



**ROSSLYN HILL UNITARIAN CHAPEL
Annual General Meeting 2026**

Sunday 22nd March 2026 at 12.30 pm

Hybrid meeting in person and on Zoom

Registered Charity 1131346

Registered Co. No. 05992717

Table of Contents

LETTER FROM CHAIR & NOTICE OF AGM 2026	2
Board of Trustees Elections and Elders.....	2
Agenda	3
Draft Minutes 2025 AGM	4
AGM 2026: Chair Report.....	6
AGM 2026: 2026 Minister's Report	8
Safeguarding	9
Social Action Report.....	10
Communications Report	11
Elders Report 2025-26.....	11
Treasurers Report for the Financial Year Ending 30th September 2025	12
Secretary's Report 2025	12
Music Directors Report 2025	12
Administrators Report In 2026 (covering 2025)	13
PROXY VOTING PAPER.....	15
NOMINATIONS FORM	16

LETTER FROM CHAIR & NOTICE OF AGM 2026

Dear Members and Friends,

The Annual General Meeting (AGM) of the Rosslyn Hill Chapel Unitarian Community will take place on Sunday, 22nd March from 12.30 - 2 pm in Chapel AND online via the Zoom video conferencing platform-a hybrid AGM. If attending online, please ensure you have the latest software on your device and log on 10 minutes earlier at 12.20pm to allow for any technical issues.

We expect this to be an informative yet efficient meeting and we encourage you to attend. There will be pizza in the Chapel and for our virtual attendees, we suggest you have a snack and drink at hand to hold off any hunger pangs!

Please find an agenda, and draft of the minutes of the March 2025 AGM, accounts, and the AGM report 2026 which follows, containing short updates from various activities taking place at the Chapel or online in the past year, and guidance on how to vote using Zoom.

The AGM agenda will cover elections for new Trustees to the Board and Elders, as well as an opportunity to ask about all the groups and activities that form part of our community.

Board of Trustees Elections and Elders

There are vacancies on the Board of Trustees and the Elders to fill from Members of the Congregation.

- Gail Brackett and Sabrina Edwards have agreed to join and return, respectively, as Trustees

-Katie Gosling has stepped down from the Board to become Ministry Assistant

Alison Bybee

Chair, Board of Trustees

In memoriam: In 2025 we sadly lost several members and dear friends including:

- *John Hands, partner of Heidi Ferid*
- *Shirley Malin*
- *Paul Harvey*
- *Beverley Davies*
- *Tony Corbett*
- *Julia Ainley*
- *Charles, partner of Sally Somerville*



Rossllyn Hill Unitarian Chapel

Annual General Meeting

On Zoom at 12.30pm Sunday March 22nd 2026

(Please log in at 12.20 to avoid delays in the waiting room and enable a prompt start).

For any voting, we will use the 'raise hand' function/icon which can be accessed under

'Reactions' or 'Participants' depending on your version of Zoom.




Agenda

- | | |
|-------|---|
| 12:30 | 1.Devotional |
| 12:35 | 2. Welcome and introduction to the meeting (Chair) |
| 12:40 | 3. In memoriam |
| 12:40 | 4. Establish a Quorum (Nominated Secretary) |
| 12:45 | 5. Approval of minutes of March 2025 AGM |
| 12:50 | 6. Chair's report |
| 12:55 | 7. Presentation & Questions on the committee reports |
| 13:30 | 8. Presentation of Financial accounts for approval |
| 13:35 | 9. Election of Board members (Trustees) |
| 13:40 | 10.Election of Elders |
| 13:45 | 11. Endorsement of GA delegates/ LDPA representative nomination |
| 13:50 | 12. Any other business |
| 14:00 | 13. Close of Meeting |

NB: Right to Light issue needs to addressed again in 2046 (collective memory jog)

Draft Minutes 2025 AGM

 <p>unitarians ROSSLYN HILL CHAPEL</p>	<p>ROSSLYN HILL UNITARIAN CHAPEL ANNUAL GENERAL MEETING Sunday 23rd March 2025 at 12:30pm Venue: Hybrid meeting (in person and on zoom) Draft Minutes 2025 AGM Registered Charity 1131346 Registered Co. No. 05992717</p>
--	---

<p>1 Welcome and Devotional</p> <p>Devotional provided by Rev Kate</p>
<p>2 Welcome and apologies</p> <p>Chair: Alison Bybee (AB) Minute Taker: Angela Dobson (AD) Apologies: Shirley King</p>
<p>3 In Memoriam</p> <p>A minute's silence was held for former members who have passed away in the last year:</p> <ul style="list-style-type: none"> • William 'Bill' Ellington (former member, died April 2024) • Richard Andersen (married Catherine Osborn in the Chapel 2023, died Oct 2024) • Ajan Helmans (Partner of member Rose Williams - died in December 2024) • Rev Patrick O'Neill (Former Minister at RHUC) died February 2025 • Michael Lea member who had his funeral at the Chapel in Autumn 2023
<p>4 Establish a Quorum</p> <p>74 members on the roll (Quorate 20% of membership at least 15), 17 voting members in person, plus 3 proxy votes (Tanya M, Claire J, Janna W), 5 members (rising to 6 later) on zoom.</p> <p>AGM Quorate.</p> <p>Chair thanked everyone for coming in person and on zoom. The agenda was approved.</p>
<p>5 Approval of the minutes of March 2024 AGM</p> <p>Proposed by John Evans (JE); Seconded by Ken Levy (KL); Approved by the majority</p>
<p>6 Chairs Report</p> <p>Alison Bybee the Chair spoke to her report – Last year was a successful year, Adam Slate our Ministry Assistant finished his time with the Chapel and is now minister at New Unity. A new Safeguarding Policy has been developed from GA guidelines. We welcomed new members and new volunteers since the last AGM. Rev Kate has been with us for 8 years. In a building that is approx. 150 years old there are always repairs to be considered.</p>
<p>7 Presentation and Questions on the Committee Reports</p> <p>Margaret P asked for an update at some point in the meeting on the heating project – AA responded the Capital spending project will be discussed later in the meeting.</p>
<p>8 Treasurers Report & Presentation of Financial Accounts for Approval</p> <p>Andrew Appleyard (AA) the Treasurer summarised his report and the Accounts for year end 30 September 2024 audited by Tony Groman. Our income is approximately £380K coming from: members, the Academy and Ballet school, car parking rental spaces, usage for life events and ad hoc rentals, we are lucky to have a flexible building to rent out. Our income is holding up well.</p> <p>We spent approx. £660K of which £175K was on the organ restoration which sounds considerably better than in the past. General repairs & Maintenance cost approx £75K.</p> <p>Heating Project: Proposed Air Source Heat Pump (ASHP) Underfloor heating solution in a listed building was complicated, involved taking up the floor, needed listed building and</p>

planning permission. 3 builders tendered for the work - all similarly high prices reflecting the complexity of the project and the technology in its infancy. In addition, the conservation officer was against many of our proposals. We are now working on a radiator system that will be initially Gas but able to be adapted for ASHP when the technology has advanced, no alterations to the floor. Carpet will be replaced, minimal disruption.

Fortunate with the Endowment Fund that allows us to operate. Income day to day is neutral. Board recommended not to touch a year's expenditure, previously this was 6 months but we need to be more resilient. £400k not to be touched in case some of our income falls away. We are in a good financial position living within our means any large expenditure would have to come back to the members for approval.

AA proposed and JE Seconded - That the meeting approve the accounts and give Alison B the authority to sign them on our behalf. Vote in favour 17 in chapel 3 proxy votes and 6 on line. Financial Accounts approved

9 Election of the Board Members

The members of the Board are currently:

- Alison Bybee (Chair)
- Andrew Appleyard (Treasurer)
- John Evans (Musical Director)
- Roger Mason
- Deborah Frankel
- Christina Harrison

We welcome new Board Members:

- Katie Gosling
- Stephan Hein
- Bob Holweg

Who have been attending board meetings for a few months as observers but will now become full board members and trustees.

Nominated by Alison B and seconded by Andrew A endorsed by the meeting.

10 Election of the Elders

The Elders were thanked for their work in the last year which has been very helpful. Special thanks were given to Ken Levy who is standing down this year.

AB proposed a vote of thanks from the meeting in recognition for all Ken's stalwart service over the years as an Elder and at the Chapel generally.

Elders are: James Chiriyankandath, Margaret Perry, Ingrid Tavkar and Sally Somerville.

11 Endorsement of GA Delegates and LDPA rep

Delegates to the GA, Stephan Hein endorsed by the meeting

LDPA AGM delegate will be Alison B.

12 AOB & Close of Meeting

- Rev Kate has arranged a Ministerial Manse swap with Rev Alison Palm from Nashua New Hampshire at the end of July beginning of August for 3 weeks, they will both take services at each other's Chapel for 3 Sundays in the summer.
- Rev Kate continuing to develop the Children's Chapel to adapt to the needs of Chapel families
- Essex Hall, Unitarian HQ has space on the street frontage in the City which could be used for interesting activities. Any ideas to Rev Kate.
- We hope to install a new carpet this summer.
- Procedural: Right to Light issue must be addressed in 2025 by a solicitors letter.

AGM 2026: Chair Report

March 2026

I am very pleased to present the Chair's Report for 2026. Looking back over the past year, we have continued to sustain and expand our spiritual home at Rosslyn Hill Unitarians. We have welcomed several new members to our congregation, staff in Ministry team, Children's chapel, communication and financial assistants, volunteer leaders and facilitators.

The Board of Trustees* meets together monthly on Zoom. The priorities for the Board are: continuing provision of worship by supporting the Minister; supporting Chapel activities led by the Minister and/or other Committees and groups, caring for the property, and being responsible for the prudent running of the Chapel's finances. An important part of our role as Trustees is to keep our resources, priorities, and spending under review. In addition, the Trustees try to provide good governance regarding priorities for our activities and presence in the wider community.

Looking back 2020-2025

The time has come for me to step down as a Trustee, after the two terms of 3 years, which is the consecutive period limited by our governance. It is impossible to summarize even a fraction of what has happened in the past 6 years. Right from the start, the pandemic that began in earnest in March 2020 was a stress test for everyone and everything including Rosslyn Hill Unitarians; resilience was tested and almost everything formerly held in public, went on hold.

However the labour of love that is looking after our historic site's fabric continued, with a new roof in 2022, and extensive organ refurbishment 2024- 2025. The new heating system design required jumps through additional hoops, which you can read more about in the 2025 AGM minutes and administrator's report below, but hopes are pinned on installing it this summer along with the long-awaited carpet! Meanwhile, an enormous program of smaller projects in between, required to continue to provide light, shelter, warmth, boundaries and safety for our community, have been ably managed among her many other duties by our dauntless administrator Angela Dobson.

In addition, with a lot of hard work from many people, it was gratifying to see that Rosslyn Hill Unitarians found many new ways to retain and nurture connections with our members and the wider community. Looking back, I think this determined spirit of connection has bedded in and continues, long after the restrictions were eased in 2022.

As well as the physical spaces, the Trustees are charged with supporting the spiritual life, welfare and ministry elements of our place and the wider community. On the first 2022 Trustee Awayday on my term as chair, when we were finally able to meet as a group in person and compare notes, it was notable that newcomers often express surprise to have found us, and curiosity about what we offer; we agreed that this is a special place, and we wished to share it more widely. We have since been delighted to support a steady increase in established and new activities, and numbers participating. Rosslyn Hill Unitarians are open to members, friends and visitors, especially on weekends and every Sunday from morning to night.

In recognition of our widening activity in the local community, over the last few years applications have succeeded for a range of awards and funding, most recently from Camden Cohesion Fund and from London Resilient Communities.

A look ahead...

Our most recent Awayday was well facilitated by the Innovation Fund Programme Manager Nick Butler-Wells, from the General Assembly, the national umbrella organisation for British Unitarians, using a “Three Horizons” exercise. We (Board, Staff and other RHUC friends) imagined together what Rosslyn Hill Unitarians might look like on the 200th anniversary of this chapel’s completion, about 40 years from now. Participants were brimming over with positivity, not only to maintain our existing resources and initiatives, but to develop concepts like a Unitarian Hub that will be open, welcoming and signposted for the community around us. (The concept of a neon gateway art installation *may* even have been floated..)

Another significant anniversary is happening later this year, in relation to our inspiring energetic and creative Minister, Rev Kate Dean, who will have joined as our settled minister 10 years ago!

There is so much to celebrate both for Rosslyn Hill and for the Unitarian movement. It remains for me to say a sincere thanks to all the friends, members, Elders and Trustees past and present, and all the staff at Rosslyn Hill Unitarians, for the privilege to play my part in the story of the Dissenting spiritual tradition, that had endured on this site in Hampstead for over 3 centuries.

Alison Bybee

**The Board of Trustees is the executive body of the Chapel. Some still refer to it as the Management Committee or Management Board. The Board derives its authority from the congregation. Officially we are a company limited by guarantee (CLG) and the members of the Board are Trustees and Directors of the company with limited personal liability. Our activities and procedures are determined and guided by the Articles of Association and Standing Orders that set its parameters and scope for action. We are also guided by external advice, including from the Charities Commission.*

AGM 2026: 2026 Minister's Report

The past year at Rosslyn Hill Chapel has been a period of significant growth, transatlantic collaboration, and the strengthening of our community ties. Through new initiatives, we have deepened our spiritual offerings, and continue to offer a space of reflection as well as action.

Community and Outreach

Our commitment to community engagement remained a priority throughout the year. In March, we held a successful Peace of Cake event for International Women's Day, featuring the Channing Junior School choir and created peace cards for the charity Omega. We continued our environmental engagement through Climate Cafés and a successful Tree Connections workshop and nature walk in collaboration with Heath Hands as part of the Urban Tree Festival.

New partnerships have also flourished. We have advanced discussions for a partnership with the Hampstead Community Centre (HCC) to facilitate council funding for our Lunch Club as well as HCC's activities. Our autumn bulb-planting as part of Mitzvah Day of social action saw volunteers helping out in the Chapel garden as well as at the local Henderson Court sheltered housing.

Our social action efforts included donations to Combat Stress and the Marylebone Project, which saw a significant increase in contributions compared to the previous year. The Saturday Club for under-5 children and their families continues to thrive, now regularly reaching its capacity of 30 children.

Worship and Spiritual Development

Worship at the Chapel continues to evolve, with interactive events like Chapel Connect services and Theme Circle discussions being particularly well-received. Our evening gatherings, including the Soul Fuel spiritual open mic, remain popular entry points for newcomers. In September, we expanded our provision of Sunday afternoon workshops on spirituality and life skills topics. This has increased from monthly to weekly so that we are able to offer a full day of programming every Sunday.

Spiritual development was bolstered by the ongoing success of the Soul Deep course, developed by Rev Michael Allured and myself, which was run both online and in person in other Unitarian congregations. We also launched Soul Teens, a new online spirituality group for 12-15 year olds within the Unitarian movement.

A significant development this year has been our role in creating the Heartspaces programme at Essex Hall has provided a new weekly spiritual offering in central London. In addition, I have taken over the administration of the national network, the Earth Spirit Network (ESN) and the Chapel now serves as a hub for pagan ceremonies and resources. While offering the eight festivals each year, we have developed resources to enable other congregations to offer similar events.

New Initiatives and Transitions

This year was marked by a unique pulpit and manse exchange with Rev. Allison Palm of UU Nashua in New Hampshire. This three-week summer swap allowed for a fruitful exchange of ideas and strengthened our transatlantic links. I worked as a facilitator at the Hucklow Summer School and Unitarian representative at the Greenbelt Festival, which featured an official Unitarian presence for the first time.

In September, we hosted a successful Art Show led by Chapel members, showcasing local creative talent.

In my own professional development, I have enrolled in a Systemic Leadership Practitioner postgraduate course at the University of Birmingham. I am part of a cohort of Camden charity workers, and the course is already providing valuable insights for Chapel leadership and community collaboration.

Leadership and Ministry Team

The ministry team has seen significant transitions. We were delighted to welcome Katie Gosling as our new Ministry Assistant, who has been instrumental in supporting Sunday events, family ministry and pastoral care. We also successfully recruited a new Communications Officer to succeed Sandra Slastanova, who left at the end of 2025.

Chapel Membership

We officially welcomed several new Chapel members this year, including Tatiana Kassassinoff, Maureen Simon, Howard Burak, Rita Zampesi, Hannah Cusack, David Carter, and Nazia Soon.

Worship Group

The Worship Group has continued to provide invaluable support in maintaining the quality of our spiritual life. I am grateful to the members and lay leaders who have assisted with morning services and evening gatherings throughout the year.

Thank you for your continued dedication to our shared ministry at Rosslyn Hill Chapel.

Rev Kate Dean

Safeguarding

Volunteers, Trustees and Staff interacting with Children or vulnerable adults undergo a DBS check. We are members of 31:8 with whom we can discuss any issues if they should arise. At the beginning of February Rosslyn Hill Chapel hosted our second annual safeguarding workshop, this year facilitated by Mel Parr, from Reflect Training.

We had staff and volunteers come together to learn and refresh their knowledge on basic safeguarding for adults and children.

It was a really packed afternoon, with room for discussion and thinking about Chapel site or event specific safeguarding. There was time to write issues down and test our knowledge as well as break out times to consider different age groups safeguarding.

There were approximately 20 attendees. Those that could not make the workshop will be sent an online safeguarding course to complete.

Katie Gosling

Social Action Report

1 WINTER SHELTER

Overseen this year by Andrew Appleyard and Helena Bullivant for 10 weeks- It had larger numbers of **guests** from the outset but has gone well overall with a core of 12-15 regular volunteers, who also benefit; **Catering** was provided by a few dedicated cooks, we could use more and some extra back-up- with the amazing new fridge freezer bought by Channing School fundraising, there is now capacity to store an emergency freezer meal in advance as a contingency next year. The Saturday morning shift was brilliantly led by Mimi Munro who rustled up some fantastic breakfasts. There was often a lack of a male overnight volunteer. Thank you to all the wonderful volunteers.

2. COMMUNITY PROJECTS (in collaboration with Highgate Community Partners, HNCP or Churches Together in Hampstead CTiH)

- **Lunches** – Andrew Appleyard reported good attendance from RHUC members and others in the local community, the reach had been broadened, there is a real need for this .Tracey and Nathalie produce a brilliant meal and regular volunteers Mags and Mary help serving. They all do a fantastic job.
- **Saturday Toddler Club** – Margaret Perry until her ill health did a fantastic job in overseeing the club with numbers increasing. She has been assisted by Jo and Kim with Katie Gosling overseeing since then. There is weekly input from staff and many different volunteers including secondary school students enjoying work experience. A very well-oiled machine! We all wish Margaret great love and a good recovery and look forward to seeing her on Saturday mornings in the not too distant future.
- **Death Café** This continues to attract a good number of regulars and newcomers every month and has a good core group of facilitators. These events are definitely serving a purpose and should continue.
- **Climate Cafés** - These were organised in cooperation with Hampstead Churches Together and Hampstead Neighbourhood forum- they provided a safe space in which to express concerns about climate change; there have been six in Hampstead, the most recent at RHUC, which was well attended by people representing a remarkably wide range of ages and concerns. The organisers have stopped to regroup and plan more, and reach out to more faiths and other suitable groups who may wish to collaborate.
- **Mitzvah Day**- a few volunteers planted some bulbs at Henderson Court in November, a planned revisit in April to see them flower. Thanks to Katie Gosling for organising .

3. THANK YOU DINNER FOR VOLUNTEERS

Rev Kate and friends kindly hosted a wonderful **thank-you dinner** in the hall on 23.1.26 for SIXTY PEOPLE from all the strands of volunteers and the trustees and elders, which was

delicious, great fun - and a great way to meet one another, as many of our activities do not normally overlap.

Summary by AA of SAC meeting minutes, kindly compiled at each meeting during the past year by Claire Julian

Communications Report

In 2025 we continued promoting events at Rosslyn Hill across multiple platforms.

During the second part of 2025, Sandra Slastanova, who had supported Rosslyn Hill with Communications and Event Promotion for 2 years, began to step down due to health reasons. Her role was covered intermittently by Sophie and subsequently taken on by Jenny from the beginning of 2026.

The main focus of Communications in 2025 was to increase the number of regular visitors to the Chapel. This was achieved by maintaining an up-to-date database of contacts and expanding it on a monthly basis. Regular subscribers to the Weekly Newsletter increased from approximately 500 at the beginning of 2025 to 822 at present. The rate of unsubscribing after subscribing remains very low, indicating strong contact retention once people visit Rosslyn Hill.

Our usual methods of promoting events have been maintained and further strengthened. Advertising through the Belsize Society was also introduced, with events promoted on their two noticeboards (in Haverstock Hill and Belsize Square), which are available free of charge to charities in the local area.

In terms of printed communications, a new poster template was developed by Sophie, enabling all events to be advertised in a consistent and recognisable format. The outside noticeboard is colourful and eye-catching, helping to attract attention from passers-by.

With Jenny now on board, more video content is planned for social media in order to further increase engagement and reach new audiences.

Sandra Slastanova

Elders Report 2025-26

The four Elders met as needed during the last year, joined by the Minister. We are James Chiriyankandath, Margaret Perry, Sally Somerville, and Ingrid Tavkar (Margaret Perry and James Chiriyankandath shared the functions of chair until Margaret's illness). At the forthcoming AGM we are looking for at least two more members to join us as Margaret's latest five-year term will end and a vacancy was carried over from last year.

The Elders role is a supportive one and includes monitoring the spiritual health of the chapel. One of us attended seven of the ten monthly Management Board meetings held until March, all on Zoom. Sadly, two of our longstanding members, Margaret and Sally, were unable to participate for part of the year owing to ill health and caring responsibilities.

The Elders lead a service annually and this October the theme was "Hope in Adversity".
James Chiriyankandath

Treasurers Report for the Financial Year Ending 30th September 2025

The Statement of Financial Activities shows income for the year of £404,691, an increase of £ 26,673 on the previous year.

Total expenditure was £471,946, including depreciation of £25,184 and major works of £112,264, namely the organ improvement and general works to the Chapel and Hall. Normal activities were therefore £359,682

The capital works meant there was a net operating deficit of £67,255. Compared with a deficit of £287,980 the previous year. This deficit was financed from the endowment fund. The total charity funds at year end amounted to £1,561,175 up from £1,413,104 in 2024 due to improved investment performance in the M&G fund.

The present level of funding is adequate to continue to support the running of the charity for the year ahead. The bulk of the funds will be replenished three times (on a termly basis) by our licensees who use our premises for their schools. Other sources of income include children's holiday camps, events, car parking, Chapel membership, weddings, memorial services, monthly giving and donations.

It is the policy of the charity that unrestricted funds which have not been designated for a specific use should be maintained at a level equivalent to one year's expenditure. The trustees considers that reserves at this level will ensure that, in the event of a significant drop in funding, they will be able to continue the charity's current activities while consideration is given to ways in which additional funds may be raised. This level of reserves has been maintained throughout the year.

Andrew Appleyard Treasurer

Secretary's Report 2025

The Secretary's role was overseen by the Chair and the Administrator. Last year saw the advent of ID verification with Companies House so all trustees had to individually verify their ID which was then linked to the Chapels listing.

Coincidentally each year in November we have to confirm to Companies House that we exist and are continuing operations and who our trustees are - this is separate to the presentation of accounts.

Music Directors Report 2025

Music has been filling the chapel this year as always. Regular repertoire on the piano and the organ spanning 500 years, some concerts and recordings, and regular performances by the choir.

Highlights include Zadok the Priest and I was Glad earlier in the year with the wonderful Roger Sayer at the organ, and Brahms's German Requiem on Remembrance Sunday. We have been joined by some new members, and the mood is good!

John Evans

Administrators Report In 2026 (covering 2025)

To summarise the main functions of the Administrators role:

- To support the Minister in her work for the Chapel community
- To ensure that our main lessees are content with the Buildings and surrounds
- To promote the use of the Chapel for ad hoc lettings
- To care for the Chapel buildings and surrounds

Supporting the Minister

Regular weekly meetings with Rev Kate, producing the weekly noticeboard poster and general email newsletter to be finessed by Katie, our ministry assistant. Members without easy access to computers were sent hard copies of services (when available by Jamela our Finance Assistant).

Rites of passage bookings continued steady throughout the year with weddings, blessings, namings and funerals/memorials. Provided logistical support to the Cold Weather Shelter and Lunch club - it is great to see these social action initiatives thriving at the Chapel.

The **gift aid claims in the year were** processed via Jamela and, importantly Erich Wagner, thanks for his sterling work behind the scenes in all matters financial. If you have not completed a gift aid form please do - so that the chapel can claim on your contributions.

We subscribe to 31:8 for safeguarding expertise and DBS checks. Also to Croner for HR and Health and Safety documentation.

Lessees and lettings

The Academy school and Ballet were our main lessees in 2026. Foxtons lease 9 regular car spaces at the chapel, along with another regular car park lessee. In term time the school utilise up to 6 car spaces.

Other regular lessees include: Keiko's Japanese flower arranging lessons; NA (Narcotics Anonymous); the AA (Alcoholics Anonymous), and CA (Cocaine Anonymous); Monthly Sofar sounds evenings to support and encourage grassroots up and coming musicians spearheaded by Stew's efforts and enthusiasm; regular concerts bookings from Angelo Villani; other ad hoc concerts and voice workshops. We host lectures from Heath and Hampstead Society, in October the Ikebana flower exhibition, and a new 2 day pottery exhibition, we also hosted events for the resurgent Hampstead Arts Festival, as well as services for our friends the Baha'i group and Brahma Samaj. Most Sunday lettings have now ceased due to the successful development of the Chapel's own afternoon programme of activities by Rev Kate.

Chapel Buildings and Surrounds

In the Hall redecoration of the walls took place over summer, some of the external windows in the alleyways were found to be in a dire state in the quinquennial review and so had to be repainted over the summer.

The Manse Kitchen was in a poor state and so was replaced. Improvements to the Manse windows and doors were delayed due to the designation of the Manse as within the curtilage of a listed building. After long discussions with LB Camden listed buildings we have been granted planning permission and are now waiting for manufacture with specialist 'accoya' wood and special double glazed windows to improve heat retention. The Manse Garden was re-designed and a large section replanted.

Site we have experimented with improving drainage and accessibility to the side door in Chapel by installing a hexagonal matrix under the gravel to both retain the gravel but allow free drainage, the area is much improved. The Front gates to Rosslyn Hill were under coated with red oxide paint and repainted in black. Other paintwork on site was addressed including downpipes and some other metal work. Hewes updated our CCTV system in July

The Chapel were very grateful to receive a grant from the (Unitarian) Stamford Trust to cover the cost of the black metal gates at the Brides entrance of **£6,396**.

Gas and Electric: We are now supplied by British Gas for both Gas and Electric all the electricity is renewable and properly certified.

As always the year has been very busy with minor property repairs a constant in an old well-used building.

Rosslyn Mews - Right to Light: CERTIFICATE NOW CONFIRMED

We have via our solicitors Fladgates registered a Right to Light notice regarding 5 - 6 Rosslyn Mews our certificate will run until **23-Dec-2046**.

Registration of this notice is intended to be equivalent to the obstruction of the access of light to the said building across our land which would be caused by the erection of an opaque structure on all the boundaries of our land of unlimited height.

Renewal of this certificate should be made by the Chapel in 2046 - we will put a reminder count down each year on the AGM Agenda so that this important part of our collective memory is not lost.

Chapel Heating Project still pending. The existing Chapel gas heaters have been in steady decline and are at the end of their natural life, the board, admin team and our consultants have spent a huge amount of time and effort to find a solution that will pass listed building consent. Heat pumps were deemed not suitable by LB Camden on noise grounds (noise regulations in London are quite stringent) as well as size issues in relation to the historic building; also the underfloor heating solution was problematic due to historic joists. We have therefore gone back to the drawing board and developed a system using radiators that can be converted in the future to be powered by an eco solution such as air source heat pumps when the size and noise generation is deemed more suitable for our site specific constraints, the system will initially be powered by gas boilers and we hope to install the this summer 2026.

Thank you from the Admin Team: Angela, Jamela (Finance Assistant who left in December) and our Sunday and special event Sexton Team Kris and Vanoty, and Maria our cleaner. Thanks also to George at Church Care Contracts our main contractor and Ryan Bunce our Surveyor who are always on hand to provide information and reassurance.
Angela Dobson

Rosslyn Hill Unitarian Chapel
Annual
General Meeting
Sunday 22nd March 2026 at 12.30pm in
person in chapel and on zoom

PROXY VOTING PAPER

Voting by proxy is permitted at the A.G.M. for those *fully paid up members of at least six months standing* who cannot attend the meeting. *No member may hold more than two proxy votes.* If you wish to vote by proxy please complete the following form and pass it to the person you wish to cast your vote.

I _____ fully paid up member of Rosslyn Hill Chapel hereby
authorise:

_____ to cast my proxy vote at

the Annual General Meeting Sunday 22nd March 2026

Signed: _____

Rosslyn Hill Unitarian Chapel Annual General Meeting Sunday 22nd March 2026

NOMINATIONS FORM

Registered Charity 1131346

To be elected at the Annual General Meeting on 22nd March, 2026

Candidates must be members of the Chapel for over six months at the time of the election. They must be proposed and seconded by fully paid up members of the Chapel.

You can write in additional candidates if you want to make more than nominations. Please PRINT names clearly

Nominations for vacancies on the Board of Trustees

Candidate PRINT NAME	PROPOSED BY	Seconded By

Delegates to the General Assembly 27 – 29 March 2026 chosen by the board

Nominations for representative to the LDPA - (London District and South Eastern Provincial Assembly) 18 April 2026 online 11am – 3pm

Candidate	PROPOSED BY	Seconded By