have pleasure in presenting the audited Annual Financial Statements for Somerville Community House Inc. for the financial year ended 30 June 2026.

The Profit & Loss Statement shows the following financial outcomes:

Current Year Surplus/(Loss)	\$ 20115.56
Income Received	\$177,898.15
Expenditure	\$157,780.59

The Balance Sheet shows Cash at Bank and Fixed Deposits as follows:

Cash at Bank	\$ 235.62
Term Deposits/Investments	\$187,093.64
Total Cash Assets	\$187,329.26

The financials reflect a gain for the 25/26 year of \$20115.56.

Grants from the Department of Family Fairness and Housing, Mornington Peninsula Shire Council amounting to \$127351 were gratefully received and we thank these funding bodies.

We wish to thank our auditor, Jeannette Skeats, for auditing the accounts.

I am confident that the Somerville Community House Inc. is in an excellent position to continue to prosper and grow within the community.

I am pleased to move my report.



FRANCES BURNS - Treasurer

Auditor's Statement

SKEATS AUDITING

Auditing Services

ABN: 60 005 881 498

Email: jeannette@skeatsrobinson.com.au

29th September 2026

The Secretary
Somerville Community House Inc.
Po Box 579
SOMERVILLE VIC 3912

Dear Members

Re: Somerville Community House Incorporated

I have carried out a comprehensive audit of your accounts. I am satisfied that the attached financial statement which has been prepared from these records reflects a true and fair view of the financial position as at the 30th June 2026.

The audit was conducted in accordance with the prescribed guidelines and best practice audit methodology and all required elements were examined.

The audit indicated that you are maintaining your account in a manner that complies with the standards.

Recommendations for clearer transparency would be to reconcile on an annual basis the Asset Register and BAS Statements (Lodged with the ATO) back to the QuickBooks data file as these also operate outside of the data file as separate ledgers accounts.

Once the Asset Register has been reconciled then appropriate depreciation can be applied to the financial statements.

I have also attached our invoice for the service rendered.

Thank you on behalf of Skeats Auditing for the opportunity to supply the audit.

Yours Sincerely



Ms Jeannette Skeats
B Com (Acct) JP FIPA
Skeats Auditing

Encl:
Copy of Audit Report
Invoice

Liability limited by a scheme approved under Professional Standards Legislation.

Po Box 275, MORNINGTON VIC 3931
Mobile: 0415 518 623

Auditor's Report

Independent Audit Report

To the members of:

Somerville Community House

Report on the financial report

We have audited the accompanying financial report, being a special purpose financial report of the Somerville Community House (the association), which comprises of the Balance Sheet as at 30th June 2026, the Income Statement, statement of changes in equity and statement of cash flows for the year then ended, notes comprising a summary of significant accounting policies and other explanatory information, and the committee's report.

Committee's responsibility for the financial report

The committee of the association is responsible for the preparation of the financial report and has determined that the basis of preparation described in Note 1, is appropriate to meet the requirements of the *Associations Incorporation Reform Act 2012*. The committee's responsibility also includes such internal control as the committee determines is necessary to enable the preparation of a financial report that is free from material misstatement, whether due to fraud or error.

Auditor's responsibility

Our responsibility is to express an opinion on the financial report based on our audit. We have conducted our audit in accordance with Australian Auditing Standards. Those standards require that we comply with relevant ethical requirements relating to audit engagements and plan and perform the audit to obtain reasonable assurance whether the financial report is free from material misstatement.

Our audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial report. The procedures selected depend on the auditor's judgement, including the assessment of the risks of material misstatement of the financial report, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the association's preparation of the financial report that gives a true and fair view, in order to design audit procedures that are appropriate in the circumstances but not for the purpose of expressing the appropriateness of accounting policies used and the reasonableness of accounting estimates made by the committee, as well as evaluating the overall presentation of the financial report.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

Independence

In conducting our audit, we have complied with the independence requirements of the Australian professional ethical pronouncements.

Audit's opinion

In our opinion the financial report of the association has been prepared in accordance with the *Association Incorporation Reform Act 2012* including:

- a) giving a true and fair view of the entity's financial position as at 30th June 2026 and of its performance for the year ended on that date; and
- b) complying with Australian Accounting Standards as referred to in Note 1 to the financial statements.



Signature:

Ms Jeannette Skeats BCom (Accts) FIPA JP
Skeats Auditing
PO Box 275
MORNINGTON VIC 3931

Date: 29th September 2026

Statement by the Committee Members



Somerville Community House Incorporated

Annie Sage Community Centre
2/21 Worwong Avenue Somerville 3912
Postal Address PO Box 579 Somerville 3912
Telephone 03 5977 8330

30 June, 2026

STATEMENT BY MEMBERS OF THE COMMITTEE

The Committee of Management has determined that the association is not a reporting entity.

The Committee of Management has determined that this special purpose financial report should be prepared in accordance with accounting policies outlined in Note 1 to the financial statements.

In the opinion of the Committee of Management, the financial report

1. Presents a true and fair view of the financial position of the association as at 30 June 2026 and its performance the year ended on that date.
2. At the date of this statement there are reasonable grounds to believe that the association will be able to pay its debts as and when they fall due.

This statement was made in accordance with a resolution of the Committee of Management and is signed for and on behalf of the Committee by

Dated: 30 June 2026

Chair

Richard (Dick) Cox OAM

A handwritten signature in black ink, appearing to be "Dick Cox", written over a horizontal dotted line.

Treasurer

Frances Burns

A handwritten signature in blue ink, appearing to be "Frances Burns", written over a horizontal dotted line.

Financial Statements

Somerville Community House Inc.

Profit and Loss
July, 2025-June, 2026

	TOTAL	
	Jul. 1 2025 - Jun. 30 2026	Jul. 1 2024 - Jun. 30 2025 (PY)
Income		
Grants - DFFH	103,701.00	100,334.00
Grants - Mornington Shire	23,650.00	21,000.00
Grants - Other		5,473.73
Interest Received		2,229.66
N H Vic Grant	633.60	
Power Saving Project	885.60	
Program Income	A\$0.00	A\$109.09
Adult Drawing/Art	2,451.33	3,076.36
Backgammon	18.19	
Bluegrass Mountain Club	915.28	1,091.04
Body Balance	4.55	436.36
Book Club	381.80	363.61
Cards - 500	359.10	767.30
Christmas Gathering		466.82
Coil Workshop	672.75	2,963.71
Community Garden	286.38	190.92
Craft 'n' Chat	1,479.96	463.63
Crosswords	1,564.53	1,710.89
Exercise Class		876.37
Floristry	646.36	1,008.96
Fun with Words	231.83	63.63
Hatha Yoga	1,072.73	2,858.22
Italian Conversation		1,736.45
Italian Cooking Class	2,127.30	1,767.27
Kids Art	1,329.55	5,019.95
Knitting for a Cause	3,844.29	3,806.34
Line Dancing	1,266.55	595.51
Lit Lovers	254.55	
Mah Jong	1,518.15	1,385.40
Men's Group	222.27	
Patchwork	1,157.70	1,204.52
Sewing	283.18	581.83
Singing/Choir	3,167.66	2,938.17
Somie Pedlars	17.27	
T4 Kids Exploration		18.18
Tea & Coffee Group	864.67	878.24
Ukulele Classes	1,656.36	2,395.38
Total for Program Income	A\$27,794.29	A\$38,774.15
Raffles	190.09	138.18
Reimbursements		183.34
Rental Income	13,570.89	3,442.96
Services	0.00	0.00
Unapplied Cash Payment Income		0.00
Total for Income	A\$170,425.47	A\$171,576.02
Gross Profit	A\$170,425.47	A\$171,576.02

Cash Basis: Monday, 28 September 2026 05:18 PM GMT+10:00

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Somerville Community House Inc.

Profit and Loss
July, 2025-June, 2026

	TOTAL	
	Jul. 1 2025 - Jun. 30 2026	Jul. 1 2024 - Jun. 30 2025 (PY)
Other Income		
Interest income	7,472.68	6,271.27
Total for Other Income	A\$7,472.68	A\$6,271.27
Expenses		
Advertising/Promotional		600.00
Audit Fees	700.00	980.00
Bank charges and fees	245.15	311.31
Cleaning & Pest Control	4,151.82	3,438.27
Computer Expenses	1,043.57	1,135.88
Fees & Permits	95.45	90.91
Gardening Expenses	1,072.23	914.95
Gifts and donations	133.82	379.49
Insurance	720.16	719.66
Jubilee Commemorative Garden		1,895.45
Licence Fees	673.16	137.30
Long Service Leave Provision	1,940.13	1,995.07
Meals and entertainment	273.67	145.70
Membership Fees	532.00	648.80
Office expenses	554.50	1,296.97
Postage		5.46
Postage & shipping	174.55	172.87
Printing & Stationery	34.55	42.82
Program Expenses	1,581.88	1,993.63
Purchases		131.80
Purchases , general	1,792.73	
Repairs and maintenance	52.48	1,721.10
Staff amenities		109.09
Sundry Expenses		1,213.10
Superannuation Expense	13,503.88	14,700.12
Tea & Coffee	1,815.43	1,350.15
Telephone & internet expenses	0.00	1,764.18
Telephone, Internet	1,720.89	363.46
Tutor Fees	7,051.45	14,047.04
Tutor Superannuation	992.62	1,470.44
Wages Expense	115,032.73	129,492.47
Website Expenses		192.00
Workcover	1,894.58	1,769.20
Total for Expenses	A\$157,783.43	A\$185,228.69
Other Expenses		
BAS Roundoff Gain or Loss	-0.84	-0.35
Total for Other Expenses	-A\$0.84	-A\$0.35
Net Earnings	A\$20,115.66	-A\$7,381.05

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Somerville Community House Inc.

Balance Sheet
As of 30 Jun., 2026

	TOTAL	
	As of 30 Jun., 2026	As of 30 Jun., 2025 (PY)
Assets		
Current Assets		
Bendigo Business Everyday Account	235.62	2,578.47
Bendigo Sandhurst Investment Account	187,093.64	170,970.96
CBA Cheque Account	0.00	69.02
Contra	0.00	0.00
Inventory Asset	0.00	7,810.25
Petty Cash	210.83	163.70
Total for Current Assets	A\$187,540.09	A\$181,592.40
Long-term assets		
Accumulated depreciation on property, plant and equipment, buildings	-34,710.00	-34,710.00
Annie Sage Building Cap/Works	65,561.59	65,561.59
Annie Sage Computer Equipment	5,076.45	2,991.00
Annie Sage Plant & Equipment	38,187.58	33,318.13
Total for Long-term assets	A\$74,115.62	A\$67,160.72
Total for Assets	A\$261,655.71	A\$248,753.12
Liabilities and Shareholder's Equity		
Current Liabilities		
ATO BAS Clearing Account	3,070.00	-2,612.00
GST Liabilities Payable	0.00	3,967.77
PAYG instalments payable	0.00	0.00
PAYG Liability	0.00	9,354.00
PAYG Payable	0.00	0.00
PAYG Withholdings Payable	0.00	-810.00
Payroll clearing	0.00	627.50
Salary Sacrifice	0.00	310.56
Superannuation payable	0.00	-1,387.71
Total for Current Liabilities	A\$3,070.00	A\$9,450.12
Shareholders' equity		
Opening balance equity	247,179.05	247,179.05
Retained Earnings	-8,708.90	-495.00
Net Income	20,115.56	-7,381.05
Total for Shareholders' equity	A\$258,585.71	A\$239,303.00
Total for Liabilities and Shareholder's Equity	A\$261,655.71	A\$248,753.12

Financial Statements

Somerville Community House Incorporated Notes to and Forming Part of the Accounts For the year ended 30 June 2026

1. Statement of Accounting Policies

The account policies adopted by the society follow the accounting standards issued by the Australian Accounting Bodies. Except where noted, these policies have been consistently applied. The Association is not a reporting entity and the accompanying financial reports are considered to be 'Special purpose financial statements' and apply the following accounting standards to the extent they are relevant.

AASB 101	Presentation of Financial Statement
AASB 107	Statement of Cash Flows
AASB 108	Accounting policies, Changes in Accounting Estimates
AASB 1031	Materiality
AASB 1048	Interpretation of Standards
AASB 1054	Australian Additional Disclosures

This is a special purpose financial report that has been prepared to meet requirements of the members.

(a) Income Recognition

As is common for an organisation of this type, it is not practicable to maintain an effective system of internal control over donations, subscriptions and other fund raising activities. Accordingly, income is acknowledged and recorded by the Treasurer at the time of receipt.

(b) Expenses

Expenses are recorded and recognized at the time of payment. No adjustments have been made for accrual or prepayments with the exception of payroll expenses.

(c) Assets

Fixed assets have been capitalized and depreciated in accordance with previously adopted account policy.

(d) Event Subsequent to Balance Date

There have been no known events since the end of the financial year that would substantially affect the accounts as at 30 June, 2026

2. Incorporation

The Somerville Community House Incorporated as incorporated on 4 October 2000 under the provisions of the Association Incorporation Act 1981.

End of Report