

THE WAY INN CHRISTIAN CENTRE TRUST

England & Wales · Charity number 1002449

Details

Other names	WAY INN
Status	Registered
Legal form	Trust
Registered	1991-04-04
Register	View on the Charity Commission register

Contact

Address	268 High Street Berkhamsted HP4 1AQ
Phone	01442870768
Email	info@wayinn.com
Website	wayinn.com

Activities

Objects: THE ADVANCEMENT OF THE CHRISTIAN RELIGION.

Activities: The advancement of the Christian religion, primarily through the maintenance of a centre in Berkhamsted.

Classification

- **How:** Provides Services, Provides Advocacy/advice/information
- **What:** Religious Activities
- **Who:** The General Public/mankind

Geography

- **Area of benefit:** BERKHAMSTED,HERTFORDSHIRE
- Hertfordshire

Finances

Period end	Income	Expenditure	Assets	Employees
2025-06-30	£173,698	£195,738	-	-
2024-06-30	£182,858	£201,915	-	-
2023-06-30	£407,134	£412,356	-	-
2022-06-30	£108,517	£100,235	-	-
2021-06-30	£79,469	£69,773	-	-


Trustees

Name	Role	Appointed
JOAN FISHER		2012-11-19
LINDA CATHERINA MORGAN		2019-07-10
Rev Rebecca Susan Fardell		2024-04-19
Stefan Abramian		2019-07-10

THE WAY INN CHRISTIAN CENTRE TRUST

England & Wales - Charity number 1002449

Accounts

From: Lucinda Monks lucinda.monks@wayinn.com 

Subject: Re: WICCT final accounts and letter of representation 30 June 25

Date: 10 April 2026 at 15:04

To: Stefan Abramian abramian.stefan@mail.com, James Foskett james.foskett@duxadvisory.co.uk

Cc: Sarah Osborne sarah.osborne@opendoorberkhamsted.co.uk, Stefan Abramian chair@wayinn.com, Joan Fisher fisherjj1@yahoo.com, Joan Fisher joan.fisher@wayinn.com, Linda morgan linda.bisset@hotmail.co.uk, Linda Morgan linda.morgan@wayinn.com, Rebecca Fardell rebecca.fardell@wayinn.com, Rebecca Fardell rebecca@sunnysidechurch.org.uk, John Danistan john.danistan@duxadvisory.co.uk

LM

Hello All,

Please see attached the signed accounts for WICCT, with the signed letter of representation.

Sarah, could you save these to Sharepoint please?

Kind regards,

Lucinda

Lucinda Monks, Way Inn (Berkhamsted) Limited Finance

On Wed, 1 Apr 2026 at 15:03, Lucinda Monks <lucinda.monks@wayinn.com> wrote:

Hello Stefan and James,

I attach the final version of the WICCT Trustee Report and Financial Statements for the year ending 30 June 2025.

Also attached is the Letter of Representation from the Trustees to Dux for signature.

I shall issue these for signature via DocuSign shortly.

If there are any queries, please come back to me as soon as possible.

Kind regards,

Lucinda

Lucinda Monks, Way Inn (Berkhamsted) Limited Finance

**WICCT Financial Statements ye
300625 final signed.pdf**
246 KB



**Way Inn - Letter of
Representation signed.pdf**



THE WAY INN CHRISTIAN CENTRE TRUST

England & Wales - Charity number 1002449

Accounts

**Report of the Trustees and
Unaudited Financial Statements for the Year Ended 30 June 2024
for
The Way Inn Christian Centre Trust**

DUX Advisory Limited
Chartered Accountants
Kennel Club House
Gatehouse Way
Aylesbury
Buckinghamshire
HP19 8DB

The Way Inn Christian Centre Trust

**Contents of the Financial Statements
for the Year Ended 30 June 2024**

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The Way Inn Christian Centre Trust

Report of the Trustees for the Year Ended 30 June 2024

The trustees present their report with the financial statements of the charity for the year ended 30 June 2024. The trustees have adopted the provisions of Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102) (effective 1 January 2019).

OBJECTIVES AND ACTIVITIES

Objectives

The principal charitable objective of The Way Inn Christian Centre Trust is the advancement of the Christian religion through the acquisition and maintenance of centres in Berkhamsted that express the social mission of the Christian Church for the whole community of Berkhamsted and the surrounding villages. In setting our objectives and planning our activities, our Governors have considered the Charity Commission's public benefit guidance.

The Trust achieves this by providing community spaces in which all sectors of the community can meet and connect and feel supported and a valued part of the local community and wider society. The Trust has seen an increase in financial need in the community over the 12-month period and has planned changes to services to help address the evolving need.

The original centre 'Way Inn Christian Centre Trust' provides the town's main Post Office, a shop selling stationery and greetings cards, Christian literature, gifts and books, and DENS foodbank collections. It offers signposting to other services, warm spaces, local charities, churches and community meal provision, and is a registered warm space. The funding of these activities is through the Trust's trading subsidiary which operates the shop and Post Office.

As the town grew the Trust noticed an increase in loneliness, social isolation and food poverty and a need was seen for the means and space to tackle this.

In 2017 a new rental property was acquired by the Trust to increase its ability to meet its objective of 'Caring for the Community'.

Known as Open Door the centre developed to serve the community of Berkhamsted and surrounding villages through the provision of a donations-based café, arts and well being classes, an exhibition space for local and community art and an encouraging space for people of all ages to meet and make connections or just be themselves.

The centre has worked with local and national charities and agencies to increase and create community awareness of, and thus help in the reduction of, loneliness and social isolation.

ACHIEVEMENT AND PERFORMANCE

The Food Projects

Open Door's donations-only Community Café allows us to support those without the means to provide for themselves. We provide the local community with access to emergency food supplies through our Community Pantry, which is available 24 hours a day. The Community Fridge collects food waste from our local supermarkets each week and redistributes it once a week. A follow on grant from Hubbub enabled the purchase of appropriate tables and a gazebo to allow the weekly fridge to operate outside in all weathers. We are also grateful to be working with local Cheyneys Farm who donate surplus food to the community fridge. The café and community fridge are increasingly busy and are at the heart of the Open Door operation.

We distribute information from local charities and churches on warm spaces and provision of community meals in the town. Our links with Dens (a local Homeless Charity) and the Food Bank (based in our Town Centre space) provide longer-term help for those in need.

The Way Inn Christian Centre Trust

Report of the Trustees for the Year Ended 30 June 2024

ACHIEVEMENT AND PERFORMANCE

Volunteering

We provide opportunities for volunteering for all sectors of the community, from young people to those in retirement. Through taking part in events and training our volunteers use their present skills as well as developing new skills, gaining confidence or just enjoying meeting new people and being part of a community organisation.

Memory Café

Our weekly Memory Café, run in Open Door in partnership with Home Instead, provides support for dementia sufferers and their carers.

Book Club

Our volunteer run book club has grown in popularity, running twice a month on site and twice a month online, making it as accessible as possible for all.

Repair Café

Our monthly volunteer run Repair Café continues to be popular with the local community with an average of 40 items being brought in per session ranging from small electricals to clothes, curtains and toys.

Site Improvements

External improvements to the front of the Open Door building were made possible using donations from local churches and community organisations. At the back of the property, work to the garden continued and was funded by a generous grant and donation secured through HCF from Harpenden Building society. A volunteer led project team worked with contractors to create level paths and seating areas, raised beds, safety fencing round the pond, and a compost area. A team of volunteers now maintains the garden.

Post Office run by the Trust's trading subsidiary

Our Berkhamsted Post Office continues to serve the local community, received the award for Best In Region during this accounting period and working with their Post Office account manager, continues to add new services throughout the year.

Book & stationery shop run by the Trust's trading subsidiary

It was a challenging year for the bookshop with staff changes and sickness. Our plans for the future start with recruiting new staff to replace leavers. We have assigned two of the trustees to take a more active role in the business with the aim of improving profitability.

FINANCIAL REVIEW

Financial review

The financial position of the Trust continues to be satisfactory in 2023-2024 despite having realised a net deficit of £19,058 through its charitable activities. The Trust had a restricted funds balance of £35,860 at the close of the period.

The Way Inn Christian Centre Trust

Report of the Trustees for the Year Ended 30 June 2024

FINANCIAL REVIEW

Grants received

In February 23 The Trustees were delighted to be awarded core funding from National Lottery Community Fund RC London and South East Region. The Trust will receive £301,752 over 5 years to assist with the growth of its Open Door project. The payments are made half-yearly and are a huge support towards Open Door's aim of becoming self-sufficient by 2028. National Lottery visited in Spring 24 to review progress in the first year and to discuss future plans and were pleased with progress to date.

The Trust's other notable grant receipts were as follows:

- Hubbub June 24 £9,000 to support various community food initiatives from June 24 to July 25.
- Berkhamsted Town Council continue to provide £12k per annum funding for various repairs, projects and equipment as required. Their April 23 to April 24 funding had all been used by June 23 towards the installation of the accessible toilet. £2k of the £12k funding for May 24 to April 25 was received in June 24 to help with equipment for the café.

We are grateful for continued support from local supermarkets, churches, associations, Rotary and local businesses for our Food Projects and other activities and for donations from individuals to help with general costs.

Reserves policy

The Trustees have established a policy to maintain unrestricted reserves at a level which ensures the charity's contractual obligations can be met at any given time.

PLANS FOR THE FUTURE

The Trust will streamline services offered at Open Door to make the best possible use of resources. The focus will be on community food with the addition of a new community shop selling donated clothes, toys, games and small household items at a low price, making our services as accessible as possible for all in the community.

At the pottery, wheel throwing and hand building classes will stop in order to conserve resources but pottery painting classes will continue and furniture upcycling classes for adults take place quarterly.

In our town centre site, the trustees have taken the decision to add a new business to those offered by the Trading Subsidiary which will be in operation by December 2024. It will fill a gap left due to the demise of a valued local business and will provide simple printing and photocopying, plus the printing of photographs including passport photographs. This will complement the Post Office and stationery business.

STRUCTURE, GOVERNANCE AND MANAGEMENT

Governing document

The charity is controlled by its governing document, a deed of trust and constitutes an unincorporated charity.

The Way Inn Christian Centre Trust is an unincorporated trust governed by a trust deed dated 15 February 1991 and is registered under the Charities Act 2011, charity registration number 1002449.

Recruitment and appointment of new trustees

As per the constitution, Trustees appointed by the board are recruited according to the constitution via recommending bodies.

The Way Inn Christian Centre Trust

**Report of the Trustees
for the Year Ended 30 June 2024**

STRUCTURE, GOVERNANCE AND MANAGEMENT

Risk management

The trustees have a duty to identify and review the risks to which the charity is exposed and to ensure appropriate controls are in place to provide reasonable assurance against fraud and error.

The Trustees examine the principal areas of the charity's operations and consider the major risks faced in each of these areas.

In their opinion systems are being established which, under normal conditions, should allow these risks to be mitigated to an acceptable level in its day-to-day operations.

REFERENCE AND ADMINISTRATIVE DETAILS

Registered Charity number

1002449

Principal address

The Way Inn
268 High Street
Berkhamsted
Hertfordshire
HP4 1AQ

Trustees

S Abramian Chair
T Muparadzi
Mrs L C Morgan
Mrs J Fisher

Independent Examiner

James Foskett BSc, FCA, DChA
DUX Advisory Limited
Chartered Accountants
Kennel Club House
Gatehouse Way
Aylesbury
Buckinghamshire
HP19 8DB

TRUSTEES' RESPONSIBILITY STATEMENT

The trustees are responsible for preparing the Report of the Trustees and the financial statements in accordance with applicable law and United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice).

The Way Inn Christian Centre Trust

**Report of the Trustees
for the Year Ended 30 June 2024**

TRUSTEES' RESPONSIBILITY STATEMENT - continued

The law applicable to charities in England and Wales, the Charities Act 2011, Charity (Accounts and Reports) Regulations 2008 and the provisions of the trust deed requires the trustees to prepare financial statements for each financial year which give a true and fair view of the state of affairs of the charity and of the incoming resources and application of resources, including the income and expenditure, of the charity for that period. In preparing those financial statements, the trustees are required to

- select suitable accounting policies and then apply them consistently;
- observe the methods and principles in the Charity SORP;
- make judgements and estimates that are reasonable and prudent;
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the charity will continue in business.

The trustees are responsible for keeping proper accounting records which disclose with reasonable accuracy at any time the financial position of the charity and to enable them to ensure that the financial statements comply with the Charities Act 2011, the Charity (Accounts and Reports) Regulations 2008 and the provisions of the trust deed. 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.

09/04/2025

Approved by order of the board of trustees on and signed on its behalf by:

Stefan Abramian

.....
S Abramian - Trustee

**Independent Examiner's Report to the Trustees of
The Way Inn Christian Centre Trust**

Independent examiner's report to the trustees of The Way Inn Christian Centre Trust

I report to the charity trustees on my examination of the accounts of The Way Inn Christian Centre Trust (the Trust) for the year ended 30 June 2024.

Responsibilities and basis of report

As the charity trustees of the Trust you are responsible for the preparation of the accounts in accordance with the requirements of the Charities Act 2011 ('the Act').

I report in respect of my examination of the Trust's accounts carried out under Section 145 of the Act and in carrying out my examination I have followed all applicable Directions given by the Charity Commission under Section 145(5)(b) of the Act.

Independent examiner's statement

I have completed my examination. I confirm that no material matters have come to my attention in connection with the examination giving me cause to believe that in any material respect:

1. accounting records were not kept in respect of the Trust as required by Section 130 of the Act; or
2. the accounts do not accord with those records; or
3. the accounts do not comply with the applicable requirements concerning the form and content of accounts set out in the Charities (Accounts and Reports) Regulations 2008 other than any requirement that the accounts give a true and fair view which is not a matter considered as part of an independent examination.

I have no concerns and have come across no other matters in connection with the examination to which attention should be drawn in this report in order to enable a proper understanding of the accounts to be reached.

James Foskett

James Foskett BSc, FCA, DChA

DUX Advisory Limited
Chartered Accountants
Kennel Club House
Gatehouse Way
Aylesbury
Buckinghamshire
HP19 8DB

11/04/2025

Date:

The Way Inn Christian Centre Trust

Statement of Financial Activities
for the Year Ended 30 June 2024

	Notes	Unrestricted funds £	Restricted funds £	30.6.24 Total funds £	30.6.23 Total funds £
INCOME AND ENDOWMENTS FROM					
Donations and legacies	3	12,729	81,056	93,785	75,290
Charitable activities					
Charitable Activities	5	42,396	-	42,396	46,155
Other trading activities	4	46,314	-	46,314	37,743
Other income	6	363	-	363	55
Total		<u>101,802</u>	<u>81,056</u>	<u>182,858</u>	<u>159,243</u>
EXPENDITURE ON					
Charitable activities					
Governance costs	7	3,850	-	3,850	1,581
Charitable Activities		130,759	67,306	198,065	171,826
Costs of generating funds		-	-	-	-
Total		<u>134,609</u>	<u>67,306</u>	<u>201,915</u>	<u>173,407</u>
NET INCOME/(EXPENDITURE)					
Transfers between funds	16	(32,807)	13,750	(19,057)	(14,164)
		<u>1,705</u>	<u>(1,705)</u>	<u>-</u>	<u>-</u>
Net movement in funds		<u>(31,102)</u>	<u>12,045</u>	<u>(19,057)</u>	<u>(14,164)</u>
RECONCILIATION OF FUNDS					
Total funds brought forward		339,309	23,815	363,124	377,288
TOTAL FUNDS CARRIED FORWARD		<u><u>308,207</u></u>	<u><u>35,860</u></u>	<u><u>344,067</u></u>	<u><u>363,124</u></u>

The notes form part of these financial statements

The Way Inn Christian Centre Trust

Balance Sheet
30 June 2024

	Notes	Unrestricted funds £	Restricted funds £	30.6.24 Total funds £	30.6.23 Total funds £
FIXED ASSETS					
Tangible assets	11	293,711	-	293,711	291,573
Investments	12	2	-	2	2
		<u>293,713</u>	<u>-</u>	<u>293,713</u>	<u>291,575</u>
CURRENT ASSETS					
Debtors	13	345	-	345	-
Cash at bank and in hand		30,533	35,860	66,393	84,377
		<u>30,878</u>	<u>35,860</u>	<u>66,738</u>	<u>84,377</u>
CREDITORS					
Amounts falling due within one year	14	(16,384)	-	(16,384)	(12,828)
		<u>14,494</u>	<u>35,860</u>	<u>50,354</u>	<u>71,549</u>
NET CURRENT ASSETS					
		<u>308,207</u>	<u>35,860</u>	<u>344,067</u>	<u>363,124</u>
TOTAL ASSETS LESS CURRENT LIABILITIES					
		<u>308,207</u>	<u>35,860</u>	<u>344,067</u>	<u>363,124</u>
NET ASSETS					
		<u>308,207</u>	<u>35,860</u>	<u>344,067</u>	<u>363,124</u>
FUNDS					
	16			308,207	339,309
Unrestricted funds				35,860	23,815
Restricted funds				<u>344,067</u>	<u>363,124</u>
TOTAL FUNDS					
				<u>344,067</u>	<u>363,124</u>

09/04/2025

The financial statements were approved by the Board of Trustees and authorised for issue on
and were signed on its behalf by:

Stefan Abramian

.....
S Abramian - Trustee

The Way Inn Christian Centre Trust

Notes to the Financial Statements for the Year Ended 30 June 2024

1. ACCOUNTING POLICIES

Basis of preparing the financial statements

The financial statements of the charity, which is a public benefit entity under FRS 102, have been prepared in accordance with the Charities SORP (FRS 102) 'Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102) (effective 1 January 2019)', Financial Reporting Standard 102 'The Financial Reporting Standard applicable in the UK and Republic of Ireland' and the Charities Act 2011. The financial statements have been prepared under the historical cost convention, with the exception of investments which are included at market value.

The financial statements have departed from the Charities (Accounts and Reports) Regulations 2008 only to the extent required to provide a true and fair view. This departure has involved following the Statement of Recommended Practice for charities applying FRS 102 rather than the version of the Statement of Recommended Practice which is referred to in the Regulations but which has since been withdrawn.

The financial statements are presented in sterling (£).

The trustees consider that there are no material uncertainties about the Charity's ability to continue as a going concern.

Income

All income is recognised in the Statement of Financial Activities once the charity has entitlement to the funds, it is probable that the income will be received and the amount can be measured reliably.

Expenditure

Liabilities are recognised as expenditure as soon as there is a legal or constructive obligation committing the charity to that expenditure, it is probable that a transfer of economic benefits will be required in settlement and the amount of the obligation can be measured reliably. Expenditure is accounted for on an accruals basis and has been classified under headings that aggregate all cost related to the category. Where costs cannot be directly attributed to particular headings they have been allocated to activities on a basis consistent with the use of resources.

Investments

Investments are included in the accounts at the nominal cost of the shares to the charity.

General fund

The general fund consists of those amounts which the Trustees may use in furtherance of the charitable objectives of The Way Inn Christian Centre Trust at their own discretion.

Tangible fixed assets

Depreciation is provided on tangible fixed assets so as to write off the cost or valuation, less any estimated residual value, over their expected useful economic life as follows:

Fixtures and fittings and equipment	25% straight line method.
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Taxation

The charity is exempt from tax on its charitable activities.

Fund accounting

Unrestricted funds can be used in accordance with the charitable objectives at the discretion of the trustees.

The Way Inn Christian Centre Trust

Notes to the Financial Statements - continued for the Year Ended 30 June 2024

1. ACCOUNTING POLICIES - continued

Fund accounting

Restricted funds can only be used for particular restricted purposes within the objects of the charity. Restrictions arise when specified by the donor or when funds are raised for particular restricted purposes.

Designated funds are funds set aside by the Trustees out of unrestricted general funds for specific future purposes or projects.

Further explanation of the nature and purpose of each fund is included in the notes to the financial statements.

Foreign currencies

Assets and liabilities in foreign currencies are translated into sterling at the rates of exchange ruling at the balance sheet date. Transactions in foreign currencies are translated into sterling at the rate of exchange ruling at the date of transaction. Exchange differences are taken into account in arriving at the operating result.

Cash and cash equivalents

Cash and cash equivalents comprise cash on hand and call deposits, and other short-term highly liquid investments that are readily convertible to a known amount of cash and are subject to an insignificant risk of change in value.

Freehold property

It is the policy of the Trustees to ensure that the fabric of the property is maintained in good condition. The property was last professionally revalued on 04 April 2024 and no further depreciation is considered necessary for this financial year.

2. SIGNIFICANT JUDGMENTS AND ESTIMATES

In the application of the charity's accounting policies, management is required to make judgments, estimates and assumptions about the carrying values of assets and liabilities that are not readily apparent from other sources. The estimates and underlying assumptions are based on historical experience and other factors that are considered to be relevant. Actual results may differ from these estimates.

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

3. DONATIONS AND LEGACIES

	30.6.24	30.6.23
	£	£
Donations	13,229	14,418
Restricted grants	80,556	60,872
	<u>93,785</u>	<u>75,290</u>

The grants are restricted in nature and include the following: National Lottery Community Fund RC London and South East Region, Hubbub Foundation, Herts Community Fund, HCC NHS Charities Together, Berkhamsted Town Council Community Service Grant, Various Small Grants, Herts Community Fund, Dacorum Borough Council, Berkhamsted Town Council, Charitable Pottery Trust, Herts CC, Private Doner, Hertfordshire County Council Locality Budget Terry Douris Berkhamsted Parochial

The Way Inn Christian Centre Trust

Notes to the Financial Statements - continued
for the Year Ended 30 June 2024

4. OTHER TRADING ACTIVITIES			30.6.24	30.6.23
			£	£
Open Door			46,314	37,743
			<u> </u>	<u> </u>
5. INCOME FROM CHARITABLE ACTIVITIES			30.6.24	30.6.23
			£	£
Open door	Activity		42,396	46,155
	Charitable Activities		<u> </u>	<u> </u>
6. OTHER INCOME			30.6.24	30.6.23
			£	£
Interest Income			363	55
			<u> </u>	<u> </u>
7. CHARITABLE ACTIVITIES COSTS				
		Direct	Support	Totals
		Costs	costs	
		£	£	£
Governance costs		-	3,850	3,850
Charitable Activities		198,065	-	198,065
		<u> </u>	<u> </u>	<u> </u>
		198,065	3,850	201,915
		<u> </u>	<u> </u>	<u> </u>

Support costs is made up of £2,350 (2023: £1,000) for the independent examination and £1,500 (2023: £581) for other professional services.

8. TRUSTEES' REMUNERATION AND BENEFITS

There were no trustees' remuneration or other benefits for the year ended 30 June 2024 nor for the year ended 30 June 2023.

Trustees' expenses

There were no trustees' expenses paid for the year ended 30 June 2024 nor for the year ended 30 June 2023.

The Way Inn Christian Centre Trust

Notes to the Financial Statements - continued
for the Year Ended 30 June 2024

9. STAFF COSTS

	30.6.24	30.6.23
	£	£
Wages and salaries	59,094	29,881
	<u>59,094</u>	<u>29,881</u>

The average monthly number of employees during the year was as follows:

	30.6.24	30.6.23
Number of staff	<u>6</u>	<u>3</u>

No employees received emoluments in excess of £60,000.

10. COMPARATIVES FOR THE STATEMENT OF FINANCIAL ACTIVITIES

	Unrestricted funds £	Restricted funds £	Total funds £
INCOME AND ENDOWMENTS FROM			
Donations and legacies	21,010	54,280	75,290
Charitable activities			
Charitable Activities	46,056	99	46,155
Other trading activities	36,843	900	37,743
Other income	55	-	55
Total	<u>103,964</u>	<u>55,279</u>	<u>159,243</u>
EXPENDITURE ON			
Charitable activities			
Governance costs	1,581	-	1,581
Charitable Activities	117,361	54,465	171,826
Costs of generating funds	(789)	789	-
Total	<u>118,153</u>	<u>55,254</u>	<u>173,407</u>
NET INCOME/(EXPENDITURE)	(14,189)	25	(14,164)
Transfers between funds	1,808	(1,808)	-
Net movement in funds	(12,381)	(1,783)	(14,164)
RECONCILIATION OF FUNDS			
Total funds brought forward	351,689	25,599	377,288
TOTAL FUNDS CARRIED FORWARD	<u>339,308</u>	<u>23,816</u>	<u>363,124</u>

The Way Inn Christian Centre Trust

Notes to the Financial Statements - continued
for the Year Ended 30 June 2024

11. TANGIBLE FIXED ASSETS

	Freehold property £	Fixtures and fittings £	Totals £
COST			
At 1 July 2023	290,000	1,911	291,911
Additions	-	2,878	2,878
	<hr/>	<hr/>	<hr/>
At 30 June 2024	290,000	4,789	294,789
	<hr/>	<hr/>	<hr/>
DEPRECIATION			
At 1 July 2023	-	338	338
Charge for year	-	740	740
	<hr/>	<hr/>	<hr/>
At 30 June 2024	-	1,078	1,078
	<hr/>	<hr/>	<hr/>
NET BOOK VALUE			
At 30 June 2024	290,000	3,711	293,711
	<hr/>	<hr/>	<hr/>
At 30 June 2023	290,000	1,573	291,573
	<hr/>	<hr/>	<hr/>

12. FIXED ASSET INVESTMENTS

	Shares in group undertakings £
COST LESS IMPAIRMENT	
At 1 July 2023 and 30 June 2024	2
	<hr/>
NET BOOK VALUE	
At 30 June 2024	2
	<hr/>
At 30 June 2023	2
	<hr/>

There were no investment assets outside the UK.

The investment is the whole of the issued share capital of The Way Inn (Berkhamsted) Limited which was received by way of a gift to the Trust.

The Way Inn Christian Centre Trust

Notes to the Financial Statements - continued
for the Year Ended 30 June 2024

13. DEBTORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	30.6.24	30.6.23
	£	£
Prepayments and accrued income	345	-
	<u>345</u>	<u>-</u>

14. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	30.6.24	30.6.23
	£	£
Trade creditors	-	390
Other creditors	16,384	12,438
	<u>16,384</u>	<u>12,828</u>

15. LOANS

An analysis of the maturity of loans is given below:

	30.6.24	30.6.23
	£	£
Amounts falling due within one year on demand:		
Other loans	12,438	12,438
	<u>12,438</u>	<u>12,438</u>

The intercompany loan is currently used to facilitate transactions between WIBL and WICCT, and it remains interest-free.

The Way Inn Christian Centre Trust

Notes to the Financial Statements - continued
for the Year Ended 30 June 2024

16. MOVEMENT IN FUNDS

	At 1.7.23 £	Net movement in funds £	Transfers between funds £	At 30.6.24 £
Unrestricted funds				
General fund	331,081	(14,956)	1,705	317,830
Designated – WICCT (268 High Street)	13,319	(6,122)	-	7,197
Designated – Pottery Shed	(6,203)	(10,617)	-	(16,820)
Designated – Garden	1,112	(1,112)	-	-
	<u>339,309</u>	<u>(32,807)</u>	<u>1,705</u>	<u>308,207</u>
Restricted funds				
National Lottery Community Fund RC London and South East Region	21,057	3,803	-	24,860
Hubbub Foundation	-	9,000	-	9,000
Herts Community Food Grant Hubbub Foundation	1,424	(1,424)	-	-
HCC NHS Charities Together	819	886	(1,705)	-
Berkhamsted Town Council Community Service Grant	515	(515)	-	-
	-	2,000	-	2,000
	<u>23,815</u>	<u>13,750</u>	<u>(1,705)</u>	<u>35,860</u>
TOTAL FUNDS	<u>363,124</u>	<u>(19,057)</u>	<u>-</u>	<u>344,067</u>

The Way Inn Christian Centre Trust

Notes to the Financial Statements - continued
for the Year Ended 30 June 2024

16. MOVEMENT IN FUNDS - continued

Net movement in funds, included in the above are as follows:

	Incoming resources £	Resources expended £	Movement in funds £
Unrestricted funds			
General fund	74,707	(89,663)	(14,956)
Designated – WICCT (268 High Street)	2,363	(8,485)	(6,122)
Designated – Pottery Shed	22,232	(32,849)	(10,617)
Designated – Garden	2,500	(3,612)	(1,112)
	<u>101,802</u>	<u>(134,609)</u>	<u>(32,807)</u>
Restricted funds			
National Lottery Community Fund RC London and South East Region	63,256	(59,453)	3,803
Hubbub Foundation	9,000	-	9,000
Herts Community Food Grant	-	(1,424)	(1,424)
Hubbub Foundation	1,000	(114)	886
Various Small Grants	1,000	(1,000)	-
HCC NHS Charities Together	-	(515)	(515)
Berkhamsted Town Council Community Service Grant	2,000	-	2,000
Herts Community Grants	4,800	(4,800)	-
	<u>81,056</u>	<u>(67,306)</u>	<u>13,750</u>
TOTAL FUNDS	<u><u>182,858</u></u>	<u><u>(201,915)</u></u>	<u><u>(19,057)</u></u>

The Way Inn Christian Centre Trust

Notes to the Financial Statements - continued
for the Year Ended 30 June 2024

16. MOVEMENT IN FUNDS - continued

Comparatives for movement in funds

	At 1.7.22 £	Net movement in funds £	Transfers between funds £	At 30.6.23 £
Unrestricted funds				
General fund	331,465	(2,189)	1,808	331,084
Designated – WICCT (268 High Street)	19,534	(6,216)	-	13,318
Designated – Pottery Shed	690	(6,894)	-	(6,204)
Designated – Garden	-	611	-	611
Garden Locality Grant	-	500	-	500
	<u>351,689</u>	<u>(14,188)</u>	<u>1,808</u>	<u>339,309</u>
Restricted funds				
National Lottery Community Fund RC London and South East Region	-	21,057	-	21,057
Herts Community Food Grant	-	1,424	-	1,424
Hubbub Foundation	3,000	(2,181)	-	819
Herts CC, Private Donor, Berkhamsted Town Council, Dacorum Borough Council, Hertfordshire County Council Locality Budget Terry Douris Berkhamsted Parochial	8,500	(8,710)	210	-
HCC NHS Charities Together	3,000	(2,485)	-	515
Dacorum Borough Council	4,379	(3,309)	(1,070)	-
Berkhamsted Town Council	2,866	(2,866)	-	-
Charitable Pottery Equipment	750	(750)	-	-
Other	3,104	(2,156)	(948)	-
	<u>25,599</u>	<u>24</u>	<u>(1,808)</u>	<u>23,815</u>
TOTAL FUNDS	<u><u>377,288</u></u>	<u><u>(14,164)</u></u>	<u><u>-</u></u>	<u><u>363,124</u></u>

The Way Inn Christian Centre Trust

**Notes to the Financial Statements - continued
for the Year Ended 30 June 2024**

16. MOVEMENT IN FUNDS - continued

Comparative net movement in funds, included in the above are as follows:

	Incoming resources £	Resources expended £	Movement in funds £
Unrestricted funds			
General fund	89,353	(91,542)	(2,189)
Designated – WICCT (268 High Street)	1,383	(7,599)	(6,216)
Designated – Pottery Shed	11,123	(18,017)	(6,894)
Designated – Garden	1,105	(494)	611
Garden Locality Grant	1,000	(500)	500
	<hr/>	<hr/>	<hr/>
	103,964	(118,152)	(14,188)
Restricted funds			
National Lottery Community Fund RC London and South East Region	33,450	(12,393)	21,057
Herts Community Food Grant	4,972	(3,548)	1,424
Hubbub Foundation	1	(2,182)	(2,181)
Herts CC, Private Donor, Berkhamsted Town Council, Dacorum Borough Council, Hertfordshire County Council Locality Budget Terry Douris Berkhamsted Parochial	12,000	(20,710)	(8,710)
HCC NHS Charities Together	1	(2,486)	(2,485)
Dacorum Borough Council	(875)	(2,434)	(3,309)
Berkhamsted Town Council	6,000	(8,866)	(2,866)
Charitable Pottery Equipment	-	(750)	(750)
Other	(270)	(1,886)	(2,156)
	<hr/>	<hr/>	<hr/>
	55,279	(55,255)	24
TOTAL FUNDS	<hr/> <hr/>	<hr/> <hr/>	<hr/> <hr/>
	159,243	(173,407)	(14,164)

17. RELATED PARTY DISCLOSURES

There were related party transactions for the year ended 30th June 2024 in the form of repayments of an interest-free loan to a current trustee, with the final repayment made in February 2024.

The Way Inn Christian Centre Trust

Detailed Statement of Financial Activities
for the Year Ended 30 June 2024

	30.6.24 £	30.6.23 £
INCOME AND ENDOWMENTS		
Donations and legacies		
Donations	13,229	14,418
Restricted grants	80,556	60,872
	<hr/>	<hr/>
	93,785	75,290
Other trading activities		
Open Door	46,314	37,743
Charitable activities		
Open door	42,396	46,155
Other income		
Interest Income	363	55
	<hr/>	<hr/>
Total incoming resources	182,858	159,243
EXPENDITURE		
Charitable activities		
Wages	59,094	29,881
Rates and water	154	1,669
Insurance	2,123	3,854
Light and heat	5,749	7,410
Telephone	532	477
Printing and stationery	491	194
Advertising	4,417	-
Sundries	2,040	3,718
Direct Expenses - Cafe	14,579	11,107
Direct Expenses - Events	5,382	3,828
Direct Expenses - Exhibitions	12,146	7,097
Direct Expenses Venue Hire	99	198
Peoples Costs	11,249	15,629
General Expenses	6,790	18,216
Rent	29,040	24,090
Repairs and Maintenance	9,994	36,716
Entertainment	140	57
Bank Fees	1,364	1,298
Waste Management	5,718	446
Depreciation Expense	741	338
Carried forward	171,842	166,223

This page does not form part of the statutory financial statements

The Way Inn Christian Centre Trust

Detailed Statement of Financial Activities
for the Year Ended 30 June 2024

	30.6.24	30.6.23
	£	£
Charitable activities		
Brought forward	171,842	166,223
IT Software and Consumables	2,719	1,890
Cleaning	4,500	3,491
Direct Expenses - Grants	12,996	250
Exceptional items	6,008	(48)
	<u>198,065</u>	<u>171,806</u>
Support costs		
Other		
Donations	-	20
Governance costs		
Independent Examiner Fees	3,850	1,581
	<u>201,915</u>	<u>173,407</u>
Total resources expended		
	<u>(19,057)</u>	<u>(14,164)</u>

This page does not form part of the statutory financial statements

THE WAY INN CHRISTIAN CENTRE TRUST

England & Wales - Charity number 1002449

Accounts

Document Details:

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Signature Details

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Email:	abramian.stefan@mail.com
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The Way Inn Christian Centre Trust

Annual report and Accounts

for the year ended 30 June 2023

Stewarts Accountants Limited
271 High Street
Berkhamsted
Herts
HP4 1AA

The Way Inn Christian Centre Trust

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The Way Inn Christian Centre Trust

Legal and Administrative Information

Trustees	S Abramian (Chairman) J Fisher L Morgan
Registered Address	The Way Inn 268 High Street Berkhamsted Herts HP4 1AQ
Charity Registration Number	1002449
Accountants	Stewarts Accountants Limited 271 High Street Berkhamsted Herts HP4 1AA
Bankers	Clydesdale Bank Tempus 249 Midsummer Boulevard Milton Keynes MK9 1EA
Solicitors	Austins LLP 175 High Street Berkhamsted Herts HP4 3AP

The Way Inn Christian Centre Trust

Report of the Trustees for the Year ended 30 June 2023

The Trustees present their statutory report together with the consolidated accounts of The Way Inn Christian Centre Trust for the year ended 30 June 2023.

The results for the year are presented in the form of a Statement of Financial Activities, which adopts the provisions of the Statement of Recommended Practice (SORP) "Accounting and Reporting by Charities" 2005.

Structure, governance and management

The Way Inn Christian Centre Trust is an unincorporated trust governed by a trust deed dated 15 February 1991 and is registered under the Charities Act 2011, charity registration number 1002449.

Recruitment and appointment of trustees

As per the constitution, Trustees appointed by the board are recruited according to the constitution via recommending bodies.

Objectives and Activities

The principal charitable objective of The Way Inn Christian Centre Trust is the advancement of the Christian religion through the acquisition and maintenance of centres in Berkhamsted that express the social mission of the Christian Church for the whole community of Berkhamsted and the surrounding villages. In setting our objectives and planning our activities our Governors have considered the Charity Commission's public benefit guidance.

The Trust achieves this by providing community spaces in which all sectors of the community can meet and connect, and feel encouraged, supported and a valued part of our community and society. The Trust has seen a huge increase in social isolation and people's anxiety and stress levels due to the pandemic, increasing financial burdens and a struggling economy.

The original centre 'Way Inn Christian Centre Trust' provides the town's main Post Office, a shop selling stationery and greetings cards, Christian literature, gifts and books, and DENS foodbank collections. It offers signposting to other services, warm spaces, local charities, churches and community meal provision, and is a registered warm space. The funding of these activities has been mainly through the Trust's trading subsidiary, which operates the shop and the Post Office.

As the town grew the Trust noticed an increase in loneliness, social isolation and food poverty and a need was seen for the means and space to tackle this.

In 2017 a new rental property was acquired by the Trust to increase its ability to meet its objective of 'Caring for the Community'.

Known as Open Door the centre developed to serve the community of Berkhamsted and surrounding villages through the provision of a donations-based cafe, arts and well being classes, an exhibition space for local and community art and an encouraging space for people of all ages to meet and make connections or just be themselves.

The centre has worked with local and national charities and agencies to increase and create community awareness of, and thus help in the reduction of, loneliness and social isolation.

Initial funding was through:-

Venue Hire for small businesses and clubs

Takings from the café provided in the space

Provision of exhibition space and workshops for and by local artists, societies and organisations.

Open Door has been supported during the year by 25 volunteers in the café and 40 volunteers for other activities.

The Way Inn Christian Centre Trust

Achievements and Performance

The Trust's main objectives for the year continued to be the development of Open Door, our community space. Moving from a small volunteer run organisation we have worked hard to come together to deliver and expand our charitable objectives for our community.

Arts and Well-being Activities

Open Door has provided an increasing range of arts and physical and mental well-being activities. These take place both in person and on-line, allowing them to be accessed by all members and sectors of the community. Our Make and Mend Project continued, providing sewing classes and other events.

The Food Projects

Open Door's donations-only Community Café allows us to support those without the means to provide for themselves. We provide the local community with access to emergency food supplies through our Community Pantry, which is available 24 hours a day. The Community Fridge collects food waste from our local supermarkets each week and redistributes it.

We also distribute information from local charities and churches on warm spaces and provision of community meals in the town. Our links with Dens (a local Homeless Charity) and the Food Bank (based in our Town Centre space) provide longer-term help for those in need.

Volunteering

We provide opportunities for volunteering for all sectors of the community, from young people to those in retirement. These included roles in our community café, our community garden, our arts space the Community Pottery Shed and our memory café for dementia sufferers and their carers.

Through taking part in events and training our volunteers were able to use their present skills as well as develop new skills and the confidence to re-engage with Society.

Memory Café

Our weekly Memory Café, run in Open Door in partnership with Home Instead, provides support for dementia sufferers and their carers.

Support for the Ukrainian Cause

Following the February 22 Russian Invasion of Ukraine, the Trust held an art exhibition to help the Ukrainian cause through art and café sales. The Trust continues to support the cause with the provision of space for English language lessons and 'Meet-ups', counseling and information.

Site Improvements

The installation of an accessible toilet has enhanced the usability of our space and our ability to welcome a wider sector of the community. Our community garden has been developed, providing a restful space for the café and events.

Operational Improvements

Behind the scenes we have been improving our policies, health and safety procedures and processes to ensure we operate as safely and effectively as possible.

Plans for the future

The Trust will continue and build on the activities and services offered, with a focus on making our services as accessible as possible for all in the community.

We will broaden our engagement with a wider range of outside agencies and create opportunities to support local small businesses and community organisations.

We will continue to review and improve our governance to embed financial and operational stability.

Financial review

The financial position of the Trust continues to be satisfactory in 2022-23 despite having realised a net deficit of £5,222 through its charitable activities and the trading activities of the wholly owned subsidiary. The Trust had a restricted funds balance of £23,815 at the close of the period.

The Way Inn Christian Centre Trust

Reserves Policy

The Trustees have established a policy to maintain unrestricted reserves at a level which ensures the charity's contractual obligations can be met at any given time.

Grants Received

The Trust received many grants during the 2022-2023 Period and continues to rely on this valuable support.

In February 23 The Trustees were delighted to be awarded core funding from National Lottery Community Fund RC London and South East Region. The Trust will receive £301,752 over 5 years to assist with the growth of its Open Door project. The payments are made half-yearly, and are a huge support towards Open Door's aim of becoming self-sufficient by 2028. The first half-yearly payment of £33,450 was received in March 23.

The Trust's other notable grant receipts were as follows:

- Berkhamsted Town Council - £12,000 towards the cost of installing an accessible toilet facility, which was added to grants and donations awarded in the previous financial year from other sources and enabled the work to go ahead in 2023. It has provided a very valuable and welcome addition to the space.
- Berkhamsted Town Council – a further £6,000 to help fund the Operations Manager's salary.
- Herts Community Fund - £4,972 to support the Pantry and Community Food projects over the winter and spring of 2022/2023

Other smaller but very much appreciated grants were provided by:

- HCF Warm Herts
- HCC Nigel Taylor Locality
- Rotary for Ukrainians
- Gade Valley Arts Society and Rotary
- Community Development Household Support Grant
- Herts community Green Fund
- Dacorum Borough Council

We are grateful for support from local supermarkets, local churches, Rotary and local businesses for our food projects and other activities.

Risk Management

The Trustees examine the principal areas of the charity's operations and consider the major risks faced in each of these areas.

In their opinion systems are being established which, under normal conditions, should allow these risks to be mitigated to an acceptable level in its day-to-day operations.

Trustees' Responsibilities Statement

The Trustees are required to prepare accounts for each financial year which give a true and fair view of the state of the affairs of the Trust and of the surplus or deficit of the Trust for that period. In preparing those accounts, the Trustees are required to:

- select suitable accounting policies and then apply them consistently;
- make judgments and estimates that are reasonable and prudent;
- follow applicable accounting standards, subject to any material departures disclosed and explained in the accounts;
- prepare the accounts on the going concern basis unless it is inappropriate to presume that the Trust will continue in business.

The Way Inn Christian Centre Trust

The Trustees are responsible for keeping accounting records which disclose with reasonable accuracy the financial position of the Trust and to enable them to ensure that the accounts comply with the Charities Act 2011. They have general responsibility for taking such steps as are reasonably open to them to safeguard the assets of the Trust and to prevent and detect fraud and other irregularities.

Signed on behalf of the Trustees:

S Abramian

Trustee

Approved by the Trustees on 26 March 2024

The Way Inn Christian Centre Trust

Independent Examiner's Report

I report on the accounts of the Trust for the year ended 30 June 2023, which are set out on pages 8 to 15.

Respective responsibilities of trustees and examiner

The charity's trustees consider that the audit requirements in the Charities (Accounts and Reports) Regulations 2008 ("the Regulations") and section 144(2) of the Charities Act 2011 ("the Act") do not apply. It is my responsibility to issue this report on those accounts in accordance with the terms of the Regulations.

Basis of independent examiner's report

My examination was carried out in accordance with the General Directions given by the Charity Commissioners under section 145(5)b of the Act. That examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts, and seeking explanations from you as trustees concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in an audit, and consequently I do not express an audit opinion on the accounts.

Independent examiner's statement

In the course of my examination, no matter has come to my attention:

1. which gives me reasonable cause to believe that, in any material respect, the trustees have not met the requirements to ensure that:
 - proper accounting records are kept in accordance with section 130 of the Act; and
 - accounts are prepared which accord with the accounting records and comply with the accounting requirements of the Act and the Regulations; or
2. to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

G D James ACCA
Stewarts Accountants Limited
271 High Street
Berkhamsted
Herts HP4 1AA

Date: 28 March 2024

The Way Inn Christian Centre Trust

Statement of Financial Activities for the Year Ended 30 June 2023

	Notes	2023 £	2023 £	2022 £	2022 £
General Fund					
Incoming resources from generated funds:					
Donations			14,419		33,368
Grants			60,872		44,600
Interest receivable			55		3
Incoming resources from charitable activities:					
Open Door			46,154		30,549
Incoming resources from other trading activities:					
Open Door			<u>37,744</u>		<u>-</u>
			159,244		108,517
Resources expended					
Costs of generating funds	2	156,871		84,191	
Charitable activities	2	14,956		14,372	
Governance costs	2	<u>1,581</u>		<u>1,672</u>	
			<u>173,408</u>		<u>100,235</u>
(Deficit) / Surplus for the year			(14,164)		8,282
Net resources (utilised) / generated by trading subsidiary	8		<u>8,942</u>		<u>9,644</u>
Net movement in funds	9		(5,222)		17,926
Balance brought forward at 1 July 2022			<u>420,618</u>		<u>402,692</u>
Balance carried forward at 30 June 2023			<u>415,396</u>		<u>420,618</u>

The Way Inn Christian Centre Trust

Balance Sheet of the Charity as at 30 June 2023

	Notes	2023 £	2023 £	2022 £	2022 £
Tangible Fixed Assets					
Freehold property	4		290,000		290,000
Office equipment	4		1,573		-
Investments	5		<u>2</u>		<u>2</u>
			291,575		290,002
Current Assets					
Debtors	6	-		-	
Cash at bank and in hand		<u>84,378</u>		<u>98,931</u>	
		84,378		98,931	
Creditors: amounts falling due within one year	7	<u>(12,829)</u>		(11,646)	
Net current assets			<u>71,549</u>		<u>87,285</u>
Total assets less current liabilities			363,124		377,287
Creditors: amounts falling due after one year					
Bank Loan		-		-	
Mortgage loan		<u>-</u>		<u>-</u>	
			<u>-</u>		<u>-</u>
Total net assets			<u>363,124</u>		<u>377,287</u>
General Fund	9		<u>363,124</u>		<u>377,287</u>

Signed on behalf of the Trustees:

S Abramian
Trustee

Approved by the Trustees on 26 March 2024

The Way Inn Christian Centre Trust

Consolidated Balance Sheet as at 30 June 2023

	Notes	2023 £	2023 £	2022 £	2022 £
Fixed Assets					
Intangible assets	3		12,825		14,590
Tangible assets	4		<u>293,759</u>		<u>292,316</u>
			306,584		306,906
Current Assets					
Stocks		51,375		45,733	
Debtors	6	216		11,646	
Cash at bank and in hand		<u>103,618</u>		<u>127,660</u>	
		155,209		185,079	
Creditors: amounts falling due within one year	7	(6,011)		<u>(20,408)</u>	
Net current assets			<u>149,198</u>		<u>164,671</u>
Total assets less current liabilities			455,782		471,577
Creditors: amounts falling due after one year					
Trustee loans		-		(1,800)	
Total net assets			<u>455,782</u>		<u>469,777</u>

The Way Inn Christian Centre Trust

Principal Accounting Policies for the Year Ended 30 June 2023

Basis of accounting

The accounts have been prepared under the historical cost convention and in accordance with applicable Accounting Standards and the Statement of Recommended Practice (SORP), "Accounting and Reporting by Charities" 2015.

Basis of Consolidation

The statement of financial activities and balance sheet consolidate the accounts of the charity and its trading subsidiary up to the balance sheet date.

Investments

Investments are included in the accounts at the nominal cost of the shares to the donors.

General Fund

The general fund consists of those amounts which the Trustees may use in furtherance of the charitable objectives of The Way Inn Christian Centre Trust at their own discretion.

No restrictions have been placed on any donations received by the Trust.

Donations

Donations are credited to the income and expenditure account in the year in which they are received. Any recoverable tax is shown in the year of receipt from H M Revenue & Customs.

Investment Income

Investment income is credited to the income and expenditure account in the year in which it is received.

Resources Expended

Liabilities are recognised as resources expended as soon as there is a legal or constructive obligation committing the charity to the expenditure. All expenditure is accounted for on an accruals basis and has been classified under headings that aggregate all costs related to the category.

Freehold Property

It is the policy of the Trustees to ensure that the fabric of the property is maintained in good condition. The property was last professionally revalued on 26 September 2019 and no further depreciation is considered necessary for this financial year.

Intangible Fixed Assets

The Post Office licence, which does not have a defined life span, is being amortised over forty years at a rate of 2.5% per annum.

Tangible Fixed Assets

Depreciation is provided on tangible fixed assets so as to write off the cost or valuation, less any estimated residual value, over their expected useful economic life as follows:

Fixtures and fittings and equipment 25% straight line method

The Way Inn Christian Centre Trust

Principal Accounting Policies for the Year Ended 30 June 2023 (continued)

Stocks

Stocks are valued at the lower of cost and net realisable value, after making due allowance for obsolete and slow-moving items.

Cash flow

The accounts do not include a cash flow statement because the group (i.e., the charity and its subsidiary), as a small reporting entity is exempt from the requirement to prepare such a statement under Financial Reporting Standard 1 “Cash flow statements”.

The Way Inn Christian Centre Trust

Notes to the Accounts for the Year Ended 30 June 2023

1 Trustees' remuneration

No Trustee received any remuneration in respect of their services during the period.

2 Total Resources Expended

	Staff Costs £	Other Direct Costs £	Support Costs £	2023 Total £
Costs of generating funds:				
Rates & other overheads	-	119,502	-	119,502
People costs	45,510	-	-	45,510
Bank charges	-	1,298	-	1,298
	<u>45,510</u>	<u>120,800</u>	<u>-</u>	<u>166,310</u>
Charitable Activities:				
Open Door	-	5,497	-	5,497
Donations	-	-	20	20
Outreach	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
	-	<u>5,497</u>	<u>20</u>	<u>5,517</u>
Governance Costs:				
Accountant's fee	-	1,581	-	1,581
	<u>-</u>	<u>1,581</u>	<u>-</u>	<u>1,581</u>
Total Resources Expended				
2023	<u>45,510</u>	<u>127,878</u>	<u>20</u>	<u>173,408</u>

3 Intangible Fixed Assets – Licence

	2023	Group
	£	2022
		£
Cost		
At 1 July 2022 and 30 June 2023	<u>70,630</u>	<u>70,630</u>
Amortisation		
At 1 July 2022	56,040	54,275
Charge for the year	<u>1,765</u>	<u>1,765</u>
At 30 June 2023	<u>57,805</u>	<u>56,040</u>
Net Book Values		
At 30 June 2023	<u>12,825</u>	<u>14,590</u>
At 30 June 2022	<u>14,590</u>	<u>16,355</u>

The Way Inn Christian Centre Trust

Notes to the Accounts for the Year Ended 30 June 2023 (continued)

4 Tangible Fixed Assets

	Charity and Group Freehold land and buildings £	Group Fixtures, fittings and equipment £	Group Total £
Cost			
At 1 July 2022	290,000	49,389	339,389
Additions	-	2,254	2,254
Revaluation	-	-	-
At 30 June 2023	<u>290,000</u>	<u>51,643</u>	<u>341,643</u>
Depreciation			
At 1 July 2022	-	47,073	47,073
Charge for the year	-	813	813
Disposals	-	-	-
At 30 June 2023	<u>-</u>	<u>47,886</u>	<u>47,886</u>
Written Down Values			
At 30 June 2023	<u>290,000</u>	<u>3,757</u>	<u>293,757</u>
At 30 June 2022	<u>290,000</u>	<u>2,316</u>	<u>292,316</u>

5 Investments

	2023 £	2022 £
At cost	<u>2</u>	<u>2</u>

The investment is the whole of the issued share capital of The Way Inn (Berkhamsted) Limited which was received by way of a gift to the Trust.

6 Debtors

	Charity		Group	
	2023 £	2022 £	2023 £	2022 £
Other debtors	<u>-</u>	-	<u>216</u>	<u>11,646</u>

The Trustees are satisfied as to the value of the debtors.

The Way Inn Christian Centre Trust

Notes to the Accounts for the Year Ended 30 June 2023 (continued)

7 Creditors: amounts falling due within one year

	Charity		Group	
	2023	2022	2023	2022
	£	£	£	£
Trade creditors	391	-	619	5,058
Social security and other taxes	-	-	946	1,304
Other creditors	-	-	4,446	2,400
Way Inn (Berkhamsted) Limited	<u>12,438</u>	<u>11,646</u>	<u>-</u>	<u>11,646</u>
	<u>12,829</u>	<u>11,646</u>	<u>6,011</u>	<u>20,408</u>

8 Net income of trading subsidiary

The charity has one wholly owned subsidiary, Way Inn (Berkhamsted) Limited, which is incorporated in the United Kingdom. The company runs the Post Office in Berkhamsted together with a Christian bookshop. A summary of the subsidiary company's trading results is shown below. Accounts have been filed with the Registrar of Companies.

	2023	2022
	£	£
Profit and Loss Account		
Turnover	247,890	233,389
Cost of Sales	(209,613)	((179,828)
Gross Profit	38,277	53,561
Administration	(29,335)	(46,417)
Other operating income	<u>-</u>	<u>2,500</u>
Net profit / (loss)	8,942	9,644
Taxation	<u>-</u>	<u>-</u>
Retained in subsidiary	<u>8,942</u>	<u>9,644</u>

The Way Inn Christian Centre Trust

Statement of Restricted Funds for the Year Ended 30 June 2023

	As at 1st July 2022	Add: Grant Income this Financial Year	Less: Direct Costs incurred on project	Transfers between funds		As at 30th June 2023
	£	£	£	£		£
Core Funding	-	33,450	(12,393)			21,057
Accessible Toilet Installation	8,500	12,000	(20,710)	210	(1)	-
Make & Mend Sewing Project	4,379	-	(3,309)	(1,070)	(2)	-
Community Fridge	3,000	-	(2,181)			819
Community Wellbeing Through Food	3,000	-	(2,485)			515
Community Food Support	-	4,972	(3,548)			1,424
Support for Ops Manager Salary	2,866	6,000	(8,866)			-
Pottery Equipment	750	-	(750)			-
Other	3,104	4,450	(6,606)	(948)	(3)	-
Total	25,599	60,872	(60,848)	(1,808)		23,815

Grant Providers

Core Funding	National Lottery Community Fund RC London and South East Region
Community Fridge	Hubbub Foundation
Community Wellbeing Through Food	HCC NHS Charities Together Capt Tom
Community Food Support	Community Food Projects Support HCF
Accessible Toilet Installation	Hertfordshire County Council Private Donor Berkhamsted Town Council Dacorum Borough Council Hertfordshire County Council Locality Terry Douris Berkhamsted Parochial
Make & Mend Sewing Project	Dacorum Borough Council
Support for Ops Manager Salary	Berkhamsted Town Council
Pottery Equipment	Charitable Pottery trust
Other	Various Small Grants

The Way Inn Christian Centre Trust

Notes:

1. small overspend funded from unrestricted funds
2. income earned during the project and a slight underspend of the grant was transferred to unrestricted fund for use by Make & Mend project in agreement with DCB Green Grants
3. income earned through Repair Café donations moved to unrestricted funds in accordance with grant terms

THE WAY INN CHRISTIAN CENTRE TRUST

England & Wales - Charity number 1002449

Accounts

Charity Registration Number: 1002449

The Way Inn Christian Centre Trust

Annual report and Accounts

for the year ended 30 June 2022

Stewarts Accountants Limited
271 High Street
Berkhamsted
Herts
HP4 1AA

The Way Inn Christian Centre Trust

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The Way Inn Christian Centre Trust

Legal and Administrative Information

Trustees	S Abramian (Chairman) J Fisher L Morgan
Registered Address	The Way Inn 268 High Street Berkhamsted Herts HP4 1AQ
Charity Registration Number	1002449
Accountants	Stewarts Accountants Limited 271 High Street Berkhamsted Herts HP4 1AA
Bankers	Clydesdale Bank Tempus 249 Midsummer Boulevard Milton Keynes MK9 1EA
Solicitors	Austins LLP 175 High Street Berkhamsted Herts HP4 3AP

The Way Inn Christian Centre Trust

Report of the Trustees for the Year ended 30 June 2022

The Trustees present their statutory report together with the consolidated accounts of The Way Inn Christian Centre Trust for the year ended 30 June 2022.

The results for the year are presented in the form of a Statement of Financial Activities, which adopts the provisions of the Statement of Recommended Practice (SORP) "Accounting and Reporting by Charities" 2005.

Structure, governance and management

The Way Inn Christian Centre Trust is an unincorporated trust governed by a trust deed dated 15 February 1991 and is registered under the Charities Act 2011, charity registration number 1002449.

Recruitment and appointment of trustees

As per the constitution, Trustees appointed by the board are recruited according to the constitution via recommending bodies.

Objectives and Activities

The principal charitable objective of The Way Inn Christian Centre Trust is the advancement of the Christian religion through the acquisition and maintenance of a centre in Berkhamsted which will express the social mission of the Christian Church.

Achievements and Performance

The Trust has strived during the year to achieve its principal objectives by providing a centre which carried out *the social mission of the Christian Church of encouraging and caring for the community* through the provision of:

- a Christian counselling service (this had to be discontinued due to lack of suitable space and is only just being reinstated slowly at this time)
- making Christian Literature available,
- and being a distribution centre for the DENS Food Bank for those in need in the community.

The funding of these activities has been mainly through its trading subsidiary which operates the Book and Gift shop and the operation of the town's main Post Office.

In 2016 'The Trust' particularly noticed an increase in loneliness and social isolation and a need was seen for a means and space to tackle this. In 2017 a new rental property was acquired by the 'Trust' to increase the ability to achieve its principal objective of 'caring for the community'. A community centre was developed providing "Arts" and Well Being classes, an exhibition space for local and community art, as well as being an encouraging and safe place for people of all ages to meet, make connections or just to be themselves.

Known as Open Door the centre has worked with local and national charities and agencies to increase and create community awareness of, and thus to help in the reduction of, loneliness and social isolation.

The funding of these activities has been through:

- venue hire for local small businesses and clubs and
- providing exhibition space and workshops for and by local artists and societies/ organisations

Throughout the COVID-19 pandemic, with the help of the local community, Open Door supported local families and the elderly and vulnerable in need, by providing over 4,000 meals whilst also continuing its art and well-being classes on-line.

The Way Inn Christian Centre Trust

Report of the Trustees for the Year ended 30 June 2022 (continued)

The Trust is continuing its on-line activities of art and well-being whilst developing some new face to face activities. It is also continuing to support the local community with the community pantry and provision of food in the centre as well as supporting local charities, in particular DENS, with the way it takes action to help the homeless and vulnerable.

Following the Russian invasion of Ukraine in February 2022, the Trust held an art exhibition to help the Ukrainian cause through donations from artwork displays and café sales.

Financial review

The financial position of the Trust continues to be satisfactory in 2021-22 having realised a net surplus of £17,926 as well as increases to cash reserves and stock held for resale. The Trust had a restricted funds balance of £25,598 at the close of the period.

Reserves Policy

The Trustees have established a policy to build up unrestricted reserves to a level to support the charity's core expenditure for a minimum of a year.

Risk Management

The Trustees examine the principal areas of the charity's operations and consider the major risks faced in each of these areas.

In their opinion systems are being established which, under normal conditions, should allow these risks to be mitigated to an acceptable level in its day-to-day operations.

Trustees' Responsibilities Statement

The Trustees are required to prepare accounts for each financial year which give a true and fair view of the state of the affairs of the Trust and of the surplus or deficit of the Trust for that period. In preparing those accounts, the Trustees are required to:

- select suitable accounting policies and then apply them consistently;
- make judgments and estimates that are reasonable and prudent;
- follow applicable accounting standards, subject to any material departures disclosed and explained in the accounts;
- prepare the accounts on the going concern basis unless it is inappropriate to presume that the Trust will continue in business.

The Trustees are responsible for keeping accounting records which disclose with reasonable accuracy the financial position of the Trust and to enable them to ensure that the accounts comply with the Charities Act 2011. They have general responsibility for taking such steps as are reasonably open to them to safeguard the assets of the Trust and to prevent and detect fraud and other irregularities.

Signed on behalf of the Trustees:

S Abramian
Trustee

Approved by the Trustees on 3 February 2023

The Way Inn Christian Centre Trust

Independent Examiner's Report

I report on the accounts of the Trust for the year ended 30 June 2022, which are set out on pages 6 to 13.

Respective responsibilities of trustees and examiner

The charity's trustees consider that the audit requirements in the Charities (Accounts and Reports) Regulations 2008 ("the Regulations") and section 144(2) of the Charities Act 2011 ("the Act") do not apply. It is my responsibility to issue this report on those accounts in accordance with the terms of the Regulations.

Basis of independent examiner's report

My examination was carried out in accordance with the General Directions given by the Charity Commissioners under section 145(5)b of the Act. That examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts, and seeking explanations from you as trustees concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in an audit, and consequently I do not express an audit opinion on the accounts.

Independent examiner's statement

In the course of my examination, no matter has come to my attention:

1. which gives me reasonable cause to believe that, in any material respect, the trustees have not met the requirements to ensure that:
 - proper accounting records are kept in accordance with section 130 of the Act; and
 - accounts are prepared which accord with the accounting records and comply with the accounting requirements of the Act and the Regulations; or
2. to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

G D James ACCA
Stewarts Accountants Limited
271 High Street
Berkhamsted
Herts HP4 1AA

Date: 3 February 2023

The Way Inn Christian Centre Trust

Statement of Financial Activities for the Year Ended 30 June 2022

	Notes	2022 £	2022 £	2021 £	2021 £
General Fund					
Incoming resources from generated funds:					
Donations			33,368		19,455
Grants			44,600		46,636
Interest receivable			3		5
Incoming resources from charitable activities:					
Counselling receipts			-		-
Open Door			30,549		6,688
Rent received			<u>-</u>		<u>6,685</u>
			108,517		79,469
Resources expended					
Costs of generating funds	2	84,191		27,773	
Charitable activities	2	14,372		40,746	
Governance costs	2	<u>1,672</u>		<u>1,254</u>	
			<u>100,235</u>		<u>69,773</u>
(Deficit) / Surplus for the year			8,282		9,696
Net resources (utilised) / generated by trading subsidiary	8		<u>9,644</u>		<u>(11,911)</u>
Net movement in funds	9		17,926		(2,215)
Balance brought forward at 1 July 2021			<u>402,692</u>		<u>404,907</u>
Balance carried forward at 30 June 2022			<u>420,618</u>		<u>402,692</u>

The Way Inn Christian Centre Trust

Balance Sheet of the Charity as at 30 June 2022

	Notes	2022 £	2022 £	2021 £	2021 £
Tangible Fixed Assets					
Freehold property	4		290,000		290,000
Investments	5		<u>2</u>		<u>2</u>
			290,002		290,002
Current Assets					
Debtors	6	-		-	
Cash at bank and in hand		<u>98,931</u>		<u>69,407</u>	
		98,931		69,407	
Creditors: amounts falling due within one year	7	<u>(11,646)</u>		<u>(30,787)</u>	
Net current assets			<u>87,285</u>		<u>38,620</u>
Total assets less current liabilities			377,287		328,622
Creditors: amounts falling due after one year					
Bank Loan		-		-	
Mortgage loan		<u>-</u>		<u>-</u>	
			<u>-</u>		<u>-</u>
Total net assets			<u>377,287</u>		<u>328,622</u>
General Fund	9		<u>377,287</u>		<u>328,622</u>

Signed on behalf of the Trustees:

S Abramian
Trustee

Approved by the Trustees on 3 February 2023

The Way Inn Christian Centre Trust

Consolidated Balance Sheet as at 30 June 2022

	Notes	2022 £	2022 £	2021 £	2021 £
Fixed Assets					
Intangible assets	3		14,590		16,355
Tangible assets	4		<u>292,316</u>		<u>292,895</u>
			306,906		309,250
Current Assets					
Stocks		45,773		25,000	
Debtors	6	11,646		30,939	
Cash at bank and in hand		<u>127,660</u>		<u>76,946</u>	
		185,079		132,885	
Creditors: amounts falling due within one year	7	(20,408)		(39,443)	
Net current assets			<u>164,671</u>		<u>93,442</u>
Total assets less current liabilities			471,577		402,692
Creditors: amounts falling due after one year					
Trustee loans		(1,800)		-	
Total net assets			<u>469,777</u>		<u>402,692</u>

The Way Inn Christian Centre Trust

Principal Accounting Policies for the Year Ended 30 June 2022

Basis of accounting

The accounts have been prepared under the historical cost convention and in accordance with applicable Accounting Standards and the Statement of Recommended Practice (SORP), "Accounting and Reporting by Charities" 2015.

Basis of Consolidation

The statement of financial activities and balance sheet consolidate the accounts of the charity and its trading subsidiary up to the balance sheet date.

Investments

Investments are included in the accounts at the nominal cost of the shares to the donors.

General Fund

The general fund consists of those amounts which the Trustees may use in furtherance of the charitable objectives of The Way Inn Christian Centre Trust at their own discretion.

No restrictions have been placed on any donations received by the Trust.

Donations

Donations are credited to the income and expenditure account in the year in which they are received. Any recoverable tax is shown in the year of receipt from H M Revenue & Customs.

Investment Income

Investment income is credited to the income and expenditure account in the year in which it is received.

Resources Expended

Liabilities are recognised as resources expended as soon as there is a legal or constructive obligation committing the charity to the expenditure. All expenditure is accounted for on an accruals basis and has been classified under headings that aggregate all costs related to the category.

Freehold Property

It is the policy of the Trustees to ensure that the fabric of the property is maintained in good condition. The property was last professionally revalued on 26 September 2019 and no further depreciation is considered necessary for this financial year.

Intangible Fixed Assets

The Post Office licence, which does not have a defined life span, is being amortised over forty years at a rate of 2.5% per annum.

Tangible Fixed Assets

Depreciation is provided on tangible fixed assets so as to write off the cost or valuation, less any estimated residual value, over their expected useful economic life as follows:

Fixtures and fittings and equipment	20% reducing balance method
-------------------------------------	-----------------------------

The Way Inn Christian Centre Trust

Principal Accounting Policies for the Year Ended 30 June 2022 (continued)

Stocks

Stocks are valued at the lower of cost and net realisable value, after making due allowance for obsolete and slow-moving items.

Cash flow

The accounts do not include a cash flow statement because the group (i.e., the charity and its subsidiary), as a small reporting entity is exempt from the requirement to prepare such a statement under Financial Reporting Standard 1 “Cash flow statements”.

The Way Inn Christian Centre Trust

Notes to the Accounts for the Year Ended 30 June 2022

1 Trustees' remuneration

No Trustee received any remuneration in respect of their services during the period.

2 Total Resources Expended

	Staff Costs £	Other Direct Costs £	Support Costs £	2022 Total £
Costs of generating funds:				
Rates & other overheads	-	49,385	-	49,385
People costs	33,727	-	-	33,727
Bank charges	-	1,079	-	1,079
	<u>33,727</u>	<u>50,464</u>	<u>-</u>	<u>84,191</u>
Charitable Activities:				
Open Door	-	14,272	-	14,272
Donations	-	-	100	100
Outreach	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
	-	<u>14,272</u>	<u>100</u>	<u>14,372</u>
Governance Costs:				
Accountant's fee	-	<u>1,672</u>	-	<u>1,672</u>
	<u>-</u>	<u>1,672</u>	<u>-</u>	<u>1,672</u>
Total Resources Expended				
2022	<u>33,727</u>	<u>66,408</u>	<u>100</u>	<u>100,235</u>

3 Intangible Fixed Assets – Licence

	2022 £	Group 2021 £
Cost		
At 1 July 2021 and 30 June 2022	<u>70,630</u>	<u>70,630</u>
Amortisation		
At 1 July 2021	54,275	52,510
Charge for the year	<u>1,765</u>	<u>1,765</u>
At 30 June 2022	<u>56,040</u>	<u>54,275</u>
Net Book Values		
At 30 June 2022	<u>14,590</u>	<u>16,355</u>
At 30 June 2021	<u>16,355</u>	<u>18,120</u>

The Way Inn Christian Centre Trust

Notes to the Accounts for the Year Ended 30 June 2022 (continued)

4 Tangible Fixed Assets

	Charity and Group Freehold land and buildings £	Group Fixtures, fittings and equipment £	Group Total £
Cost			
At 1 July 2021	290,000	49,389	339,389
Additions	-	-	-
Revaluation	-	-	-
At 30 June 2022	<u>290,000</u>	<u>49,389</u>	<u>339,389</u>
Depreciation			
At 1 July 2021	-	46,494	45,770
Charge for the year	-	579	724
Disposals	-	-	-
At 30 June 2022	<u>-</u>	<u>47,073</u>	<u>46,494</u>
Written Down Values			
At 30 June 2022	<u>290,000</u>	<u>2,316</u>	<u>292,316</u>
At 30 June 2021	<u>290,000</u>	<u>2,895</u>	<u>292,895</u>

5 Investments

	2022 £	2021 £
At cost	<u>2</u>	<u>2</u>

The investment is the whole of the issued share capital of The Way Inn (Berkhamsted) Limited which was received by way of a gift to the Trust.

6 Debtors

	Charity		Group	
	2022 £	2021 £	2022 £	2021 £
Other debtors	<u>-</u>	-	<u>11,646</u>	<u>30,939</u>

The Trustees are satisfied as to the value of the debtors.

The Way Inn Christian Centre Trust

Notes to the Accounts for the Year Ended 30 June 2022 (continued)

7 Creditors: amounts falling due within one year

	Charity		Group	
	2022	2021	2022	2021
	£	£	£	£
Trade creditors	-	-	5,058	5,058
Social security and other taxes	-	-	1,304	-
Other creditors		4,141	2,400	7,739
Way Inn (Berkhamsted) Limited	<u>11,646</u>	<u>26,646</u>	<u>11,646</u>	<u>26,646</u>
	<u>11,646</u>	<u>30,787</u>	<u>20,408</u>	<u>39,443</u>

8 Net income of trading subsidiary

The charity has one wholly owned subsidiary, Way Inn (Berkhamsted) Limited, which is incorporated in the United Kingdom. The company runs the Post Office in Berkhamsted together with a Christian bookshop. A summary of the subsidiary company's trading results is shown below. Accounts have been filed with the Registrar of Companies.

	2022	2021
	£	£
Profit and Loss Account		
Turnover	233,389	207,214
Cost of Sales	(179,828)	<u>(209,862)</u>
Gross Profit	53,561	(2,648)
Administration	(46,417)	(35,472)
Other operating income	<u>2,500</u>	<u>26,209</u>
Net profit / (loss)	9,644	(11,911)
Taxation	<u>-</u>	<u>-</u>
Retained in subsidiary	<u>9,644</u>	<u>(11,911)</u>

THE WAY INN CHRISTIAN CENTRE TRUST

England & Wales - Charity number 1002449

Accounts

Charity Registration Number: 1002449

The Way Inn Christian Centre Trust

Annual report and Accounts

for the year ended 30 June 2021

Stewarts Accountants Limited
271 High Street
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The Way Inn Christian Centre Trust

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The Way Inn Christian Centre Trust

Legal and Administrative Information

Trustees	S Abramian (Chairman) J Fisher L Morgan
Registered Address	The Way Inn 268 High Street Berkhamsted Herts HP4 1AQ
Charity Registration Number	1002449
Accountants	Stewarts Accountants Limited 271 High Street Berkhamsted Herts HP4 1AA
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Solicitors	Austins LLP 175 High Street Berkhamsted Herts HP4 3AP

The Way Inn Christian Centre Trust

Report of the Trustees for the Year ended 30 June 2021

The Trustees present their statutory report together with the consolidated accounts of The Way Inn Christian Centre Trust for the year ended 30 June 2021.

The results for the year are presented in the form of a Statement of Financial Activities, which adopts the provisions of the Statement of Recommended Practice (SORP) "Accounting and Reporting by Charities" 2005.

Structure, governance and management

The Way Inn Christian Centre Trust is an unincorporated trust governed by a trust deed dated 15 February 1991 and is registered under the Charities Act 2011, charity registration number 1002449.

Recruitment and appointment of trustees

As per the constitution, Trustees appointed by the board are recruited according to the constitution via recommending bodies.

Objectives and Activities

The principal charitable objective of The Way Inn Christian Centre Trust is the advancement of the Christian religion through the acquisition and maintenance of a centre in Berkhamsted which will express the social mission of the Christian Church.

Achievements and Performance

The Trust has strived during the year to achieve its principal objectives by providing a centre which carried out *the social mission of the Christian Church of encouraging and caring for the community* through the provision of:

- a Christian counselling service (this had to be discontinued due to lack of suitable space and is only just being reinstated slowly at this time)
- making Christian Literature available,
- and being a distribution centre for the DENS Food Bank for those in need in the community.

The funding of these activities has been mainly through its trading subsidiary which operates the Book and Gift shop and the operation of the town's main Post Office.

In 2016 'The Trust' particularly noticed an increase in loneliness and social isolation and a need was seen for a means and space to tackle this. In 2017 a new rental property was acquired by the 'Trust' to increase the ability to achieve its principal objective of 'caring for the community'. A community centre was developed providing "Arts" and Well Being classes, an exhibition space for local and community art, as well as being an encouraging and safe place for people of all ages to meet, make connections or just to be themselves.

Known as Open Door the centre has worked with local and national charities and agencies to increase and create community awareness of, and thus to help in the reduction of, loneliness and social isolation.

The funding of these activities has been through:

- venue hire for local small businesses and clubs and
- providing exhibition space and workshops for and by local artists and societies/ organisations

Over lockdown with the help of the local community Open Door supported local families and the elderly and vulnerable in need, by providing over 4,000 meals whilst also continuing its art and well-being classes on-line.

The Way Inn Christian Centre Trust

Report of the Trustees for the Year ended 30 June 2021 (continued)

The Trust is continuing its on-line activities of art and well-being whilst developing some new face to face activities. It is also continuing to support the local community with the community pantry and provision of food in the centre as well as supporting local charities, in particular DENS, with the way it takes action to help the homeless and vulnerable.

Financial review

The financial position of the Trust was satisfactory in 2020-21. Despite the net deficit for the year of (£2,215), coming as a result of UK Covid-19 restrictions, the Trust still retained a healthy closing balance on unrestricted funds of £402,692.

Reserves Policy

The Trustees have established a policy to build up unrestricted reserves to a level to support the charity's core expenditure for a minimum of a year.

Risk Management

The Trustees examine the principal areas of the charity's operations and consider the major risks faced in each of these areas.

In their opinion systems are being established which, under normal conditions, should allow these risks to be mitigated to an acceptable level in its day-to-day operations.

Trustees' Responsibilities Statement

The Trustees are required to prepare accounts for each financial year which give a true and fair view of the state of the affairs of the Trust and of the surplus or deficit of the Trust for that period. In preparing those accounts, the Trustees are required to:

- select suitable accounting policies and then apply them consistently;
- make judgments and estimates that are reasonable and prudent;
- follow applicable accounting standards, subject to any material departures disclosed and explained in the accounts;
- prepare the accounts on the going concern basis unless it is inappropriate to presume that the Trust will continue in business.

The Trustees are responsible for keeping accounting records which disclose with reasonable accuracy the financial position of the Trust and to enable them to ensure that the accounts comply with the Charities Act 2011. They have general responsibility for taking such steps as are reasonably open to them to safeguard the assets of the Trust and to prevent and detect fraud and other irregularities.

Signed on behalf of the Trustees:

S Abramian
Trustee

Approved by the Trustees on 31 March 2022

The Way Inn Christian Centre Trust

Independent Examiner's Report

I report on the accounts of the Trust for the year ended 30 June 2021, which are set out on pages 6 to 13.

Respective responsibilities of trustees and examiner

The charity's trustees consider that the audit requirements in the Charities (Accounts and Reports) Regulations 2008 ("the Regulations") and section 144(2) of the Charities Act 2011 ("the Act") do not apply. It is my responsibility to issue this report on those accounts in accordance with the terms of the Regulations.

Basis of independent examiner's report

My examination was carried out in accordance with the General Directions given by the Charity Commissioners under section 145(5)b of the Act. That examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts, and seeking explanations from you as trustees concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in an audit, and consequently I do not express an audit opinion on the accounts.

Independent examiner's statement

In the course of my examination, no matter has come to my attention:

1. which gives me reasonable cause to believe that, in any material respect, the trustees have not met the requirements to ensure that:
 - proper accounting records are kept in accordance with section 130 of the Act; and
 - accounts are prepared which accord with the accounting records and comply with the accounting requirements of the Act and the Regulations; or
2. to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

G D James ACCA
Stewarts Accountants Limited
271 High Street
Berkhamsted
Herts HP4 1AA

Date: 28 March 2022

The Way Inn Christian Centre Trust

Consolidated Statement of Financial Activities for the Year Ended 30 June 2021

	Notes	2021 £	2021 £	2020 £	2020 £
General Fund					
Incoming resources from generated funds:					
Donations			19,455		49,328
Grants			46,636		15,000
Interest receivable			5		1
Incoming resources from charitable activities:					
Counselling receipts			-		-
Open Door			6,688		54,392
Rent received			<u>6,685</u>		<u>15,450</u>
			79,469		134,171
Resources expended					
Costs of generating funds	2	27,773		9,780	
Charitable activities	2	40,746		41,262	
Governance costs	2	<u>1,254</u>		<u>1,230</u>	
			<u>69,773</u>		<u>52,272</u>
(Deficit) / Surplus for the year			9,696		81,899
Net resources (utilised) / generated by trading subsidiary	8		<u>(11,911)</u>		<u>(4,849)</u>
Net movement in funds	9		(2,215)		77,050
Property revaluation			-		-
Balance brought forward at 1 July 2020			<u>404,907</u>		<u>327,857</u>
Balance carried forward at 30 June 2021			<u>402,692</u>		<u>404,907</u>

The Way Inn Christian Centre Trust

Balance Sheet of the Charity as at 30 June 2021

	Notes	2021 £	2021 £	2020 £	2020 £
Tangible Fixed Assets					
Freehold property	4		290,000		290,000
Investments	5		<u>2</u>		<u>2</u>
			290,002		290,002
Current Assets					
Debtors	6	-		-	
Cash at bank and in hand		<u>69,407</u>		<u>71,941</u>	
		69,407		71,941	
Creditors: amounts falling due within one year	7	<u>(30,787)</u>		<u>(43,017)</u>	
Net current liabilities			<u>38,620</u>		<u>28,924</u>
Total assets less current liabilities			328,622		318,926
Creditors: amounts falling due after one year					
Bank Loan		-		-	
Mortgage loan		<u>-</u>		<u>-</u>	
			<u>-</u>		<u>-</u>
Total net assets			<u>328,622</u>		<u>318,926</u>
General Fund	9		<u>328,622</u>		<u>318,926</u>

Signed on behalf of the Trustees:

S Abramian
Trustee

Approved by the Trustees on 31 March 2022

The Way Inn Christian Centre Trust

Consolidated Balance Sheet as at 30 June 2021

	Notes	2021 £	2021 £	2020 £	2020 £
Fixed Assets					
Intangible assets	3		16,355		18,120
Tangible assets	4		<u>292,895</u>		<u>293,619</u>
			309,250		311,739
Current Assets					
Stocks		25,000		25,000	
Debtors	6	30,939		-	
Cash at bank and in hand		<u>76,946</u>		<u>87,140</u>	
		132,885		112,140	
Creditors: amounts falling due within one year	7	<u>(39,443)</u>		<u>(18,972)</u>	
Net current assets			<u>93,442</u>		<u>93,168</u>
Total assets less current liabilities			402,692		404,907
Creditors: amounts falling due after one year					
Bank loan		-		-	
Mortgage loan		<u>-</u>		<u>-</u>	
			-		-
Total net assets			<u>402,692</u>		<u>404,907</u>
General Fund	9		<u>402,692</u>		<u>404,907</u>

The Way Inn Christian Centre Trust

Principal Accounting Policies for the Year Ended 30 June 2021

Basis of accounting

The accounts have been prepared under the historical cost convention and in accordance with applicable Accounting Standards and the Statement of Recommended Practice (SORP), "Accounting and Reporting by Charities" 2015.

Basis of Consolidation

The statement of financial activities and balance sheet consolidate the accounts of the charity and its trading subsidiary up to the balance sheet date.

Investments

Investments are included in the accounts at the nominal cost of the shares to the donors.

General Fund

The general fund consists of those amounts which the Trustees may use in furtherance of the charitable objectives of The Way Inn Christian Centre Trust at their own discretion.

No restrictions have been placed on any donations received by the Trust.

Donations

Donations are credited to the income and expenditure account in the year in which they are received. Any recoverable tax is shown in the year of receipt from H M Revenue & Customs.

Investment Income

Investment income is credited to the income and expenditure account in the year in which it is received.

Resources Expended

Liabilities are recognised as resources expended as soon as there is a legal or constructive obligation committing the charity to the expenditure. All expenditure is accounted for on an accruals basis and has been classified under headings that aggregate all costs related to the category.

Freehold Property

It is the policy of the Trustees to ensure that the fabric of the property is maintained in good condition. The property was last professionally revalued on 26 September 2019 and no further depreciation is considered necessary for this financial year.

Intangible Fixed Assets

The Post Office licence, which does not have a defined life span, is being amortised over forty years at a rate of 2.5% per annum.

Tangible Fixed Assets

Depreciation is provided on tangible fixed assets so as to write off the cost or valuation, less any estimated residual value, over their expected useful economic life as follows:

Fixtures and fittings and equipment	20% straight line basis
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The Way Inn Christian Centre Trust

Principal Accounting Policies for the Year Ended 30 June 2021 (continued)

Stocks

Stocks are valued at the lower of cost and net realisable value, after making due allowance for obsolete and slow-moving items.

Cash flow

The accounts do not include a cash flow statement because the group (i.e., the charity and its subsidiary), as a small reporting entity is exempt from the requirement to prepare such a statement under Financial Reporting Standard 1 “Cash flow statements”.

Deferred Taxation

Deferred tax is provided in full in respect of taxation deferred by timing differences between the treatment of certain items for taxation and accounting purposes. The deferred tax balance has not been discounted.

The Way Inn Christian Centre Trust

Notes to the Accounts for the Year Ended 30 June 2021

1 Trustees' remuneration

No Trustee received any remuneration in respect of their services during the period.

2 Total Resources Expended

	Staff Costs £	Other Direct Costs £	Support Costs £	2021 Total £
Costs of generating funds:				
Rates & other overheads	-	22,263	-	22,464
People costs	21,083	-	4,748	25,831
Bank charges	-	450	-	450
Interest Payable	<u>-</u>	<u>312</u>	<u>-</u>	<u>312</u>
	<u>21,083</u>	<u>23,025</u>	<u>4,748</u>	<u>48,856</u>
Charitable Activities:				
Open Door	-	15,584	-	15,584
Donations	-	4,079	-	4,079
Outreach	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
	<u>-</u>	<u>19,663</u>	<u>-</u>	<u>19,663</u>
Governance Costs:				
Accountant's fee	-	1,254	-	1,254
Exceptional debt write off	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
	<u>-</u>	<u>1,254</u>	<u>-</u>	<u>1,254</u>
Total Resources Expended				
2021	<u>21,083</u>	<u>43,942</u>	<u>4,748</u>	<u>69,773</u>
2020	<u>-</u>	<u>52,272</u>	<u>-</u>	<u>52,272</u>

3 Intangible Fixed Assets – Licence

	Group	
	2021	2020
	£	£
Cost		
At 1 July 2020 and 30 June 2021	<u>70,630</u>	<u>70,630</u>
Amortisation		
At 1 July 2020	52,510	50,745
Charge for the year	<u>1,765</u>	<u>1,765</u>
At 30 June 2021	<u>54,275</u>	<u>52,510</u>
Net Book Values		
At 30 June 2021	<u>16,355</u>	<u>18,120</u>
At 30 June 2020	<u>18,120</u>	<u>19,885</u>

The Way Inn Christian Centre Trust

Notes to the Accounts for the Year Ended 30 June 2021 (continued)

4 Tangible Fixed Assets

	Charity and Group Freehold land and buildings £	Group Fixtures, fittings and equipment £	Group Total £
Cost			
At 1 July 2020	290,000	49,389	339,389
Additions	-	-	-
Revaluation	-	-	-
At 30 June 2021	<u>290,000</u>	<u>49,389</u>	<u>339,389</u>
Depreciation			
At 1 July 2020	-	45,770	45,770
Charge for the year	-	724	724
Disposals	-	-	-
At 30 June 2021	<u>-</u>	<u>46,494</u>	<u>46,494</u>
Written Down Values			
At 30 June 2021	<u>290,000</u>	<u>2,895</u>	<u>292,895</u>
At 30 June 2020	<u>290,000</u>	<u>3,619</u>	<u>293,619</u>

The freehold property was last valued by Messrs Aitchison Raffety on 26 September 2019 at an open market valuation of £290,000.

5 Investments

	2021 £	2020 £
At cost	<u>2</u>	<u>2</u>

The investment is the whole of the issued share capital of The Way Inn (Berkhamsted) Limited which was received by way of a gift to the Trust.

6 Debtors

	Charity		Group	
	2021 £	2020 £	2021 £	2020 £
Trade debtors	<u>-</u>	-	<u>-</u>	-

The Trustees are satisfied as to the value of the debtors.

The Way Inn Christian Centre Trust

Notes to the Accounts for the Year Ended 30 June 2021 (continued)

7 Creditors: amounts falling due within one year

	Charity		Group	
	2021	2020	2021	2020
	£	£	£	£
Bank loan	-	1,980	-	1,980
Other loan	-	5,000	3,598	8,800
Trade creditors	-	-	5,058	5,059
Social security and other taxes	-	-	-	584
Other creditors	4,141	1,231	4,141	2,549
Way Inn (Berkhamsted) Limited	<u>26,646</u>	<u>34,806</u>	<u>26,646</u>	<u>-</u>
	<u>30,787</u>	<u>43,017</u>	<u>39,443</u>	<u>18,972</u>

8 Net income of trading subsidiary

The charity has one wholly owned subsidiary, Way Inn (Berkhamsted) Limited, which is incorporated in the United Kingdom. The company runs the Post Office in Berkhamsted together with a Christian bookshop. A summary of the subsidiary company's trading results is shown below. Accounts have been filed with the Registrar of Companies.

	2021	2020
	£	£
Profit and Loss Account		
Turnover	207,214	222,139
Cost of Sales	<u>(209,862)</u>	<u>(195,497)</u>
Gross Profit	(2,648)	26,642
Administration	(35,472)	(41,580)
Other operating income	<u>26,209</u>	<u>10,089</u>
Net profit / (loss)	(11,911)	(4,849)
Taxation	<u>-</u>	<u>-</u>
Retained in subsidiary	<u>(11,911)</u>	<u>(4,849)</u>

9 General Fund

	Charity		Group	
	2021	2020	2021	2020
	£	£	£	£
Balance at 1 July 2020	318,926	237,027	404,907	327,857
Property revaluation	-	-	-	-
Net incoming resources for the year	<u>9,696</u>	<u>81,899</u>	<u>(2,215)</u>	<u>77,050</u>
Balance at 30 June 2021	<u>328,622</u>	<u>318,926</u>	<u>402,692</u>	<u>404,907</u>