

THE GEOFFREY WATLING CHARITY

England & Wales · Charity number 1025258

Details

Status Registered

Legal form Other

Registered 1993-08-23

Register [View on the Charity Commission register](#)

Contact

Address The Geoffrey Watling Charity
8A Ber Street
Norwich
NR1 3EJ

Phone 01603766736

Email enquiries@geoffreywatling.org.uk

Website www.geoffreywatling.org.uk

Activities

Objects: GENERAL CHARITABLE PURPOSES.

Activities: To pay or apply the annual income of the charity's funds to such charity or charities or for such charitable purpose or purposes as the trustees shall from time to time in their absolute discretion determine.

Classification

- **How:** Makes Grants To Organisations
- **What:** General Charitable Purposes, Education/training, The Advancement Of Health Or Saving Of Lives, Disability, Arts/culture/heritage/science, Amateur Sport, Environment/conservation/heritage
- **Who:** Other Charities Or Voluntary Bodies

Geography

- **Area of benefit:** COUNTY OF NORFOLK AND THE WAVENEY DISTRICT OF SUFFOLK
- Norfolk
- Suffolk

Finances

Period end	Income	Expenditure	Assets	Employees
2025-09-30	£792,180	£904,084	£19,894,038	3
2024-09-30	£805,721	£874,007	£19,270,754	3
2023-09-30	£716,378	£727,310	£17,609,182	3
2022-09-30	£747,808	£792,449	£17,329,776	3
2021-09-30	£723,112	£663,343	£18,834,408	3
2020-09-30	£726,435	£755,507	£17,021,162	3

Trustees

Name	Role	Appointed
ALAN CHARLES WATLING	Chair	
Alexandra Margaret Haswell		2021-12-10
David Lundean		2019-04-01
Nicola Khandpur		2025-03-07
RICHARD STANLEY MARKS		2017-12-09
SUSAN PATRICIA WATLING		2014-03-23

Accounts

THE GEOFFREY WATLING CHARITY

TRUSTEES' REPORT AND FINANCIAL STATEMENTS

FOR THE YEAR ENDED 30 SEPTEMBER 2025

THE GEOFFREY WATLING CHARITY

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THE GEOFFREY WATLING CHARITY

REFERENCE AND ADMINISTRATIVE DETAILS OF THE CHARITY, ITS TRUSTEES AND ADVISERS FOR THE YEAR ENDED 30 SEPTEMBER 2025

Trustees	A C Watling, (Chair to 5 December 2025) S P Watling R S Marks D J Lundean A M Haswell, (Chair from 5 December 2025) N Khandpur (appointed 7 March 2025)
Charity registered number	1025258
Principal office	The Geoffrey Watling Charity 8A Ber Street Norwich Norfolk NR1 3EJ
Grants administrator	S Pearce (appointed 8 November 2024)
Independent auditors	MA Partners Audit LLP Chartered Accountants and Statutory Auditors 7 The Close Norwich Norfolk NR1 4DJ
Bankers	Barclays Bank Plc Barclay's Business Centre 3 St. James Court Whitefriars Norwich NR3 1RJ Insignis Asset Management Ltd St John's Innovation Centre Cowley Road, Milton Cambridge CB4 0WS
Property investment advisors	Brown & Co 25-26 Tuesday Market Place Kings Lynn Norfolk PE30 1JJ
Investment advisors	Sarasin & Partners LLP Juxon House 100 St Paul's Churchyard London EC4M 8BU

THE GEOFFREY WATLING CHARITY

TRUSTEES' REPORT FOR THE YEAR ENDED 30 SEPTEMBER 2025

The Trustees have pleasure in presenting their report and audited consolidated financial statements for the year ended 30 September 2025. The report and financial statements have been prepared in accordance with the accounting policies set out in the notes to the accounts and comply with the Charity's Settlement Deed (as amended), the Charities Act 2011 and the Statement of Recommended Practice (SORP) applicable to charities preparing their (consolidated) accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland, published in October 2019. The accounts presented here are the consolidated accounts of the Charity and of Geoffrey Watling (Norwich) Limited, the Company wholly-owned by the Charity.

The accounts presented here are the consolidated accounts of the Charity and of Geoffrey Watling (Norwich) Limited, the Company wholly-owned by the Charity.

Objectives and activities

a. Policies and objectives

The Deed of Settlement dated 4 August 1993, as amended, defines the 'object' of The Geoffrey Watling Charity ('GWC') as:

"To pay or apply the annual income of the Charity's funds to such charity or charities or for such charitable purpose or purposes as the Trustees shall from time to time in their absolute discretion determine."

The geographical 'area of benefit' is 'the County of Norfolk and the Waveney District of Suffolk'.

The means by which the Charity seeks to meet this object are:

1. to invest optimally the assets of the Charity and its wholly owned Company, (the "Group").
2. to make grants to organisations with a charitable purpose whose beneficiaries reside within the area of benefit in order to enhance their welfare.

In setting objectives and planning for activities, the Trustees have given due consideration to general guidance published by the Charity Commission relating to public benefit, including the guidance 'Public benefit: running a charity (PB2)'.

b. Optimum investment of the Group's assets

The Trustees are mindful that their ability to allocate the Charity's funds now, and in the future, by making grants to others in need, is only possible if they manage the Group's investments effectively. The value of the investments at 30 September 2025 was £19,751,255 (2024: £18,972,566) comprising £2,780,985 (2024: £2,701,550) in investment property and £16,970,270 (2024: £16,271,016) in quoted investments and cash. The Trustees have decided that their two overall objectives in this area are:

- as far as is practicable, to treat current and future beneficiaries equally, given that the Charity is intended to exist in the long-term, although not necessarily in perpetuity.
- to achieve an optimum balance between risk and total return in order to set a consistent short-to medium-term budget for expenditure on its charitable objectives and priorities.

The Trustees have an investment policy developed in conjunction with the Charity's discretionary investment managers, Sarasin & Partners LLP.

THE GEOFFREY WATLING CHARITY

TRUSTEES' REPORT (CONTINUED) FOR THE YEAR ENDED 30 SEPTEMBER 2025

Objectives and activities (continued)

c. Grant-making policies

The Charity aims to make the greatest positive impact for the good of its beneficiaries to the best of its ability with the finite resources it has. To this end, the Charity makes grants to other organisations with an approved charitable purpose. Trustees consider all applications they receive and consider each on its own merits and within the terms of the Deed of Settlement. They have no priority areas for grant-making.

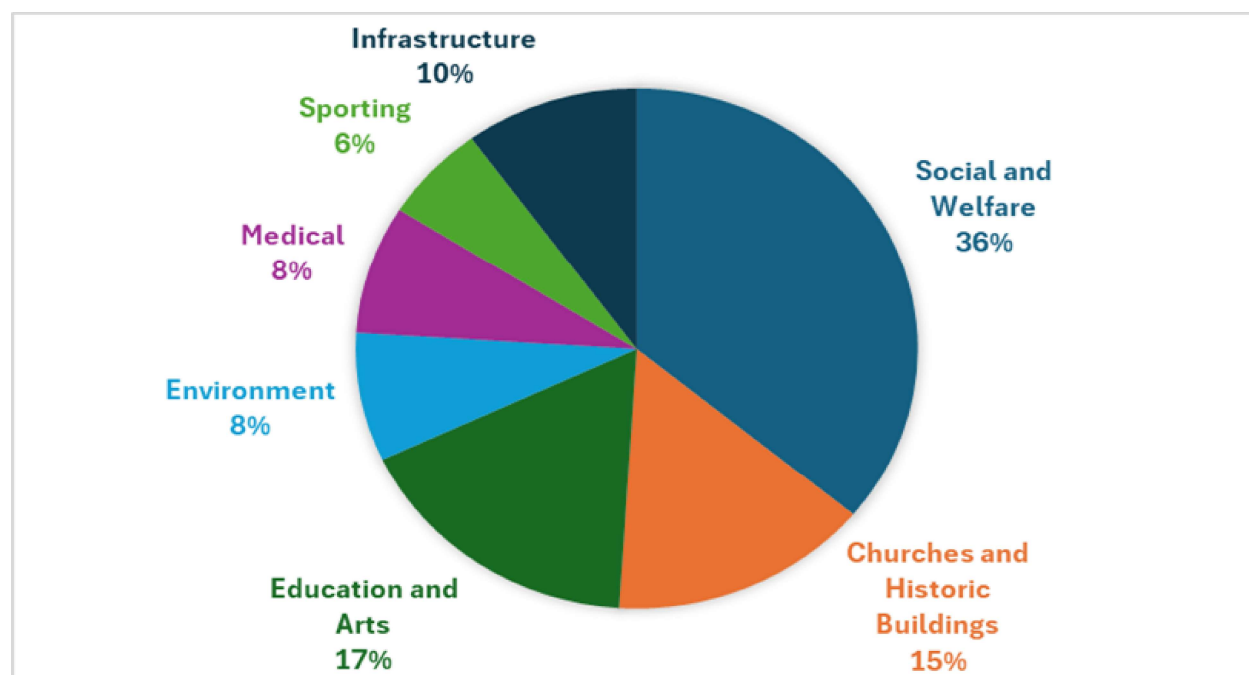
Achievements and performance

Based on the above objectives and activities, the Trustees are pleased to report on the achievements and performance of the Charity during the year to 30 September 2025.

a. Grant-making

During the year 2024/25, the Trustees authorised spending of £581,750 on 139 grants and donations to other bodies with a charitable purpose, after taking account of a small number of grants which were withdrawn (see Note 6 to the financial statements). Of the £581,750, £547,750 (2024: £512,650) were grants and £34,000 (2024: £26,000) were donations. The cost to the Charity of managing these activities was £28,209 (2024: £50,661).

An analysis of the grants made for various categories of purpose is set out in Note 6 to the financial statements. The following chart shows the relative distribution, by value, of the total grants awarded:



THE GEOFFREY WATLING CHARITY

TRUSTEES' REPORT (CONTINUED) FOR THE YEAR ENDED 30 SEPTEMBER 2025

Achievements and performance (continued)

In assessing the beneficial effect of their grant making, the Trustees focus on:

- feedback from beneficiaries
- observing the effect on organisations to which grants have been made
- finding and considering any research evidence relating to the likely effect of a planned intervention supported by a grant
- paying site visits and attending presentations, at the request of beneficiaries, to see the impact of grants made or applied for.

b. Investment of the Group's assets and its financial performance

The Charity's investment portfolio value increased in the year by £556,873 inclusive of additions, with the market value of the investment portfolio at 30 September 2025 totalling £15,785,236.

The Group's property assets market value was £2,780,985 at 30 September 2025.

Overall, the total return (capital gain and income) on the Group's assets invested was 6.4%. Just over half of this return arose because of the unrealised gain made on revaluing the portfolio of listed investments to their market value at 30 September 2025.

The Charity has, however, always based its grant making decisions on the realised income generated by its investments. In the year to 30 September 2025, £593,586 of net income was generated, representing a 3% return on investments (2024: £595,578, 3.4%).

Trustees meet the discretionary investment manager and adviser, Sarasin & Partners LLP, once a year for a formal review of their performance and to discuss likely future issues, including risk. The property portfolio is managed by John Weston, MRICS, of Brown & Co who reports to the Director of Geoffrey Watling (Norwich) Limited, the Charity's wholly-owned subsidiary.

The Charity does not have an explicit policy on social, environmental or ethical matters in relation to its investments. Rather it subscribes to the policy of its discretionary investment managers, Sarasin & Partners LLP who state that: "The fund does not invest in tobacco manufacturers and will also avoid investment in companies that generate significant revenues from the following: alcohol manufacture; armaments; gambling; pornography". Since at least COP26, Sarasin & Partners LLP have also withdrawn investments that could affect global warming.

THE GEOFFREY WATLING CHARITY

TRUSTEES' REPORT (CONTINUED) FOR THE YEAR ENDED 30 SEPTEMBER 2025

Achievements and performance (continued)

Financial review

During the year ended 30 September 2025 the Group generated net realised income of £469,846, from which it awarded £581,750 in grants and donations. The listed investment portfolio produced a net unrealised gain of £632,033 on revaluation to market value at 30 September 2025, on investments held. In total, the net assets of the Group increased during the year by £520,129, a revaluation gain of £103,155 was made during the year on investment properties, making the total funds of the Group £19,894,038 at 30 September 2025.

In addition to the investment portfolio the Charity holds £875,136 with Insignis Asset Management Ltd in a mixture of short- and longer-term cash deposits.

Fortunately, the winter of 2024-2025 caused less erosion of the Hemsby Marrams land than the previous winter and there continues to be close co-operation with The Crown Estate to remove debris and prevent further erosion as far as possible.

The sale of the Hollywood Diner property owned by the Company was in progress at the year end and completion took place on the 24 November 2025.

During the year a review of the of the Group's auditors and insurance brokers took place. This resulted in the decision to move to MA Partners Audit LLP for the audit provision and to Hugh J Boswell (now known as Everywhen) for the insurance broker service.

The Charity's new grant database system has been operational from October 2024 and has increased the efficiency of handling the grant administration process. To help deal with a high volume of grant applications the terms of reference for grant applicants were updated during the year and an additional Trustee meeting held in January 2025.

Further details of the consolidated financial results for the year ended 30 September 2025 can be found in the financial statements.

a. Reserves policy

The policy of the Trustees is to ensure that it holds net current assets sufficient to cover the operational running costs of the Charity for a six month period. This includes sums sufficient to pay out all approved grants.

At the year-end, free reserves (being net current assets) held within the general fund and investment fund totalled £954k (2024: £949k) which amounts to 13 months of expenditure. In addition, a further £15.8m (2024: £15.2m) was held within the investment portfolio, which is retained to generate a return on investment in accordance with the investment policy.

THE GEOFFREY WATLING CHARITY

TRUSTEES' REPORT (CONTINUED) FOR THE YEAR ENDED 30 SEPTEMBER 2025

Structure, governance and management

a. Constitution

The Geoffrey Watling Charity is a registered Charity, number 1025258. It is an unincorporated association with significant invested funds.

Geoffrey Watling (Norwich) Limited ("the Company") is a Registered Company (number 00957457), the shares of which are owned wholly by The Geoffrey Watling Charity. Alan Watling is the sole Director of the Company and is also a Trustee of the Geoffrey Watling Charity. Colin Ford is the Company Secretary. The Company directly owns properties, principally in Hemsby, Norfolk. The Company remits annually an appropriate and permitted amount of its profits through Gift Aid to the Charity.

b. Methods of appointment or election of Trustees

The Board of Trustees comprises not fewer than 3 and not more than 6 Trustees who are appointed by the Board at the time. Those who served in these capacities during 2024/25 and/or are Trustees at the time of the approval of these financial statements are shown on page 1.

c. Organisational structure and decision-making policies

The Trustees meet formally every three months, with the appropriate officers and advisers, to agree plans, programmes and budgets; agree and review policies; and to monitor progress and review performance. The Director of the Company meets with the Company's property adviser on a regular basis and visits the Company's properties particularly during the summer season at Hemsby.

Alexandra Haswell is Chair of the Board.

Trustee	Period of office
Alan C Watling	To June 2027
Susan P Watling	To June 2026
Richard S Marks	To December 2026
David J Lundean	To March 2028
Alexandra Haswell	To December 2027
Nik Khandpur	To March 2028

Brown & Co is the property adviser to the Company and Charity, responsible for the management of the invested estate and for advising the Trustees on these matters. Brown & Co's representative is John Weston, MRICS and Registered Valuer and his services are received through a service level agreement.

In addition, the Trustees employ senior officers to advise them and to carry out their approved plans:

Colin Ford	Finance Manager
Sian Pearce (appointed 8 November 2024)	Grants Administrator

d. Policies adopted for the induction and training of Trustees

When a new Trustee is appointed, there is a short briefing procedure covering relevant governance issues.

THE GEOFFREY WATLING CHARITY

TRUSTEES' REPORT (CONTINUED) FOR THE YEAR ENDED 30 SEPTEMBER 2025

Structure, governance and management (continued)

e. Trustees and key management personnel

The Trustees consider that the Board of Trustees is responsible for directing and controlling the Charity and running and operating the Charity on a day-to-day basis. All Trustees give of their time freely and no Trustee remuneration was paid in the year. Details of Trustees' expenses are disclosed in note 10 to the financial statements.

Trustees are required to disclose all relevant interests to the Grants Administrator and to their colleagues and to withdraw from decisions where a conflict of interest arises.

The remuneration of the Group's staff is reviewed annually.

f. Risk management

Trustees also monitor closely the risks to which the Charity is exposed, many of which are not directly financial in nature but which, if they materialise, could have financial consequences. A Risk Assessment Register ("the Register") for the Company and Charity was first presented at the meeting of the Trustees, held on 6 December 2019 and approved at their meeting on 6 March 2020. The Register sets down the probability and impact of each foreseeable risk and the preventative or mitigating actions which should be taken. The Trustees are responsible for the maintenance, and at least annual review, of the Register. A partial review of the Register was undertaken in December 2025 and a full review will be carried out in the first quarter of 2026.

Plans for future periods

Completion of the sale of the Hollywood Diner and the offering to the leaseholders of The Glebe the opportunity to purchase their freehold interest.

Further enhancement of the Charity's grants database system to further improve the process of grant application administration.

Review of the Charity's investment portfolio policy together with continued monitoring of the Company's investment assets to maximise the effectiveness of the operation of the Charity.

Fundraising Standards Information

The Charity does not participate in fundraising activities or instruct anyone to act on their behalf with regards to fundraising.

True and fair override

The accounts (financial statements) have been prepared to give a "true and fair" view and 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 Accounting and Reporting by charities by Charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102) issued in October 2019 rather than Accounting and Reporting by Charities: Statement of Recommended Practice effective from 1 April 2005 which has since been withdrawn.

THE GEOFFREY WATLING CHARITY

TRUSTEES' REPORT (CONTINUED) FOR THE YEAR ENDED 30 SEPTEMBER 2025

Thanks

Thanks are due to Colin Ford, Sian Pearce and John Weston and his team. Without their dedication and skill, the Charity's work would not be as effective and valued as it is.

Disclosure of information to auditors

Each of the persons who are Trustees at the time when this Trustees' Report is approved has confirmed that:

- so far as that Trustee is aware, there is no relevant audit information of which the charitable group's auditors are unaware, and
- that Trustee has taken all the steps that ought to have been taken as a Trustee in order to be aware of any relevant audit information and to establish that the charitable group's auditors are aware of that information.

Auditors

The auditors, MA Partners Audit LLP, have indicated their willingness to continue in office. The designated Trustees will propose a motion reappointing the auditors at a meeting of the Trustees.

Approved by order of the members of the board of Trustees and signed on their behalf by:

A M Haswell
(Chair of Trustees)

Date: 13 March 2026

THE GEOFFREY WATLING CHARITY

STATEMENT OF TRUSTEES' RESPONSIBILITIES FOR THE YEAR ENDED 30 SEPTEMBER 2025

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

The law applicable to charities in England & Wales 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 Group and the Charity and of their incoming resources and application of resources, including their income and expenditure, for that period. In preparing these financial statements, the Trustees are required to:

- select suitable accounting policies and then apply them consistently;
- observe the methods and principles of the Charities SORP (FRS 102);
- make judgments and accounting estimates that are reasonable and prudent;
- state whether applicable UK Accounting Standards (FRS 102) have been followed, subject to any material departures disclosed and explained in the financial statements;
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the Group will continue in business.

The Trustees are responsible for keeping adequate accounting records that are sufficient to show and explain the Group and the Charity's transactions and disclose with reasonable accuracy at any time the financial position of the Group and the Charity and 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 Group and the Charity and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

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

A M Haswell
(Chair of Trustees)

Date: 13 March 2026

THE GEOFFREY WATLING CHARITY

INDEPENDENT AUDITORS' REPORT TO THE MEMBERS OF THE GEOFFREY WATLING CHARITY

Opinion

We have audited the financial statements of The Geoffrey Watling Charity (the 'parent charity') and its subsidiaries (the 'group') for the year ended 30 September 2025 which comprise the Consolidated Statement of Financial Activities, the Consolidated Balance Sheet, the Charity Balance Sheet, the Consolidated Statement of Cash Flows and the related notes, including a summary of significant accounting policies. The financial reporting framework that has been applied in their preparation is applicable law and United Kingdom Accounting Standards, including Financial Reporting Standard 102 'The Financial Reporting Standard applicable in the UK and Republic of Ireland' (United Kingdom Generally Accepted Accounting Practice).

The financial statements have been prepared in accordance with Accounting and Reporting by Charities preparing their accounts in accordance with the Financial Reporting Standards applicable in the UK and Republic of Ireland (FRS 102) in preference to the Accounting and Reporting by Charities: Statement of Recommended Practice issued on 1 April 2005 which is referred to in the extant regulations but has been withdrawn.

This has been done in order for the accounts to provide a true and fair view in accordance with the Generally Accepted Accounting Practice effective for reporting periods beginning on or after 1 January 2015.

In our opinion the financial statements:

- give a true and fair view of the state of the Group's and of the parent charity's affairs as at 30 September 2025 and of the Group's incoming resources and application of resources, including its income and expenditure for the year then ended;
- have been properly prepared in accordance with United Kingdom Generally Accepted Accounting Practice; and
- have been prepared in accordance with the requirements of the Charities Act 2011.

Basis for opinion

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

Conclusions relating to going concern

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

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

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

THE GEOFFREY WATLING CHARITY

INDEPENDENT AUDITORS' REPORT TO THE MEMBERS OF THE GEOFFREY WATLING CHARITY (CONTINUED)

Other information

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

We have nothing to report in this regard.

Matters on which we are required to report by exception

We have nothing to report in respect of the following matters where the Charities (Accounts and Reports) Regulations 2008 requires us to report to you if, in our opinion:

- the information given in the Trustees' Report is inconsistent in any material respect with the financial statements; or
- the parent Charity has not kept sufficient accounting records; or
- the parent Charity financial statements are not in agreement with the accounting records and returns; or
- we have not received all the information and explanations we require for our audit.

Responsibilities of trustees

As explained more fully in the Trustees' Responsibilities Statement, the Trustees are responsible for the preparation of the financial statements which give a true and fair view, and for such internal control as the Trustees determine is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, the Trustees are responsible for assessing the Group's and the parent charity's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the Trustees either intend to liquidate the Group or the parent charity or to cease operations, or have no realistic alternative but to do so.

THE GEOFFREY WATLING CHARITY

INDEPENDENT AUDITORS' REPORT TO THE MEMBERS OF THE GEOFFREY WATLING CHARITY (CONTINUED)

Auditors' responsibilities for the audit of the financial statements

We have been appointed as auditor under section 151 of the Charities Act 2011 and report in accordance with the Act and relevant regulations made or having effect thereunder.

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

Irregularities, including fraud, are instances of non-compliance with laws and regulations. We design procedures in line with our responsibilities, outlined above, to detect material misstatements in respect of irregularities, including fraud. The extent to which our procedures are capable of detecting irregularities, including fraud is detailed below.

The objectives of our audit in respect of fraud, are; to identify and assess the risks of material misstatement of the financial statements due to fraud; to obtain sufficient appropriate audit evidence regarding the assessed risks of material misstatement due to fraud, through designing and implementing appropriate responses to those assessed risks; and to respond appropriately to instances of fraud or suspected fraud identified during the audit. However, the primary responsibility for the prevention and detection of fraud rests with both management and those charged with governance of the group and the parent charity.

Our approach was as follows:

- We obtained an understanding of the legal and regulatory requirements applicable to the group and the parent charity and identified that the principal risks of non-compliance with laws and regulations related to the Charities Act 2011.
- We assessed the risk of material misstatement of the financial statements, including the risk of material misstatement due to fraud and how it might occur.
- We carried out testing of journal entries and challenged assumptions and judgements made by management in their accounting estimates.
- We inquired of management and those charged with governance as to any known instances of non-compliance or suspected non-compliance with laws and regulations and fraud.

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

A further description of our responsibilities for the audit of the financial statements is located on the Financial Reporting Council's website at: www.frc.org.uk/auditorsresponsibilities. This description forms part of our Auditors' Report.

THE GEOFFREY WATLING CHARITY

INDEPENDENT AUDITORS' REPORT TO THE MEMBERS OF THE GEOFFREY WATLING CHARITY (CONTINUED)

Use of our report

This report is made solely to the charity's trustees, as a body, in accordance with Part 4 of the Charities (Accounts and Reports) Regulations 2008. Our audit work has been undertaken so that we might state to the charity's trustees those matters we are required to state to them in an Auditors' Report and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the charity and its trustees, as a body, for our audit work, for this report, or for the opinions we have formed.

MA Partners Audit LLP

Chartered Accountants and Statutory Auditors
7 The Close
Norwich
Norfolk
NR1 4DJ

Date:

MA Partners Audit LLP are eligible to act as auditors in terms of section 1212 of the Companies Act 2006.

THE GEOFFREY WATLING CHARITY

CONSOLIDATED STATEMENT OF FINANCIAL ACTIVITIES
FOR THE YEAR ENDED 30 SEPTEMBER 2025

	Note	Unrestricted funds 2025 £	Total funds 2025 £	Total funds 2024 £
Income from:				
Investments	4	792,180	792,180	805,721
Total income		792,180	792,180	805,721
Expenditure on:				
Raising funds	5	294,124	294,124	286,208
Charitable activities	7	609,960	609,960	587,799
Total expenditure		904,084	904,084	874,007
Net expenditure before net gains on investments		(111,904)	(111,904)	(68,286)
Net gains on investments		632,033	632,033	1,829,858
Net movement in funds before other recognised gains/(losses)		520,129	520,129	1,761,572
Other recognised gains/(losses):				
Gains/(losses) on revaluation of fixed assets		103,155	103,155	(100,000)
Net movement in funds		623,284	623,284	1,661,572
Reconciliation of funds:				
Total funds brought forward		19,270,754	19,270,754	17,609,182
Net movement in funds		623,284	623,284	1,661,572
Total funds carried forward		19,894,038	19,894,038	19,270,754

The Consolidated Statement of Financial Activities includes all gains and losses recognised in the year.

The notes on pages 20 to 39 form part of these financial statements.

THE GEOFFREY WATLING CHARITY

CONSOLIDATED BALANCE SHEET
AS AT 30 SEPTEMBER 2025

	Note	2025 £	As restated 2024 £
Fixed assets			
Tangible assets	11	94,692	96,317
Investments	13	15,785,236	15,228,363
Investment property	12	2,780,985	2,701,550
		<u>18,660,913</u>	<u>18,026,230</u>
Current assets			
Debtors	14	371,319	386,085
Investments	15	480,000	419,700
Cash at bank and in hand		705,034	911,295
		<u>1,556,353</u>	<u>1,717,080</u>
Current liabilities			
Creditors: amounts falling due within one year	16	(323,228)	(472,556)
Net current assets		<u>1,233,125</u>	<u>1,244,524</u>
Total assets less current liabilities		<u>19,894,038</u>	<u>19,270,754</u>
Total net assets		<u>19,894,038</u>	<u>19,270,754</u>
Charity funds			
Unrestricted funds			
General funds	19	1,165,841	1,171,894
Investment fund	19	18,728,197	18,098,860
Total unrestricted funds	19	<u>19,894,038</u>	<u>19,270,754</u>
Total funds		<u>19,894,038</u>	<u>19,270,754</u>

THE GEOFFREY WATLING CHARITY

CONSOLIDATED BALANCE SHEET (CONTINUED)
AS AT 30 SEPTEMBER 2025

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

A M Haswell
(Chair of Trustees)

Date: 13 March 2026

The notes on pages 20 to 39 form part of these financial statements.

THE GEOFFREY WATLING CHARITY

CHARITY BALANCE SHEET
AS AT 30 SEPTEMBER 2025

	Note	2025 £	As restated 2024 £
Fixed assets			
Tangible assets	11	80,000	80,000
Investments	13	18,633,174	18,076,301
Investment property	12	250,000	250,000
		<u>18,963,174</u>	<u>18,406,301</u>
Current assets			
Debtors	14	120,031	147,987
Investments	15	480,000	419,700
Cash at bank and in hand		512,473	622,953
		<u>1,112,504</u>	<u>1,190,640</u>
Current liabilities			
Creditors: amounts falling due within one year	16	(1,598,063)	(1,667,450)
		<u>(485,559)</u>	<u>(476,810)</u>
Net current liabilities			
		<u>(485,559)</u>	<u>(476,810)</u>
Total assets less current liabilities		<u>18,477,615</u>	<u>17,929,491</u>
Total net assets		<u>18,477,615</u>	<u>17,929,491</u>
Charity funds			
Unrestricted funds			
Investment fund	19	17,978,708	17,452,830
General fund	19	498,907	476,661
		<u>18,477,615</u>	<u>17,929,491</u>
Total funds		<u>18,477,615</u>	<u>17,929,491</u>

THE GEOFFREY WATLING CHARITY

CHARITY BALANCE SHEET (CONTINUED)
AS AT 30 SEPTEMBER 2025

The Charity's net movement in funds for the year was £548,124 (2024 - £1,758,041).

The financial statements were approved and authorised for issue by the Trustees on 13 March 2026 and signed on their behalf by:

A M Haswell
(Chair of Trustees)

The notes on pages 20 to 39 form part of these financial statements.

THE GEOFFREY WATLING CHARITY

**CONSOLIDATED STATEMENT OF CASH FLOWS
FOR THE YEAR ENDED 30 SEPTEMBER 2025**

	2025	<i>As restated</i>
	£	<i>2024</i>
		£
Cash flows from operating activities		
Net cash used in operating activities (note 22)	(903,971)	<i>(738,281)</i>
Cash flows from investing activities		
Rents received from investment properties	318,611	<i>325,869</i>
Interest receivable	64,721	<i>62,737</i>
Investment portfolio income	408,848	<i>417,116</i>
Purchase of tangible fixed assets	(4,791)	<i>(11,560)</i>
Purchase of investments	(29,379)	<i>(67,288)</i>
Purchase of current investments	(60,300)	<i>(419,700)</i>
Net cash provided by investing activities	697,710	<i>307,174</i>
Change in cash and cash equivalents in the year	(206,261)	<i>(431,107)</i>
Cash and cash equivalents at the beginning of the year	911,295	<i>1,342,402</i>
Cash and cash equivalents at the end of the year (note 23)	705,034	<i>911,295</i>

The notes on pages 20 to 39 form part of these financial statements

THE GEOFFREY WATLING CHARITY

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 SEPTEMBER 2025

1. General information

The Geoffrey Watling Charity is an unincorporated charity in the United Kingdom. The address of the registered office is given in the charity information on page 1 of these financial statements. The nature of the Charity's operations and principal activities remains as described within the Trustees Report on pages 2 to 3.

2. Accounting policies

2.1 Basis of preparation of financial statements

The financial statements 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), the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102) and the Charities Act 2011.

The financial statements have been prepared to give a 'true and fair' view and 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 Charities SORP (FRS 102) published in October 2019 rather than the Accounting and Reporting by Charities: Statement of Recommended Practice effective from 1 April 2005 which has since been withdrawn.

The Geoffrey Watling Charity meets the definition of a public benefit entity under FRS 102. Assets and liabilities are initially recognised at historical cost or transaction value unless otherwise stated in the relevant accounting policy.

The Consolidated Statement of Financial Activities (SOFA) and Consolidated Balance Sheet consolidate the financial statements of the Charity and its subsidiary undertaking. The results of the subsidiary are consolidated on a line by line basis.

2.2 Going concern

The financial statements have been prepared on a going concern basis as the Trustees believe that no material uncertainties exist. The Trustees have considered the level of funds held and the expected level of income and expenditure for 12 months from authorising these financial statements. The budgeted income and expenditure is sufficient with the level of reserves for the Charity to be able to continue as a going concern.

2.3 Income

All income is recognised once the Charity has entitlement to the income, it is probable that the income will be received and the amount of income receivable can be measured reliably.

Investment income is earned through holding assets for investment purposes such as shares and property. It includes dividends, interest and rent. Where it is not practicable to identify investment management costs incurred within a scheme with reasonable accuracy the investment income is reported net of these costs. It is included when the amount can be measured reliably. Interest income is recognised using the effective interest method and dividend and rent income is recognised as the Charity's right to receive payment is established.

THE GEOFFREY WATLING CHARITY

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 SEPTEMBER 2025

2. Accounting policies (continued)

2.4 Expenditure

All expenditure is accounted for on an accruals basis and has been classified under headings that aggregate all costs related to the category. Expenditure is recognised where there is a legal or constructive obligation to make payments to third parties, it is probable that the settlement will be required and the amount of the obligation can be measured reliably.

Expenditure on raising funds comprise the costs associated with property and investment management..

Expenditure on charitable activities comprises those costs incurred by the Charity in the delivery of its activities and services for its beneficiaries. It includes both costs that can be allocated directly to such activities and those costs of an indirect nature necessary to support them.

Grants payable to third parties are within the charitable objectives. Where unconditional grants are offered, this is accrued as soon as the recipient is notified of the grant, as this gives rise to a reasonable expectation that the recipient will receive the grant. Where grants are conditional relating to performance then the grant is only accrued when any unfulfilled conditions are outside of the control of the Charity.

Irrecoverable VAT is charged as an expense against the general activity category for which expenditure arose.

2.5 Tangible fixed assets and depreciation

Investment properties All investment properties owned by the Charity are included at fair value with changes in fair value recognised as net gains / (losses) on investment in the SOFA. Current values are based on a valuation undertaken by John Weston of Brown & Co on 30 September 2021.

Land and property is included at fair value with changes in fair value recognised as net gains / (losses) on investment in the SOFA, and current value is based on a valuation undertaken by John Weston of Brown & Co on 30 September 2021. No depreciation is charged as property is subject to regular revaluation and any depreciation is considered to be immaterial.

Depreciation is charged so as to allocate the cost of tangible fixed assets less their residual value over their estimated useful lives, on a reducing balance basis.

Depreciation is provided on the following basis:

Office equipment	-	25%
Other fixed assets	-	25%

THE GEOFFREY WATLING CHARITY

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 SEPTEMBER 2025

2. Accounting policies (continued)

2.6 Investments

Investments are recognised initially at fair value which is normally the transaction price excluding transaction costs. Subsequently, they are measured at fair value with changes recognised in net gains / (losses) on investments in the SOFA, based upon the market value at the period end.

The SOFA includes net gains and losses arising on revaluation and disposals throughout the year together with rebates received from investment managers.

The Charity's subsidiary is included at deemed cost based on the net asset value of the Company at the date of transfer from the estate of the late Geoffrey Watling, less any impairment.

The Charity's investment policy is laid out in the Trustees Annual Report.

2.7 Debtors

Trade and other debtors are recognised at the settlement amount after any trade discount offered. Prepayments are valued at the amount prepaid net of any trade discounts due.

Debtors receivable after one year constitute loans and mortgages which are initially recognised at the transaction price. Subsequently they are measured at amortised cost using the effective interest rate method less impairment.

2.8 Cash at bank and in hand

Cash at bank and in hand includes cash and short-term highly liquid investments with a short maturity of three months or less from the date of acquisition or opening of the deposit or similar account.

2.9 Liabilities and provisions

Liabilities are recognised when there is an obligation at the Balance Sheet date as a result of a past event, it is probable that a transfer of economic benefit will be required in settlement, and the amount of the settlement can be estimated reliably.

Liabilities are recognised at the amount that the Charity anticipates it will pay to settle the debt or the amount it has received as advanced payments for the goods or services it must provide.

2.10 Financial instruments

The Group only has financial assets and financial liabilities of a kind that qualify as basic financial instruments. Basic financial instruments are initially recognised at transaction value and subsequently measured at their settlement value with the exception of bank loans which are subsequently measured at amortised cost using the effective interest method.

2.11 Pensions

The Group operates a defined contribution pension scheme and the pension charge represents the amounts payable by the Group to the fund in respect of the year.

THE GEOFFREY WATLING CHARITY

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 SEPTEMBER 2025

2. Accounting policies (continued)

2.12 Fund accounting

All of the Charity's funds are unrestricted funds.

Unrestricted funds are available for use at the discretion of the Trustees in furtherance of the general objectives of the Charity.

The Investment Fund was established with the initial transfer of capital from the estate of the late Geoffrey Watling and is unrestricted. The income from the fund is used by the Charity to undertake its objectives.

3. Critical accounting estimates and areas of judgment

Estimates and judgments are continually evaluated and are based on historical experience and other factors, including expectations of future events that are believed to be reasonable under the circumstances.

Critical accounting estimates and assumptions:

The Charity makes estimates and assumptions concerning the future. The resulting accounting estimates and assumptions will, by definition, seldom equal the related actual results. The estimates and assumptions that have a significant risk of causing a material adjustment to the carrying amounts of assets and liabilities within the next financial year are discussed below.

Critical areas of judgment:

Fair value of investment properties: Investment properties are recorded at fair value. Such values require the application of judgement with regard to the nature of such properties taking account of current market conditions, lease terms and factors specific to individual properties. An independent valuer is retained to provide an estimate of fair values for financial statement purposes. Further information is provided in note 12.

THE GEOFFREY WATLING CHARITY

**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 30 SEPTEMBER 2025**

4. Investment income

	Unrestricted funds 2025 £	Total funds 2025 £	<i>Total funds 2024 £</i>
Rental income	318,611	318,611	325,869
Investment portfolio income	408,848	408,848	417,116
Deposit interest	43,909	43,909	35,826
Interest on loans	20,812	20,812	26,910
Total 2025	<u>792,180</u>	<u>792,180</u>	<u>805,721</u>
<i>Total 2024</i>	<u>805,721</u>	<u>805,721</u>	

5. Investment management costs

	Unrestricted funds 2025 £	Total funds 2025 £	<i>Total funds 2024 £</i>
Rent, rates and insurance and utilities	46,199	46,199	41,021
Repairs and maintenance	41,567	41,567	63,025
Sundry	23,412	23,412	23,304
Management charges	101,432	101,432	96,542
Legal and professional fees	2,651	2,651	350
Governance costs	4,447	4,447	7,708
Wages and Directors remuneration	40,100	40,100	43,889
National Insurance	1,163	1,163	1,512
Pension costs	3,017	3,017	2,231
Depreciation and loss on disposal of assets	30,136	30,136	6,626
Total 2025	<u>294,124</u>	<u>294,124</u>	<u>286,208</u>
<i>Total 2024</i>	<u>286,208</u>	<u>286,208</u>	

THE GEOFFREY WATLING CHARITY

**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 30 SEPTEMBER 2025**

6. Analysis of grants

	Grants to Institutions 2025 £	Total funds 2025 £	<i>Total funds 2024 £</i>
Grants	547,750	547,750	512,650
Donations	34,000	34,000	26,000
Total 2025	<u>581,750</u>	<u>581,750</u>	<u>538,650</u>
<i>Total 2024</i>	<u>538,650</u>	<u>538,650</u>	

The grants and donations recognised during the period are analysed as follows :

Purpose	Number	2025 £	Number	2024 £
Social and Welfare	64	221,250	47	166,500
Churches and Historic Buildings	23	93,600	23	47,450
Education and Arts	26	104,400	26	106,500
Environment	10	52,000	10	80,700
Medical	3	48,500	3	32,500
Sporting	6	39,000	6	113,000
Infrastructure	14	60,500	-	-
	<u>146</u>	<u>619,250</u>	<u>115</u>	<u>546,650</u>
Grants withdrawn	<u>7</u>	<u>37,500</u>	<u>3</u>	<u>8,000</u>
Total grants and donations	<u>139</u>	<u>581,750</u>	<u>112</u>	<u>538,650</u>

THE GEOFFREY WATLING CHARITY

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 SEPTEMBER 2025

All grants and donations authorised during the year were payable to institutions. Below are details of the activities which have been funded by grants and donations authorised of £10,000 or more:

		£
Norfolk Wildlife Trust	Norfolk Wildlife Trust's Sweet Briar Marshes - facilitating access to nature for all.	40,000
University of East Anglia	A centre of excellence in Norfolk to train future medical professionals	25,000
Norfolk Heritage Fleet Trust	Funding to continue the Schools, Youth & Community project - Project Starfish	20,000
Creative Arts East	Assemble: a programme of contemporary arts residencies for primary schools in King's Lynn	15,000
St Martins	Seasonal Donation in support of activities during the 2024 festive period	15,000
SeaChange Trust - SeaChange Arts	Fitting-out of the Ice House, Great Yarmouth as a fully operational multi-use venue	12,000
SOS Bus Norwich	Funding for the SOS Bus Norwich, a vital service in Norwich for over 23 years	10,000
Norfolk Community Law Service	Continuation of the Immigration, Domestic Abuse and Family Court Support services	10,000
Lighthouse Community Church	Towards an extension to their Soft Play space	10,000
Hear for Norfolk (Norfolk Deaf Assn)	A Mobile Hearing Assessment and Ear Care Unit to take across Norfolk	10,000
Norfolk Schools Sailing Association	Purchase of 3 electric powered boats to upgrade the safety fleet / reduce carbon footprint	10,000

THE GEOFFREY WATLING CHARITY

**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 30 SEPTEMBER 2025**

7. Analysis of expenditure on charitable activities

Summary by fund type

	Unrestricted funds 2025 £	Total 2025 £	<i>Total 2024 £</i>
Grants (note 6)	547,750	547,750	512,650
Donations (note 6)	34,000	34,000	26,000
Salaries	14,010	14,010	20,050
Sundry expenses	3,464	3,464	20,622
Governance costs	10,736	10,736	8,477
Total 2025	<u>609,960</u>	<u>609,960</u>	<u>587,799</u>
<i>Total 2024</i>	<u>587,799</u>	<u>587,799</u>	

8. Auditors' remuneration

	2025 £	<i>2024 £</i>
Fees payable to the Charity's auditor for the audit of the Charity's annual accounts current year	12,500	14,000
Fees payable to the Charity's auditor in respect of:		
Fees payable to the Charity's auditor for the audit of the Charity's annual accounts prior year	(180)	305
All non-audit services not included above	<u>2,445</u>	<u>1,845</u>

9. Staff costs

	Group 2025 £	<i>Group 2024 £</i>	Charity 2025 £	<i>Charity 2024 £</i>
Wages and salaries	54,110	63,939	14,010	20,050
Social security costs	1,163	1,512	1,163	1,512
Contribution to defined contribution pension schemes	3,017	2,231	1,089	-
	<u>58,290</u>	<u>67,682</u>	<u>16,262</u>	<u>21,562</u>

THE GEOFFREY WATLING CHARITY

NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 30 SEPTEMBER 2025

9. Staff costs (continued)

The average monthly number of employees during the year was three part time individuals, two of which are included in Investment Management Costs and one in Charitable Activities.

Group 2025 No.	<i>Group 2024 No.</i>	Charity 2025 No.	<i>Charity 2024 No.</i>
3	<i>3</i>	1	<i>1</i>

No employee received remuneration amounting to more than £60,000 in either year.

The total amount of employee benefits received by key management personnel is £58,290 (2024: £67,682). The Trustees consider all employees to be key management personnel.

THE GEOFFREY WATLING CHARITY

**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 30 SEPTEMBER 2025**

10. Trustees' remuneration and expenses

The Trustees did not receive any remuneration from the Charity in respect of their roles as Trustees during the period. The following were made by the Charity's subsidiary:

		2025	<i>2024</i>
		£	£
A C Watling	Remuneration	16,000	<i>16,000</i>

During the year ended 30 September 2025, expenses totalling £236 were reimbursed or paid directly to 1 Trustee (*2024 - £149 to 1 Trustee*) relating to travel.

11. Tangible fixed assets

Group

	Freehold property £	Office equipment £	Other fixed assets £	Total £
Cost or valuation				
At 1 October 2024	80,000	10,354	39,426	129,780
Additions	-	-	4,791	4,791
Disposals	-	(6,401)	-	(6,401)
At 30 September 2025	80,000	3,953	44,217	128,170
Depreciation				
At 1 October 2024	-	8,132	25,331	33,463
Charge for the year	-	556	4,721	5,277
On disposals	-	(5,262)	-	(5,262)
At 30 September 2025	-	3,426	30,052	33,478
Net book value				
At 30 September 2025	80,000	527	14,165	94,692
<i>At 30 September 2024</i>	<i>80,000</i>	<i>2,222</i>	<i>14,095</i>	<i>96,317</i>

THE GEOFFREY WATLING CHARITY

NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 30 SEPTEMBER 2025

11. Tangible fixed assets (continued)

Charity

	Freehold property £
Cost or valuation	
At 1 October 2024	80,000
At 30 September 2025	<u>80,000</u>
Net book value	
At 30 September 2025	<u>80,000</u>
At 30 September 2024	<u>80,000</u>

12. Investment property

Group

	Freehold investment property £
Valuation	
At 1 October 2024	2,701,550
Disposals	(23,720)
Surplus on revaluation	103,155
At 30 September 2025	<u>2,780,985</u>

THE GEOFFREY WATLING CHARITY

NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 30 SEPTEMBER 2025

12. Investment property (continued)

Charity

	Freehold investment property £
Valuation	
At 1 October 2024	250,000
At 30 September 2025	<u>250,000</u>

Investment properties and freehold tangible property owned by the Charity and Group are included at fair value. Current values are based on a valuation undertaken by John Weston BSc (Hons) MRICS of Brown & Co on 30 September 2021.

The methods and significant assumptions used to ascertain the fair value of £2,780,985 (2024: £2,701,550) for the Group of investment and tangible property and £250,000 (2024: £250,000) for the Charity investment and tangible property are as follows:

Valuation is made in accordance with the RCIS Valuation - Professional Standards and complies with the International Valuation Standards.

The basis of the valuation is the estimated amount for which the assets should exchange on the valuation date in an arms length transaction based on vacant possession.

During the year ended 31 September 2025 the Hollywood Diner and The Glebe freeholds have been increased to reflect their sales values. The Hollywood Diner was sold in November 2025.

The historical cost of the investment property is £1,284,016 (2024: £1,309,706).

THE GEOFFREY WATLING CHARITY

NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 30 SEPTEMBER 2025

13. Fixed asset investments

Group	Listed investments £
Cost or valuation	
At 1 October 2024	15,228,363
Additions	29,379
Revaluations	527,494
At 30 September 2025	<u>15,785,236</u>
Net book value	
At 30 September 2025	<u>15,785,236</u>
At 30 September 2024	<u>15,228,363</u>

Charity	Investments in subsidiary companies £	Listed investments £	Total £
Cost or valuation			
At 1 October 2024	2,847,938	15,228,363	18,076,301
Additions	-	29,379	29,379
Revaluations	-	527,494	527,494
At 30 September 2025	<u>2,847,938</u>	<u>15,785,236</u>	<u>18,633,174</u>
Net book value			
At 30 September 2025	<u>2,847,938</u>	<u>15,785,236</u>	<u>18,633,174</u>
At 30 September 2024	<u>2,847,938</u>	<u>15,228,363</u>	<u>18,076,301</u>

THE GEOFFREY WATLING CHARITY

**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 30 SEPTEMBER 2025**

13. Fixed asset investments (continued)

Principal subsidiaries

The following was a subsidiary undertaking of the Charity:

Name	Company number	Registered office or principal place of business	Holding
Geoffrey Watling (Norwich) Limited	00957457	8a Ber St, Norwich, Norfolk, United Kingdom, NR1 3EJ	100%

The financial results of the subsidiary for the year were:

Name	Income £	Expenditure £	Profit for the year £	Net assets £
Geoffrey Watling (Norwich) Limited	422,110	210,918	211,192	4,161,448

14. Debtors

	Group 2025 £	Group 2024 £	Charity 2025 £	Charity 2024 £
Due after more than one year				
Other debtors	279,407	295,059	-	-
	279,407	295,059	-	-
Due within one year				
Trade debtors	42,743	54,035	6,775	6,000
Amounts owed by group undertakings	-	-	86,033	121,161
Other debtors	49,169	36,991	27,223	20,826
	371,319	386,085	120,031	147,987

Other debtors includes £297,761 (2024: £309,589) representing four long-term loans, all of which are unsecured.

15. Current asset investments

	Group 2025 £	Group 2024 £	Charity 2025 £	Charity 2024 £
Deposit accounts	480,000	419,700	480,000	419,700

THE GEOFFREY WATLING CHARITY

**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 30 SEPTEMBER 2025**

16. Creditors: Amounts falling due within one year

	Group 2025 £	<i>Group 2024 £</i>	Charity 2025 £	<i>Charity 2024 £</i>
Trade creditors	8,417	6,207	489	-
Amounts owed to group undertakings	-	-	1,357,430	1,278,520
Other taxation and social security	12,631	2,714	4,134	952
Accruals and deferred income	92,380	101,635	26,210	25,978
Grants accrued - individual	209,800	362,000	209,800	362,000
	323,228	472,556	1,598,063	1,667,450
			Group 2025 £	<i>Group 2024 £</i>
Deferred income at 1 October 2024			59,305	66,086
Resources deferred during the year			53,004	59,305
Amounts released from previous periods			(59,305)	(66,086)
			53,004	59,305

Deferred income relates to rental income invoiced in advance of future periods.

17. Financial instruments

	Group 2025 £	<i>Group 2024 £</i>	Charity 2025 £	<i>Charity 2024 £</i>
Financial assets				
Financial assets measured at fair value through income and expenditure	1,185,034	1,330,995	992,473	1,042,653

18. Prior year adjustments

During the current year, it was identified that deposit accounts where maturity was greater than 3 months were recognised as cash balances in the prior year financial statements. As a result, deposit accounts which had a maturity greater than 3 months have been reclassified to current asset investments in the comparatives.

The cash balance in the comparative has decreased £419,700 and current asset investments increased £419,700 on the balance sheet. Cash and cash equivalents have also decreased on the cash flow statement by £419,700 and the cashflow includes the £419,700 for the purchase of the deposit accounts.

THE GEOFFREY WATLING CHARITY

**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 30 SEPTEMBER 2025**

19. Statement of funds

Statement of funds - current year

	Balance at 1 October 2024 £	Income £	Expenditure £	Gains/ (Losses) £	Balance at 30 September 2025 £
Unrestricted funds					
General Funds	1,171,894	792,180	(798,233)	-	1,165,841
Investment fund	18,098,860	-	(105,851)	735,188	18,728,197
	<u>19,270,754</u>	<u>792,180</u>	<u>(904,084)</u>	<u>735,188</u>	<u>19,894,038</u>

Statement of funds - prior year

	Balance at 1 October 2023 £	Income £	Expenditure £	Gains/ (Losses) £	Balance at 30 September 2024 £
Unrestricted funds					
General Funds	1,161,178	805,721	(795,005)	-	1,171,894
Investment fund	16,448,004	-	(79,002)	1,729,858	18,098,860
	<u>17,609,182</u>	<u>805,721</u>	<u>(874,007)</u>	<u>1,729,858</u>	<u>19,270,754</u>

THE GEOFFREY WATLING CHARITY

**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 30 SEPTEMBER 2025**

20. Summary of funds

Summary of funds - current year

	Balance at 1 October 2024 £	Income £	Expenditure £	Gains/ (Losses) £	Balance at 30 September 2025 £
General funds	19,270,754	792,180	(904,084)	735,188	19,894,038

Summary of funds - prior year

	Balance at 1 October 2023 £	Income £	Expenditure £	Gains/ (Losses) £	Balance at 30 September 2024 £
General funds	17,609,182	805,721	(874,007)	1,729,858	19,270,754

21. Analysis of net assets between funds

Analysis of net assets between funds - current year

	Unrestricted funds 2025 £	Total funds 2025 £
Tangible fixed assets	94,692	94,692
Fixed asset investments	15,785,236	15,785,236
Investment property	2,780,985	2,780,985
Debtors due after more than one year	279,407	279,407
Current assets	1,276,946	1,276,946
Creditors due within one year	(323,228)	(323,228)
Total	19,894,038	19,894,038

THE GEOFFREY WATLING CHARITY

**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 30 SEPTEMBER 2025**

21. Analysis of net assets between funds (continued)

Analysis of net assets between funds - prior year

	<i>Unrestricted funds 2024 £</i>	<i>Total funds 2024 £</i>
Tangible fixed assets	96,317	96,317
Fixed asset investments	15,228,363	15,228,363
Investment property	2,701,550	2,701,550
Debtors due after more than one year	295,059	295,059
Current assets	1,422,021	1,422,021
Creditors due within one year	(472,556)	(472,556)
Total	<u>19,270,754</u>	<u>19,270,754</u>

22. Reconciliation of net movement in funds to net cash flow from operating activities

	<i>Group 2025 £</i>	<i>Group 2024 £</i>
Net income for the year (as per Statement of Financial Activities)	<u>520,129</u>	<u>1,761,572</u>
Adjustments for:		
Depreciation charges	5,277	5,736
Gains on investments	(632,033)	(1,829,858)
Investment management fees	104,539	105,347
Loss on the sale of fixed assets	24,859	890
Decrease/(increase) in debtors	14,766	(4,799)
Increase/(decrease) in creditors	(149,328)	28,553
Rents received from investment properties	(318,611)	(325,869)
Interest receivable	(64,721)	(62,737)
Investment portfolio income	(408,848)	(417,116)
Net cash used in operating activities	<u>(903,971)</u>	<u>(738,281)</u>

THE GEOFFREY WATLING CHARITY

**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 30 SEPTEMBER 2025**

23. Analysis of cash and cash equivalents

	Group 2025 £	<i>Group 2024 £</i>
Cash in hand	309,403	426,368
Notice deposits (less than 3 months)	395,631	484,927
Total cash and cash equivalents	705,034	911,295

24. Analysis of changes in net debt

	At 1 October 2024 £	Cash flows £	At 30 September 2025 £
Cash at bank and in hand	911,295	(206,261)	705,034
Liquid investments	419,700	60,300	480,000
	1,330,995	(145,961)	1,185,034

25. Pension commitments

The Group operates a defined contributions pension scheme. The pension cost charge represents contributions payable by the Group to the fund and amounted to £3,017 (2024 - £2,231). Contributions totalling £Nil (2024 - £Nil) were payable at the reporting date and are included in creditors.

26. Operating leases

The Group acts as lessor for a number of properties leased to third-party tenants under non-cancellable operating leases. Lease income is recognised on a straight-line basis over the lease term in accordance with FRS 102 Section 20.

Lease income recognised during the year was as follows: Lease income recognised £191,188.

27. Related party transactions

During the year £230 was received by the Charity for stamps and computer services from two Trustees (2024 - £Nil).

THE GEOFFREY WATLING CHARITY

**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 30 SEPTEMBER 2025**

28. Post balance sheet events

The sale of the Hollywood Diner freehold property at Hemsby owned by Geoffrey Watling (Norwich) Limited was in progress at the year end and completion took place on the 24 November 2025.

Accounts

Charity number: 1025258

The Geoffrey Watling Charity
Trustees Report and Financial Statements
For the year ended 30 September 2024

The Geoffrey Watling Charity

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Year ended 30 September 2024

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The Geoffrey Watling Charity

Trustees Report

Year ended 30 September 2024

REFERENCE AND ADMINISTRATIVE DETAILS

Charity name	The Geoffrey Watling Charity	
Charity registration number	1025258	
Registered address	8a Ber Street Norwich Norfolk NR1 3EJ	
Trustees	A C Watling (Chairman) S P Watling R S Marks D J Lundean A M Haswell	
Grants Administrator	A Handley (resigned 30 September 2024) S Pearce (appointed 8 November 2024)	
Bankers	Barclays Bank Plc Barclay's Business Centre 3 St. James Court Whitefriars Norwich NR3 1RJ	Insignis Asset Management Ltd St John's Innovation Centre Cowley Road, Milton Cambridge CB4 0WS
Property investment advisors	Brown & Co LLP 25-26 Tuesday Market Place Kings Lynn Norfolk PE30 1JJ	
Investment advisors	Sarasin & Partners LLP Juxon House 100 St Paul's Churchyard London EC4M 8BU	
Auditor	Lovewell Blake LLP Bankside 300 Peachman Way Broadland Business Park Norwich Norfolk NR7 0LB	

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2024

The Trustees have pleasure in presenting their report and audited consolidated financial statements for the year ended 30 September 2024. The report and financial statements have been prepared in accordance with the accounting policies set out in the notes to the accounts and comply with the Charity's Settlement Deed (as amended), the Charities Act 2011 and the Statement of Recommended Practice (SORP) applicable to charities preparing their (consolidated) accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland, published in October 2019.

The accounts presented here are the consolidated accounts of the Charity and of Geoffrey Watling (Norwich) Limited, the Company wholly-owned by the Charity.

OBJECTIVES AND ACTIVITIES OF THE CHARITY

The Deed of Settlement dated 4 August 1993, as amended, defines the 'object' of The Geoffrey Watling Charity ('GWC') as:

"To pay or apply the annual income of the Charity's funds to such charity or charities or for such charitable purpose or purposes as the Trustees shall from time to time in their absolute discretion determine."

The geographical 'area of benefit' is 'the County of Norfolk and the Waveney District of Suffolk'.

The means by which the Charity seeks to meet this object are:

1. to invest optimally the assets of the Charity and its wholly owned Company, (the "Group").
2. to make grants to organisations with a charitable purpose whose beneficiaries reside within the area of benefit in order to enhance their welfare.

The Trustees confirm that they have had due regard to Charity Commission guidance on public benefit.

Optimum investment of the Group's assets

The Trustees are mindful that their ability to allocate the Charity's funds now, and in the future, by making grants to others in need, is only possible if they manage the Group's investments effectively. The value of the investments at 30 September 2024 was £18,972,566 (2023: £17,111,696) comprising £2,701,550 (2023: £2,800,000) in investment property and £16,271,016 (2023: £14,311,696) in quoted investments and cash. The Trustees have decided that their two overall objectives in this area are:

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2024

- as far as is practicable, to treat current and future beneficiaries equally, given that the Charity is intended to exist in the long-term, although not necessarily in perpetuity.
- to achieve an optimum balance between risk and total return in order to set a consistent short-to medium-term budget for expenditure on its charitable objectives and priorities.

Optimum investment of the Group's assets (continued)

The Trustees have an investment policy developed in conjunction with the Charity's discretionary investment managers, Sarasin and Partners LLP.

Grant-making

The Charity aims to make the greatest positive impact for the good of its beneficiaries to the best of its ability with the finite resources it has. To this end, the Charity makes grants to other organisations with an approved charitable purpose. Trustees consider all applications they receive and consider each on its own merits and within the terms of the Deed of Settlement. They have no priority areas for grant-making.

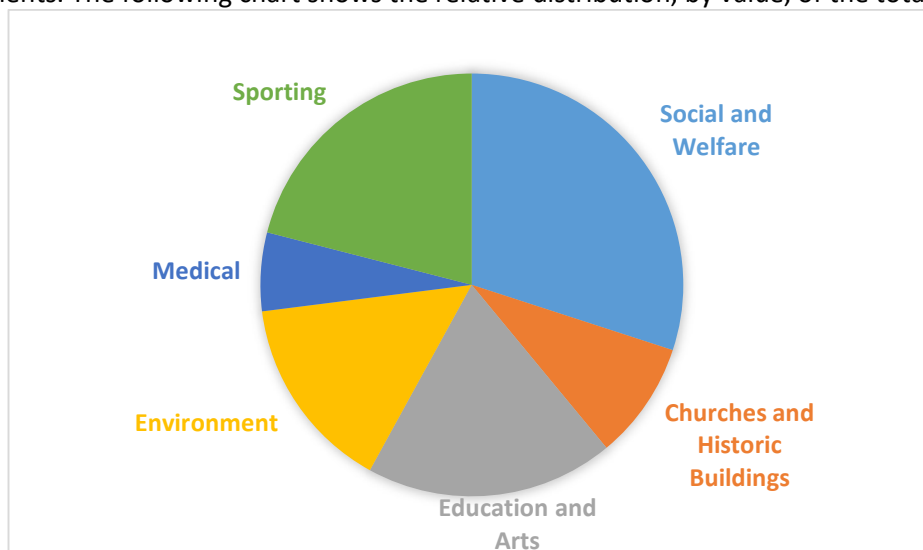
ACHIEVEMENTS AND PERFORMANCE

Based on the above objectives and activities, the trustees are pleased to report on the achievements and performance of the Charity during the year to 30 September 2024.

Grant-making

During the year 2023/24, the Charity authorised spending of £538,650 on 112 grants and donations to other bodies with a charitable purpose, after taking account of a small number of grants which were withdrawn. (see Note 6 to the financial statements). Of the £538,650, £512,650 (2023: £421,225) were grants and £26,000 (2023: £25,000) were donations. The cost to the Charity of managing these activities was £50,661 (Note 4 to the financial statements), which includes £19,500 in relation to the creation of a new grants database system.

An analysis of the grants made for various categories of purpose is set out in Note 6 to the financial statements. The following chart shows the relative distribution, by value, of the total grants awarded:



The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2024

In assessing the beneficial effect of their grant making, the trustees focus on:

- feedback from beneficiaries
- observing the effect on organisations to which grants have been made
- finding and considering any research evidence relating to the likely effect of a planned intervention supported by a grant
- Paying site visits and attending presentations, at the request of beneficiaries, to see the impact of grants made or applied for.

Investment of the Group's assets and its financial performance

The Charity's investment portfolio value increased in the year by £1,829,858, with the market value of the investment portfolio at 30 September 2024 totalling £15,228,363. The most recent valuation, as at 26 February 2025, was £15,890,690.

The Group's property assets market value was £2,701,550 at 30 September 2024. As stated in note 11 following the continuing impact of coastal erosion the valuation of the investment properties was reduced by £100,000.

Overall, the total return (capital gain and income) on the Group's assets invested was 13.9%. More than three quarters of this return arose because of the unrealised gain made on revaluing the portfolio of listed investments to their market value at 30 September 2024.

The Charity has, however, always based its grant making decisions on the realised income generated by its investments. In the year to 30 September 2024, £595,578 of income was generated, representing a 3.4% return on investments (2023: £513,610, 3%).

Trustees meet discretionary investment manager and adviser, Sarasin & Partners LLP, once a year for a formal review of their performance and to discuss likely future issues, including risk. The property portfolio is managed by John Weston, MRICS, of Brown & Co who reports to the Director of the Company.

The Charity does not have an explicit policy on social, environmental or ethical matters in relation to its investments. Rather it subscribes to the policy of its discretionary investment managers, Sarasin & Partners LLP who state that: "The fund does not invest in tobacco manufacturers and will also avoid investment in companies that generate significant revenues from the following: alcohol manufacture; armaments; gambling; pornography". Since at least COP26, Sarasins have also withdrawn investments that could affect global warming.

FINANCIAL REVIEW

During the year ended 30 September 2024 the Group generated net realised income of £470,364, from which it awarded £538,650 in grants and donations. The listed investment portfolio produced a net unrealised gain of £1,829,858 on revaluation to market value at 30 September 2024, on investments held. In total, the net assets of the group increased during the year by £1,661,572, making the total funds of the Group £19,270,754 at 30 September 2024.

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2024

Following storms in November 2023 and January 2024 there has been substantial coastal erosion at Hemsby resulting in the loss of land owned by the Group. The cost of repair works associated with this damage and incurred by the Group amounted to over £37,000.

After receiving advice from the Group's property investment advisor the valuation of certain investment properties has been reduced by £100,000 and this has been reflected in the Group's accounts to 30 September 2024.

Following the setting up of a new account with Insignis Asset Management Ltd a total of £904,627 has been invested into higher yielding cash deposits.

Fuller details of the consolidated financial results for the year ended 30 September 2024 can be found in the financial statements.

Reserves policy

The policy of the Trustees is to ensure that it holds net current assets sufficient to cover the operational running costs of the Charity for a six month period. This includes sums sufficient to pay out all approved grants.

At the year-end, free reserves (being net current assets) held within the general fund and investment fund totalled £949k (2023: £980k) which amounts to 13 months of expenditure. In addition, a further £15.2m (2023: £13.4m) was held within the investment portfolio, which is retained to generate a return on investment in accordance with the investment policy.

PLANS FOR FUTURE PERIODS

At the year end work on developing the Charity's new grants database system was almost complete and subsequently the new system has gone 'live'. This new system will assist with the operational efficiency of the Charity's database thus further improving the process of grant application processing.

The Charity is receiving an increasing number of grant applications and in order to maintain its responsiveness the Charity will be reviewing its grant making guidelines.

The Trustees will also continue to monitor the company's investment assets to maximise the effectiveness of the operation of the Charity.

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2024

STRUCTURE, GOVERNANCE AND MANAGEMENT

The Geoffrey Watling Charity is a registered Charity, number 1025258. It is an unincorporated association with significant invested funds.

Geoffrey Watling (Norwich) Limited is a Registered Company (number 00957457), the shares of which are owned wholly by The Geoffrey Watling Charity. Alan Watling is the sole Director of the Company and is also a Trustee of the Geoffrey Watling Charity. Colin Ford is the Company Secretary, appointed to the role on 8 March 2024. The Company directly owns properties, principally in Hemsby, Norfolk. The Company remits annually an appropriate and permitted amount of its profits through Gift Aid to the Charity.

The Board of Trustees comprises not fewer than 3 and not more than 6 Trustees who are appointed by the Board at the time. Those who served in these capacities during 2023/24 and/or are Trustees at the time of the approval of these financial statements are shown in the table below.

When a new Trustee is appointed, there is a short briefing procedure covering relevant governance issues.

The Trustees meet formally every three months, with the appropriate officers and advisers, to agree plans, programmes and budgets; agree and review policies; and to monitor progress and review performance. The Director of the Company meets with the Company's property adviser on a regular basis and visits the Company's properties particularly during the summer season at Hemsby.

Alan Watling is Chairman of the Board.

Trustees

Trustee	Period of office
A C Watling	To June 2027
S P Watling	To June 2026
R S Marks	To December 2026
D J Lundean	To March 2025
A M Haswell	To December 2027

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2024

Brown & Co LLP is the property adviser to the Company and Charity, responsible for the management of the invested estate and for advising the Trustees on these matters. Brown & Co's representative is John Weston, MRICS, and Registered Valuer and his services are received through a service level agreement.

In addition, the Trustees employ senior officers to advise them and to carry out their approved plans:

Yvonne Johnston (retired 29 March 2024)	Accountant
Colin Ford (appointed 5 January 2024)	Finance Manager
Armana Handley (resigned 30 September 2024)	Grants Administrator
Sian Pearce (appointed 8 November 2024)	Grants Administrator

Trustees and key management personnel

The Trustees consider that the Board of Trustees is responsible for directing and controlling the Charity and running and operating the Charity on a day-to-day basis. All Trustees give of their time freely and no Trustee remuneration was paid in the year. Details of Trustees' expenses and related party transactions are disclosed in note 10 to the financial statements.

Trustees are required to disclose all relevant interests to the Grants Administrator and to their colleagues and to withdraw from decisions where a conflict of interest arises.

The remuneration of the Group's staff is reviewed annually.

Risk management

Trustees also monitor closely the risks to which the Charity is exposed, many of which are not directly financial in nature but which, if they materialise, could have financial consequences. A Risk Assessment Register for the company and charity was first presented at the meeting of the Trustees, held on 6 December 2019 and approved at their meeting on 6 March 2020. The Register sets down the probability and impact of each foreseeable risk and the preventative or mitigating actions which should be taken. The Trustees are responsible for the maintenance, and at least annual review, of the Register. A partial review of the Register was undertaken in December 2023 and a full review will be carried out in the first quarter of 2025.

Fundraising Standards Information

The Charity does not participate in fundraising activities or instruct anyone to act on their behalf with regards to fundraising.

True and Fair override

The accounts (financial statements) have been prepared to give a "true and fair" view and 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 Accounting and Reporting by charities by Charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102) issued in October 2019 rather than Accounting and Reporting by Charities: Statement of Recommended Practice effective from 1 April 2005 which has since been withdrawn.

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2024

Statement of Trustees' Responsibilities

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

The law applicable to charities in England & Wales 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 group and of its incoming resources and application of resources of the charity and the group for that period.

In preparing these financial statements, the Trustees are required to:

- select suitable accounting policies and then apply them consistently;
- observe the methods and principles in the Charities SORP 2019 (FRS102);
- make judgments and estimates that are reasonable and prudent;
- state whether applicable accounting standards have been followed, subject to any material departures disclosed and explained in the financial statements;
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the Charity and group will continue in operation.

The Trustees are responsible for keeping proper accounting records that disclose with reasonable accuracy at any time the financial position of the Charity and group and 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.

Thanks

Thanks are due to Yvonne Johnston, Colin Ford, Armana Handley, Sian Pearce and John Weston and his team. Without their dedication and skill, the Charity's work would not be as effective and valued as it is.

FOR AND ON BEHALF OF THE TRUSTEES

A C Watling
Chairman of the Board of Trustees
8A Ber Street
Norwich, NR1 3EJ
7 March 2025

The Geoffrey Watling Charity

Independent Auditor's Report to the Trustees

Year ended 30 September 2024

Opinion

We have audited the financial statements of The Geoffrey Watling Charity (the 'parent charity') and its subsidiary (the 'group') for the year ended 30 September 2024 which comprise the consolidated statement of financial activities, consolidated balance sheet, consolidated cash flow and notes to the financial statements, including significant accounting policies. The financial reporting framework that has been applied in their preparation is applicable law and United Kingdom Accounting Standards, including Financial Reporting Standard 102 *The Financial Reporting Standard applicable in the UK and Republic of Ireland* (United Kingdom Generally Accepted Accounting Practice).

In our opinion the financial statements:

- give a true and fair view of the state of the group's and parent charity's affairs as at 30 September 2024, and of the group's incoming resources and application of resources, including its income and expenditure, for the year then ended;
- have been properly prepared in accordance with United Kingdom Generally Accepted Accounting Practice; and
- have been prepared in accordance with the requirements of the Charities Act 2011.

Basis for opinion

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

Conclusions relating to going concern

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

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

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

The Geoffrey Watling Charity

Independent Auditor's Report to the Trustees

Year ended 30 September 2024

Other information

The other information comprises the information included in the trustees annual report, other than the financial statements and our auditor's report thereon. The trustees are responsible for the other information. Our opinion on the financial statements does not cover the other information and we do not express any form of assurance conclusion thereon.

Our responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the financial statements or our knowledge obtained in the course of the audit or otherwise appears to be materially misstated. If we identify such material inconsistencies or apparent material misstatements, we are required to determine whether this gives rise to a material misstatement in the financial statements themselves. If, based on the work we have performed, we conclude that there is a material misstatement of this other information, we are required to report that fact.

We have nothing to report in this regard.

Matters on which we are required to report by exception

We have nothing to report in respect of the following matters in relation to which the Charities (Accounts and Reports) Regulations 2008 require us to report to you if, in our opinion:

- the information given in the trustees' report is inconsistent in any material respect with the financial statements; or
- sufficient accounting records have not been kept; or
- the financial statements are not in agreement with the accounting records; or
- we have not received all the information and explanations we require for our audit.

Responsibilities of trustees

As explained more fully in the trustees' responsibilities statement set out on page 8, the trustees are responsible for the preparation of the financial statements and for being satisfied that they give a true and fair view, and for such internal control as the trustees determine is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, the trustees are responsible for assessing the group and parent charity's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the trustees either intend to liquidate the group or the parent charity or to cease operations, or have no realistic alternative but to do so.

The Geoffrey Watling Charity

Independent Auditor's Report to the Trustees

Year ended 30 September 2024

Auditor's responsibilities for the audit of the financial statements

We have been appointed as auditor under section 151 of the Charities Act 2011 and report in accordance with the Act and relevant regulations made or having effect thereunder.

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

Irregularities, including fraud, are instances of non-compliance with laws and regulations. We design procedures in line with our responsibilities, outlined above, to detect material misstatements in respect of irregularities, including fraud. The extent to which our procedures are capable of detecting irregularities, including fraud is detailed below:

- Enquiry of management and those charged with governance;
- Enquiry of entity staff compliance functions to identify any instances of non-compliance with laws and regulations;
- Reviewing financial statement disclosures and testing to supporting documentation to assess compliance with applicable laws and regulations;
- Performing audit work over the risk of management override of controls, including testing of journal entries and other adjustments for appropriateness, evaluating the rationale of significant transactions outside the normal course of operations and reviewing accounting estimates for bias.

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

The Geoffrey Watling Charity

Independent Auditor's Report to the Trustees

Year ended 30 September 2024

A further description of our responsibilities is available on the FRC's website at: <https://www.frc.org.uk/auditors/audit-assurance/auditor-s-responsibilities-for-the-audit-of-the-fi/description-of-the-auditor%E2%80%99s-responsibilities-for>. This description forms part of our auditor's report.

Use of our report

This report is made solely to the charity's trustees, as a body, in accordance with Part 4 of the Charities (Accounts and Reports) Regulations 2008. Our audit work has been undertaken so that we might state to the charity's trustees those matters we are required to state to them in an auditor's report and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the charity and the charity's trustees as a body, for our audit work, for this report, or for the opinions we have formed.

Lovewell Blake LLP
Statutory Auditor

Date: 17 June 2025

Bankside 300
Peachman Way
Broadland Business Park
Norwich
Norfolk, NR7 0LB

Lovewell Blake LLP is eligible for appointment as auditor of the charity by virtue of its eligibility for appointment as auditor of a company under section 1212 of the Companies Act 2006.

The Geoffrey Watling Charity

Consolidated Statement of Financial Activities

Year ended 30 September 2024

		Unrestricted Investment			Unrestricted
	Note	General fund	fund	2024 Total	2023
		£	£	£	£
Income and endowments from:					
Investments	2	805,721	-	805,721	716,378
Total income and endowments		<u>805,721</u>	<u>-</u>	<u>805,721</u>	<u>716,378</u>
Expenditure on:					
Raising Funds					
Investment management costs	3	205,694	79,002	284,696	252,170
Charitable Activities	4	589,311	-	589,311	475,140
Total expenditure		<u>795,005</u>	<u>79,002</u>	<u>874,007</u>	<u>727,310</u>
Net income / (expenditure) before revaluation of investments		10,716	(79,002)	(68,286)	(10,932)
Net gains on investment portfolio		-	1,829,858	1,829,858	540,338
Loss on revaluation of properties		-	(100,000)	(100,000)	(250,000)
Net income and net movement in funds		<u>10,716</u>	<u>1,650,856</u>	<u>1,661,572</u>	<u>279,406</u>
Reconciliation of funds:					
Total funds brought forward		1,161,178	16,448,004	17,609,182	17,329,776
Total funds carried forward		<u>1,171,894</u>	<u>18,098,860</u>	<u>19,270,754</u>	<u>17,609,182</u>

The Statement of Financial Activities includes all gains and losses recognised in the year.

All income and expenditure derive from continuing activities.

The notes set out on pages 16 to 27 form an integral part of these financial statements.

The Geoffrey Watling Charity

Consolidated Balance Sheet

As at 30 September 2024

	Notes	2024		2023	
		Charity £	Group £	Charity £	Group £
Fixed Assets					
Tangible fixed assets (including investment properties)	11	330,000	2,797,867	330,000	2,892,933
Investments	12	15,228,363	15,228,363	13,436,564	13,436,564
Subsidiary	12	2,847,938	-	2,847,938	-
		<u>18,406,301</u>	<u>18,026,230</u>	<u>16,614,502</u>	<u>16,329,497</u>
Current Assets					
Debtors : amounts falling due within one year	13	147,986	91,025	20,107	79,274
Debtors : amounts falling due after one year	13	-	295,060	-	302,012
Cash deposits		904,627	904,627	33,122	33,122
Cash at bank and in hand		<u>138,026</u>	<u>426,368</u>	<u>842,010</u>	<u>1,309,280</u>
		<u>1,190,639</u>	<u>1,717,080</u>	<u>895,239</u>	<u>1,723,688</u>
Current Liabilities					
Creditors : Amounts falling due within one year	14	(1,667,450)	(472,556)	(1,338,289)	(444,003)
Net current assets		<u>(476,811)</u>	<u>1,244,524</u>	<u>(443,050)</u>	<u>1,279,685</u>
Total assets less current liabilities		<u>17,929,490</u>	<u>19,270,754</u>	<u>16,171,452</u>	<u>17,609,182</u>
Total net assets		<u><u>17,929,490</u></u>	<u><u>19,270,754</u></u>	<u><u>16,171,452</u></u>	<u><u>17,609,182</u></u>
Funds of the charity					
Unrestricted funds					
General	15	476,660	1,171,894	469,478	1,161,178
Investment	15	17,452,830	18,098,860	15,701,974	16,448,004
Total charity funds		<u><u>17,929,490</u></u>	<u><u>19,270,754</u></u>	<u><u>16,171,452</u></u>	<u><u>17,609,182</u></u>

These accounts were approved by the Trustees and authorised for issue on 7 March 2025, and signed on behalf of the by:

A C Watling
Chairman of Board of Trustees

R S Marks
Trustee

The notes set out on pages 16 - 27 form an integral part of these financial statements.

The Geoffrey Watling Charity

Consolidated Cash Flow

As at 30 September 2024

	Charity 2024 £	Group 2024 £	Charity 2023 £	Group 2023 £
Net cash flow from operating activities (below)	(238,781)	(738,281)	(111,396)	(453,243)
Cash flow from investing activities				
Payments to acquire tangible fixed assets	-	(11,560)	-	-
Payments to acquire investments	(67,288)	(67,288)	-	-
Rents received from investment properties	22,678	325,869	25,363	284,202
Interest received	33,796	62,737	13,638	38,530
Investment portfolio income	417,116	417,116	393,645	393,645
Net cash flow from investing activities	406,302	726,874	432,646	716,377
Net increase / (decrease) in cash and cash equivalents	167,521	(11,407)	321,250	263,134
Cash and cash equivalents at 1 October 2023	875,132	1,342,402	553,882	1,079,268
Cash and cash equivalents at 30 September 2024	<u>1,042,653</u>	<u>1,330,995</u>	<u>875,132</u>	<u>1,342,402</u>
Reconciliation of net income / (expenditure) to net cash flow from operating activities				
Net income /(expenditure) for the year	1,758,038	1,661,572	533,727	279,406
Rents received from investment properties	(22,678)	(325,869)	(25,363)	(284,202)
Interest receivable	(33,796)	(62,737)	(13,638)	(38,530)
Investment portfolio income	(417,116)	(417,116)	(393,645)	(393,645)
Depreciation of tangible fixed assets	-	5,736	-	4,311
Loss on disposal of tangible fixed assets	-	890	-	-
Investment management fees	105,347	105,347	102,255	102,255
Gains / (losses) in investments	(1,829,858)	(1,829,858)	(540,338)	(540,338)
Loss on revaluation of investment properties	-	100,000	-	250,000
(Increase) / decrease in debtors	(127,879)	(4,799)	149,494	119,828
Increase / (decrease) in creditors	329,161	28,553	76,112	47,672
	<u>(238,781)</u>	<u>(738,281)</u>	<u>(111,396)</u>	<u>(453,243)</u>

The notes set out on pages 16 to 27 form an integral part of these financial statements.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2024

1 Summary of significant accounting policies

(a) General information and basis of preparation

The Geoffrey Watling Charity is an unincorporated charity in the United Kingdom. The address of the registered office is given in the charity information on page 1 of these financial statements. The nature of the charity's operations and principal activities remains as described within the Trustees Report on pages 2 to 3.

The charity constitutes a public benefit entity as defined by FRS 102. The financial statements have been prepared in accordance with 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) issued in October 2019, the Financial Reporting Standard applicable in the United Kingdom and Republic of Ireland (FRS 102), the Charities Act 2011, and UK Generally Accepted Practice.

The financial statements have been prepared to give a "true and fair" view and we 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 the 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 (FRS102) issued in October 2019 rather than the Accounting and Reporting by Charities: Statement of Recommended Practice effective from 1 April 2005 which has since been withdrawn.

The financial statements are prepared on a going concern basis under the historical cost convention, modified to include certain items at fair value. The financial statements are prepared in sterling which is the functional currency of the charity.

The significant accounting policies applied in the preparation of these financial statements are set out below. These policies have been consistently applied to all years presented unless otherwise stated.

(b) Group financial statements

These financial statements consolidate the results of the charity and its wholly owned subsidiary Geoffrey Watling (Norwich) Limited on a line by line basis. A separate Statement of Financial Activities and income and expenditure accounts are not presented for the charity following the exemptions afforded the SORP.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2024

1 Summary of significant accounting policies (continued)

(c) Funds

All of the charity's funds are unrestricted funds.

Unrestricted funds are available for use at the discretion of the trustees in furtherance of the general objectives of the charity.

The Investment Fund was established with the initial transfer of capital from the estate of the late Geoffrey Watling and is unrestricted. The income from the fund is used by the charity to undertake its objectives.

(d) Income recognition

All income is included in the Statement of Financial Activities (SoFA) when the charity is legally entitled to the income and the amount can be measured reliably and it is probable that the income will be received.

Investment income is earned through holding assets for investment purposes such as shares and property. It includes dividends, interest and rent. Where it is not practicable to identify investment management costs incurred within a scheme with reasonable accuracy the investment income is reported net of these costs. It is included when the amount can be measured reliably. Interest income is recognised using the effective interest method and dividend and rent income is recognised as the charity's right to receive payment is established.

(e) Expenditure recognition

All expenditure is accounted for on an accruals basis and has been classified under headings that aggregate all costs related to the category. Expenditure is recognised where there is a legal or constructive obligation to make payments to third parties, it is probable that the settlement will be required and the amount of the obligation can be measured reliably.

It is categorised under the following headings:

- Costs of raising funds comprise the costs associated with property and investment management.
- Expenditure on charitable activities comprises those costs incurred by the charity in the delivery of its activities and services for its beneficiaries. It includes both costs that can be allocated directly to such activities and those costs of an indirect nature necessary to support them.

Irrecoverable VAT is charged as an expense against the general activity category for which expenditure arose.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2024

1 Summary of significant accounting policies (continued)

(e) Expenditure recognition (continued)

Grants payable to third parties are within the charitable objectives. Where unconditional grants are offered, this is accrued as soon as the recipient is notified of the grant, as this gives rise to a reasonable expectation that the recipient will receive the grant. Where grants are conditional relating to performance then the grant is only accrued when any unfulfilled conditions are outside of the control of the charity.

(f) Investment properties

All investment properties owned by the charity are included at fair value with changes in fair value recognised as net gains / (losses) on investment in the SOFA. Current values are based on a valuation undertaken by John Weston of Brown and Co. Property and Business Consultants LLP on 30 September 2024.

(g) Tangible fixed assets

Land and property is included at fair value with changes in fair value recognised as net gains / (losses) on investment in the SOFA, and current value is based on a valuation undertaken by John Weston of Brown and Co. Property and Business Consultants LLP on 30 September 2021. No depreciation is charged as property is subject to regular revaluation and any depreciation is considered to be immaterial.

Machinery and office equipment are stated at cost less accumulated depreciation calculated at 25% reducing balance.

(h) Investments

Investments are recognised initially at fair value which is normally the transaction price excluding transaction costs. Subsequently, they are measured at fair value with changes recognised in net gains / (losses) on investments in the SoFA, based upon the market value at the period end.

The SOFA includes net gains and losses arising on revaluation and disposals throughout the year together with rebates received from investment managers.

The Charity's subsidiary is included at deemed cost based on the net asset value of the Company at the date of transfer from the estate of the late Geoffrey Watling, less any impairment.

The Charity's investment policy is laid out in the Trustees Annual Report.

(i) Debtors and creditors receivable / payable within one year

Debtors and creditors with no stated interest rate and receivable or payable within one year are recorded at transaction price. Any losses arising from impairment are recognised in expenditure.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2024

1 Summary of significant accounting policies (continued)

(j) Debtors receivable after one year

Debtors receivable after one year constitute loans and mortgages which are initially recognised at the transaction price. Subsequently they are measured at amortised cost using the effective interest rate method less impairment.

(k) Going concern

The financial statements have been prepared on a going concern basis as the trustees believe that no material uncertainties exist. The trustees have considered the level of funds held and the expected level of income and expenditure for 12 months from authorising these financial statements. The budgeted income and expenditure is sufficient with the level of reserves for the charity to be able to continue as a going concern.

(l) Cash at bank

Cash at bank and cash in hand includes cash and short term highly liquid investments with a short maturity of three months or less.

(m) Financial Instruments

The Charity only has financial assets and financial liabilities of a kind that qualify as basic financial instruments. Basic financial instruments are initially recognised at transaction value and subsequently measured at their settlement value with the exception of bank loans which are subsequently measured at amortised cost using the effective interest method.

(n) Defined contribution plans

Contributions as defined contribution plans are recognised as an expense in the period in which the related service is provided.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2024

	General fund £	Investment fund £	Unrestricted 2024 Total £	Unrestricted 2023 Total £
2 Income from investments	£	£	£	£
Rental income	325,869	-	325,869	284,202
Deposit interest	35,827	-	35,827	13,638
Interest on loans	26,910	-	26,910	24,892
Investment portfolio income	417,116	-	417,116	393,645
	<u>805,721</u>	<u>-</u>	<u>805,721</u>	<u>716,378</u>
3 Investment management costs	£	£	£	£
Rent, rates and insurance and utilities	41,021	-	41,021	31,244
Repairs and maintenance	63,025	-	63,025	48,462
Wages and National Insurance	30,120	-	30,120	22,950
Sundry	23,304	-	23,304	20,686
Management charges	24,166	72,376	96,542	96,473
Legal and professional fees	350	-	350	3,238
Directors remuneration	16,000	-	16,000	15,000
Depreciation and loss on disposal of assets	-	6,626	6,626	4,311
Governance costs (note 5)	7,708	-	7,708	9,806
	<u>205,694</u>	<u>79,002</u>	<u>284,696</u>	<u>252,170</u>
4 Analysis of expenditure on charitable activities	£	£	£	£
Grants (note 6)	512,650	-	512,650	421,225
Donations (note 6)	26,000	-	26,000	25,000
Salaries	21,562	-	21,562	20,376
Sundry expenses	20,622	-	20,622	1,622
Governance costs (note 6)	8,477	-	8,477	6,917
	<u>589,311</u>	<u>-</u>	<u>589,311</u>	<u>475,140</u>
5 Governance costs	£	£	£	£
Auditor's remuneration:				
Audit services - current year	14,000	-	14,000	13,500
- prior year	305	-	305	400
Other services	1,845	-	1,845	2,740
Other	35	-	35	83
	<u>16,185</u>	<u>-</u>	<u>16,185</u>	<u>16,723</u>

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2024

6 Analysis of grants and donations

The grants and donations recognised during the period are analysed as follows :-

Purpose	Number	2024	2023
		£	£
Social and Welfare	47	166,500	62 265,150
Churches and Historic Buildings	23	47,450	21 66,000
Education and Arts	26	106,500	21 72,775
Environment	10	80,700	5 17,000
Medical	3	32,500	4 30,800
Sporting	6	113,000	5 15,000
	<u>115</u>	<u>546,650</u>	<u>118 466,725</u>
Grants withdrawn	<u>3</u>	<u>8,000</u>	<u>8 20,500</u>
Total grants and donations	<u>112</u>	<u>538,650</u>	<u>110 446,225</u>

All grants and donations authorised during the year were payable to institutions. Below are details of the activities which have been funded by grants and donations authorised of £10,000 or more:

		£
The Garage Trust Ltd	The Workshop King's Lynn - working with those that face challenge	10,000
St Martins	Donations towards the work of St Martins	10,000
The Norfolk Hospice	To fund 'Compassionate Communities' across Norfolk	10,000
Great Yarmouth Pathway	To assist with the core costs of Great Yarmouth Pathway	10,000
Winterton Primary School & Nursery	To replace old and not fit for purpose outdoor play equipment	10,000
11th Norwich Sea Scout Group	To replace leaking asbestos roof with modern insulated panels	10,000
Friends of Horsey Seals	To purchase a rescue four wheel drive vehicle for transporting seals	10,000
33rd Norwich Scout Group	Funds towards the construction of a new building	10,000
Fairhaven Garden Trust	New sustainable quay heading with disabled friendly bridge & jetty	15,000
Norfolk Mills & Pumps Trust	Restoration of Turf Fen Mill	15,000
The Parkside School	Special School Band and Music Therapy Sessions	15,000
Suffolk Wildlife Trust	Purchase of Worlingham Marshes in the Lower Waveney Valley	25,000
James Paget Hospital Charity	Funding for a Surgical Robot at the James Paget University Hospital	25,000
Norwich City Community Sports Foundation	Construction of an innovative and inclusive Health & Wellbeing Box	100,000

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2024

7 Net income for the year

Net income is stated after charging / (crediting):

	2024	2023
	£	£
Depreciation of tangible fixed assets	5,736	4,311
Loss on disposal of tangible fixed assets	890	-
Gain on fair value movement of investments	<u>1,829,858</u>	<u>540,338</u>

8 Auditor's remuneration

	2024	2023
	£	£
Audit services - current year	14,000	13,500
- prior year	305	400
Other services	<u>1,845</u>	<u>2,740</u>
	<u>16,150</u>	<u>16,640</u>

9 Trustees' and key management personnel remuneration and expenses

The trustees did not receive any remuneration from the charity in respect to their roles as trustees during the period.

A.C. Watling received gross remuneration of £16,000 (2023: £15,000) from the charity's subsidiary for his role as company director and received reimbursed expenses totalling £149 (2023: £237) through the subsidiary.

The total amount of employee benefits received by key management personnel is £67,681 (2023: £58,326). The charity considers all its staff to be key management personnel.

10 Staff costs and employee benefits

The average monthly number of employees during the year was three part time individuals, two of which are included in Investment Management Costs and one in Charitable Activities.

The total staff costs and employees benefits was as follows:

	Charity	Subsidiary	2024 Total	2023 Total
	£	£	£	£
Wages and salaries	20,050	43,888	63,938	55,250
Social security	1,512	-	1,512	1,376
Pension contributions	-	2,231	2,231	1,700
	<u>21,562</u>	<u>46,119</u>	<u>67,681</u>	<u>58,326</u>

No employees received total employee benefits of more than £60,000 (2023: £nil).

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2024

11 Tangible Fixed Assets - Group	Freehold Investment		Machinery and Office	
	Property	Tangible Property	Equipment	Total
	£	£	£	£
Cost or valuation				
As at 1 October 2023	2,828,887	80,000	44,770	2,953,657
Additions	1,550	-	10,010	11,560
Disposals	-	-	(5,000)	(5,000)
Revaluation	(100,000)	-	-	(100,000)
As at 30 September 2024	2,730,437	80,000	49,780	2,860,217
Depreciation				
As at 1 October 2023	28,887	-	31,837	60,724
Depreciation on disposals	-	-	(4,110)	(4,110)
Charge for the period	-	-	5,736	5,736
As at 30 September 2024	28,887	-	33,463	62,350
Net book value				
Total as at 30 September 2024	2,701,550	80,000	16,317	2,797,867
Total as at 30 September 2023	2,800,000	80,000	12,933	2,892,933
Tangible Fixed Assets - Charity				
	Freehold Investment			
	Property	Tangible Property		Total
	£	£		£
Cost or valuation				
As at 1 October 2023	250,000	80,000		330,000
As at 30 September 2024	250,000	80,000		330,000
Net book value				
As at 1 October 2023	250,000	80,000		330,000
As at 30 September 2024	250,000	80,000		330,000

Investment properties and freehold tangible property owned by the charity are included at fair value. Current values are based on a valuation undertaken by John Weston BSc (Hons) MRICS of Brown & Co - Property and Business Consultants LLP on 30 September 2024.

The methods and significant assumptions used to ascertain the fair value of £2,781,550 (2023: £2,880,000) for the group of investment and tangible property and £330,000 (2023: £330,000) for the charity investment and tangible property are as follows:

Valuation is made in accordance with the RCIS Valuation - Professional Standards and complies with the International Valuation Standards.

The basis of the valuation is the estimated amount for which the assets should exchange on the valuation date in an arms length transaction based on vacant possession.

The historical cost of investment properties held by the group is £1,370,693 (2023: £1,369,143) and £9,382 regarding tangible property (2023: £9,382).

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2024

12 Investments - Group and Charity

	Listed Investments £
Cost or valuation	
As at 1 October 2023	13,436,564
Additions at cost	67,288
Unrealised gains on year end valuation	1,724,511
As at 30 September 2024	<u>15,228,363</u>

The fair value of listed investments is determined by reference to the quoted price for identical assets in an active market at the balance sheet date.

The investments above are held in the Sarasin Endowments Fund (previously called The Alpha CIF for Endowments Income Fund).

Subsidiary

The charity owns 100% of the share capital of Geoffrey Watling (Norwich) Limited (incorporated in England - registration number 0957457).

<i>Results of Geoffrey Watling (Norwich) Limited</i>	2024	2023
	£	£
Investment and property income	332,132	283,397
Direct costs	(130,930)	(113,621)
Overheads	(76,510)	(65,088)
Loss on revaluation of investment properties	(100,000)	(250,000)
Profit of the year before tax and gift aid	<u>24,692</u>	<u>(145,312)</u>
Gift aid	<u>121,161</u>	<u>109,009</u>
Net assets	<u>4,189,201</u>	<u>4,285,670</u>

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2024

	Charity 2024	Group 2024	Charity 2023	Group 2023
	£	£	£	£
13 Debtors : amounts due within one year				
Trade debtors	6,000	54,036	100	51,217
Other debtors and prepayments	20,825	36,989	10,998	28,057
VAT	-	-	-	-
Amounts due from subsidiary undertakings	121,161	-	9,009	-
	<u>147,986</u>	<u>91,025</u>	<u>20,107</u>	<u>79,274</u>
Debtors : amounts due after one year	£	£	£	£
Other debtors	-	295,060	-	302,012

Other debtors include £309,589 (2023: £312,193) representing four long-term loans, all of which are unsecured.

	Charity 2024	Group 2024	Charity 2023	Group 2023
	£	£	£	£
14 Creditors: amounts falling due within one year				
Accruals and deferred income	25,978	101,635	23,674	105,680
Other creditors	-	6,207	-	15,130
Accruals for grants payable	362,000	362,000	307,250	307,250
Other tax and social security	315	977	307	958
VAT	637	1,737	1,790	14,985
Amounts due to subsidiary undertakings	1,278,520	-	1,005,268	-
	<u>1,667,450</u>	<u>472,556</u>	<u>1,338,289</u>	<u>444,003</u>
Deferred income	Charity 2024	Group 2024	Charity 2023	Group 2023
	£	£	£	£
At 1 October 2023	-	66,086	-	60,968
Additions during the year	-	59,305	-	66,086
Amounts released to income	-	(66,086)	-	(60,968)
At 30 September 2024	<u>-</u>	<u>59,305</u>	<u>-</u>	<u>66,086</u>

Income has been deferred as related to rental income invoiced in advance of future periods.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2024

15 Funds reconciliation

	Unrestricted funds 2024			Unrestricted funds 2023		
	General	Investment	Total	General	Investment	Total
	fund	fund		fund	fund	
	£	£	£	£	£	£
Balance at 1 October	1,161,178	16,448,004	17,609,182	1,098,688	16,231,088	17,329,776
Income	805,721	-	805,721	716,378	-	716,378
Expenditure	(795,005)	(79,002)	(874,007)	(653,888)	(73,422)	(727,310)
Net gains / (losses) on investments	-	1,829,858	1,829,858	-	540,338	540,338
Loss on revaluation of properties	-	(100,000)	(100,000)	-	(250,000)	(250,000)
Balance at 30 September	<u>1,171,894</u>	<u>18,098,860</u>	<u>19,270,754</u>	<u>1,161,178</u>	<u>16,448,004</u>	<u>17,609,182</u>

Analysis of net assets between funds

	Unrestricted funds 2024			Unrestricted funds 2023		
	General	Investment	Total	General	Investment	Total
	fund	fund		fund	fund	
	£	£	£	£	£	£
Tangible assets	-	2,797,867	2,797,867	-	2,892,933	2,892,933
Investment assets	-	15,228,363	15,228,363	-	13,436,564	13,436,564
Debtors : due within one year	91,025	-	91,025	79,274	-	79,274
Debtors : due after one year	295,060	-	295,060	302,012	-	302,012
Cash deposits	904,627	-	904,627	33,122	-	33,122
Cash at bank	353,738	72,630	426,368	1,190,773	118,507	1,309,280
Creditors: due within one year	(472,556)	-	(472,556)	(444,003)	-	(444,003)
	<u>1,171,894</u>	<u>18,098,860</u>	<u>19,270,754</u>	<u>1,161,178</u>	<u>16,448,004</u>	<u>17,609,182</u>
	-	-	-	-	-	-

The Investment Fund was established with the initial transfer of capital from the estate of the late Geoffrey Watling. The income from the fund is used by the charity to undertake its objectives.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2024

16 Analysis of changes in net debt

	Charity		
	At 1 October 2023	Cash flows	As at 30 September 2024
	£	£	£
Cash deposits	33,122	871,505	904,627
Cash at bank and in hand	842,010	(703,984)	138,026
	875,132	167,521	1,042,653

	Group		
	At 1 October 2023	Cash flows	As at 30 September 2024
	£	£	£
Cash deposits	33,122	871,505	904,627
Cash at bank and in hand	1,309,280	(882,912)	426,368
	1,342,402	(11,407)	1,330,995

17 Operating lease commitments

The group has a number of long term lease commitments in place in relation to rents charged to tenants on its owned properties. The terms of the leases vary in length and rental charge and are managed by the group's property investment advisors.

18 Post balance sheet event

On 20 February 2025 the subsidiary company gifted 5.93 acres of woodland at Felthorpe to the Norfolk Wildlife Trust. Based on the last formal valuation dated 30 September 2021 the value of the gift is £23,720.

19 Results of the charity

The charity generated total net expenditure of £68,286 (2023: £6,611 net expenditure) which includes £121,161 (2023: £109,009) of gift aid from the company. The Charity's net increase in funds (after investment gains and losses) was £1,758,038 (2023: £533,727).

Accounts

The Geoffrey Watling Charity
Trustees Report and Financial Statements
For the year ended 30 September 2023

The Geoffrey Watling Charity

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Year ended 30 September 2023

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The Geoffrey Watling Charity

Trustees Report

Year ended 30 September 2023

REFERENCE AND ADMINSTRATIVE DETAILS

Charity name	The Geoffrey Watling Charity
Charity registration number	1025258
Registered address	8a Ber Street Norwich Norfolk NR1 3EJ
Trustees	A C Watling (Chairman) S P Watling R S Marks D J Lundean A M Haswell
Grants and Charity Administrator	A Handley
Bankers	Barclays Bank Plc Barclay's Business Centre 3 St. James Court Whitefriars Norwich NR3 1RJ
Property investment advisors	Brown & Co 25-26 Tuesday Market Place Kings Lynn Norfolk PE30 1JJ
Investment advisors	Sarasin & Partners LLP Juxon House 100 St Paul's Churchyard London EC4M 8BU
Auditor	Lovewell Blake LLP Bankside 300 Peachman Way Broadland Business Park Norwich Norfolk NR7 0LB

The Geoffrey Watling Charity

Trustees Report

Year ended 30 September 2023

The Trustees have pleasure in presenting their report and audited consolidated financial statements for the year ended 30 September 2023. The report and financial statements have been prepared in accordance with the accounting policies set out in the notes to the accounts and comply with the Charity's Settlement Deed (as amended), the Charities Act 2011 and the Statement of Recommended Practice (SORP) applicable to charities preparing their (consolidated) accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland, published in October 2019.

The accounts presented here are the consolidated accounts of the Charity and of Geoffrey Watling (Norwich) Limited, the Company wholly-owned by the Charity.

OBJECTIVES AND ACTIVITIES OF THE CHARITY

The Deed of Settlement dated 4 August 1993, as amended, defines the 'object' of The Geoffrey Watling Charity ('GWC') as:

"To pay or apply the annual income of the Charity's funds to such charity or charities or for such charitable purpose or purposes as the Trustees shall from time to time in their absolute discretion determine."

The geographical 'area of benefit' is 'the County of Norfolk and the Waveney District of Suffolk'.

The means by which the Charity seeks to meet this object are:

1. to invest optimally the assets of the Charity and its wholly-owned Company, (the "Group").
2. to make grants to organisations with a charitable purpose whose beneficiaries reside within the area of benefit in order to enhance their welfare.

The Trustees confirm that they have had due regard to Charity Commission guidance on public benefit.

Optimum investment of the Group's assets

The Trustees are mindful that their ability to allocate the Charity's funds now, and in the future, by making grants to others in need, is only possible if they manage the Group's investments effectively. The value of the investments at 30 September 2023 was £17,111,696 (2022: £16,602,363) comprising £2,800,000 (2022: £3,050,000) in investment property and £14,311,696 (2022: £13,552,363) in quoted investments and cash. The Trustees have decided that their two overall objectives in this area are:

- as far as is practicable, to treat current and future beneficiaries equally, given that the Charity is intended to exist in the long-term, although not necessarily in perpetuity.
- to achieve an optimum balance between risk and total return in order to set a consistent short-to medium-term budget for expenditure on its charitable objectives and priorities.

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2023

Optimum investment of the Group's assets (continued)

The Trustees have an investment policy developed in conjunction with the Charity's discretionary investment managers, Sarasin and Partners LLP.

Grant-making

The Charity aims to make the greatest positive impact for the good of its beneficiaries to the best of its ability with the finite resources it has. To this end, the Charity makes grants to other organisations with an approved charitable purpose. Trustees consider all applications they receive and consider each on its own merits and within the terms of the Deed of Settlement. They have no priority areas for grant-making.

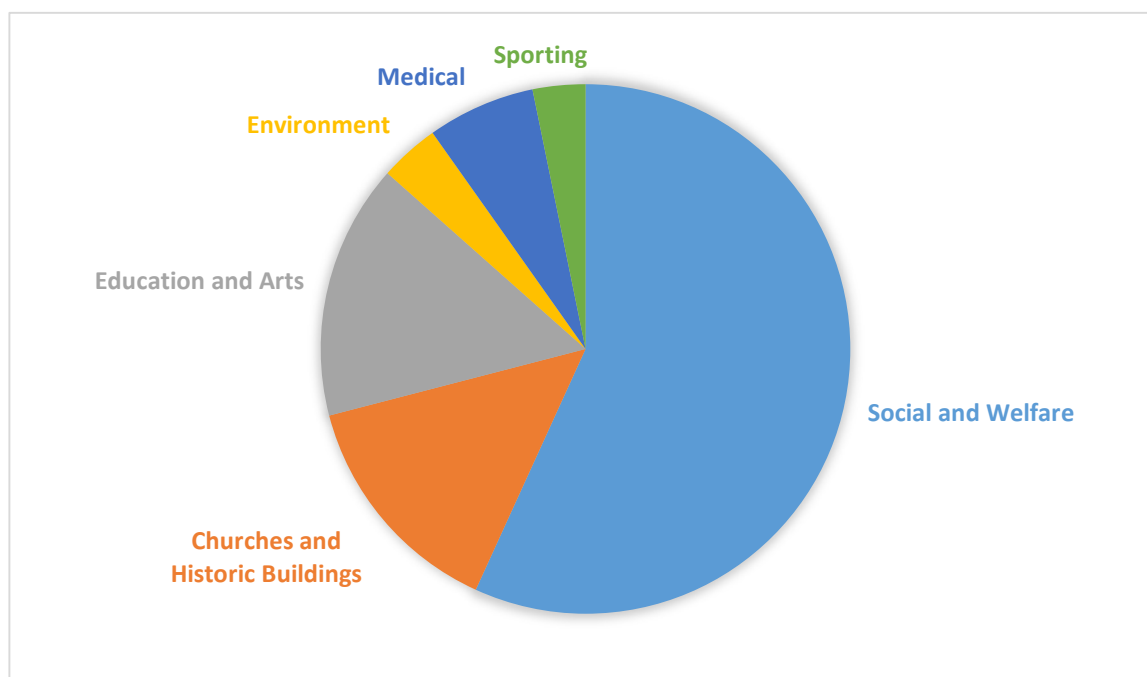
ACHIEVEMENTS AND PERFORMANCE

Based on these objectives and activities, the trustees are pleased to report on the achievements and performance of the Charity during the year to 30 September 2023.

Grant-making

During the year 2022/23, the Charity authorised spending of £446,225 on 110 grants and donations to other bodies with a charitable purpose, after taking account of a small number of grants which were withdrawn. (see Note 7 to the financial statements). Of the £446,225, £421,225 (2022: £533,200) were grants and £25,000 (2022: £20,550) were donations. The cost to the charity of managing these activities was £28,915 (Note 5 to the financial statements).

An analysis of the grants made for various categories of purpose is set out in Note 7 to the financial statements. The following chart shows the relative distribution, by value, of the total grants awarded:



The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2023

In assessing the beneficial effect of their grant making, the trustees focus on:

- feedback from beneficiaries
- observing the effect on organisations to which grants have been made
- finding and considering any research evidence relating to the likely effect of a planned intervention supported by a grant
- Paying site visits and attending presentations, at the request of beneficiaries, to see the impact of grants made or applied for.

Investment of the Group's assets and its financial performance

The Charity's investment portfolio value increased in the year by £540,338, a significant improvement on the decrease in value for the previous year of £1,459,991. The market value of the investment portfolio at 30 September 2023 was £13,436,564. The most recent valuation, as at 28 February 2024, was £14,615,311.

Overall, the total return (capital gain and income) on assets invested was 6.2%. More than half of this return arose because of the unrealised gain made on revaluing the portfolio of listed investments to their market value at 30 September 2023.

The Charity has, however, always based its grant making decisions on the realised income generated by its investments. In the year to 30 September 2023, £513,610 of income was generated, representing a 3% return on investments. (2022: £590,359, 3.2%).

Trustees meet discretionary investment manager and adviser, Sarasin & Partners LLP, once a year for a formal review of their performance and to discuss likely future issues, including risk. The property portfolio is managed by John Weston, MRICS, of Brown & Co who reports to the Director of the Company.

The Charity does not have an explicit policy on social, environmental or ethical matters in relation to its investments. Rather it subscribes to the policy of its discretionary investment managers, Sarasin & Partners LLP who state that: "The fund does not invest in tobacco manufactures and will also avoid investment in companies that generate significant revenues from the following: alcohol manufactures; armaments; gambling; pornography". Since at least COP26, Sarasins have also withdrawn investments that could affect global warming.

FINANCIAL REVIEW

During the year ended 30 September 2023 the Group generated net realised income of £435,293, from which it awarded £446,225 in grants and donations. The listed investment portfolio produced a net unrealised gain of £540,338 on revaluation to market value at 30 September 2023, on investments held.

Following storms in November 2023 and January 2024 there has been substantial coastal erosion at Hemsby resulting in the loss of land owned by the group. Following advice from the group's property investment advisor the valuation of certain investment properties has been reduced by £250,000 and this has been reflected in the group accounts to 30 September 2023.

In total, the net assets of the group increased during the year by £279,406, making the total funds of the Group £17,609,182 at 30 September 2023.

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2023

The group has also incurred expenditure of approximately £45,000 since 30 September 2023 on dealing with repair works at Hemsby associated with the storm and coastal erosion damage.

Since the year end £500,000 has been invested into higher yielding cash deposits via a new account with Insignis Asset Management Ltd.

Fuller details of the consolidated financial results for the year ended 30 September 2023 can be found in the financial statements.

Reserves policy

The policy of the Trustees is to ensure that it holds net current assets sufficient to cover the operational running costs of the Charity for a six month period. This includes sums sufficient to pay out all approved grants.

At the year-end, free reserves (being net current assets) held within the general fund and investment fund totalled £980k (2022: £969k) which amounts to 16 months of expenditure. In addition, a further £13.4m (2022: £13m) was held within the investment portfolio, which is retained to generate a return on investment in accordance with the investment policy.

PLANS FOR FUTURE PERIODS

Work is continuing to develop and upgrade the operational efficiency of the Charity's database thus further improving the process of grant application processing.

The Trustees will continue to monitor the company's investment assets to maximise the effectiveness of the operation of the Charity.

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2023

STRUCTURE, GOVERNANCE AND MANAGEMENT

The Geoffrey Watling Charity is a registered Charity, number 1025258. It is an unincorporated association with significant invested funds.

Geoffrey Watling (Norwich) Limited is a Registered Company (number 00957457), the shares of which are owned wholly by The Geoffrey Watling Charity. Alan Watling is the sole Director of the Company and is also a Trustee of the Geoffrey Watling Charity. Yvonne Johnston is the Company Secretary, appointed to the role on 1 April, 2015. The Company directly owns properties, principally in Hemsby, Norfolk. The Company remits annually an appropriate and permitted amount of its profits through Gift Aid to the Charity.

The Board of Trustees comprises not fewer than 3 and not more than 6 Trustees who are appointed by the Board at the time. Those who served in these capacities during 2022/23 and/or are Trustees at the time of the approval of these financial statements are shown in the table below.

When a new Trustee is appointed, there is a short briefing procedure covering relevant governance issues.

The Trustees meet formally every three months, with the appropriate officers and advisers, to agree plans, programmes and budgets; agree and review policies; and to monitor progress and review performance. The Director of the Company meets with the Company's property adviser on a regular basis and visits the Company's properties particularly during the summer season at Hemsby.

Alan Watling is Chairman of the Board.

Trustees

Trustee	Period of office
Alan C Watling	To August 2024
Susan P Watling	To June 2026
Richard S Marks	To December 2026
David J Lundean	To March 2025
Alexandra Haswell	To December 2024

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2023

John Weston, MRICS, and Registered Valuer, of Brown & Co LLP, is the property adviser to the Company and Charity, responsible for the management of the invested estate and for advising the Trustees on these matters. His services are received through a service level agreement with Brown & Co LLP.

In addition, the Trustees employ two senior officers to advise them and to carry out their approved plans:

Yvonne Johnston

Accountant

Armana Handley

Grants and Charity Administrator

Trustees and key management personnel

The Trustees consider that the Board of Trustees is responsible for directing and controlling the Charity and running and operating the Charity on a day-to-day basis. All Trustees give of their time freely and no Trustee remuneration was paid in the year. Details of Trustees' expenses and related party transactions are disclosed in note 10 to the financial statements.

Trustees are required to disclose all relevant interests to the Grants and Charity Administrator and to their colleagues and to withdraw from decisions where a conflict of interest arises.

The remuneration of the Charity's Accountant and Administrator is reviewed annually.

Risk management

Trustees also monitor closely the risks to which the Charity is exposed, many of which are not directly financial in nature but which, if they materialise, could have financial consequences. A Risk Assessment Register for the company and charity was first presented at the meeting of the Trustees, held on 6 December 2019 and approved at their meeting on 6 March 2020. The Register sets down the probability and impact of each foreseeable risk and the preventative or mitigating actions which should be taken. The trustees are responsible for the maintenance, and at least annual review, of the Register. The last review was approved at the meeting of the Trustees on 25 November 2022 with a further partial review undertaken in December 2023.

Fundraising Standards Information

The Charity does not participate in fundraising activities or instruct anyone to act on their behalf with regards to fundraising.

True and Fair override

The accounts (financial statements) have been prepared to give a "true and fair" view and 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 Accounting and Reporting by charities by Charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102) issued in October 2019 rather than Accounting and Reporting by Charities: Statement of Recommended Practice effective from 1 April 2005 which has since been withdrawn.

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2023

Statement of Trustees' Responsibilities

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

The law applicable to charities in England & Wales 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 group and of its incoming resources and application of resources of the charity and the group for that period. In preparing these financial statements, the Trustees are required to:

- select suitable accounting policies and then apply them consistently;
- observe the methods and principles in the Charities SORP 2019 (FRS102);
- make judgments and accounting estimates that are reasonable and prudent;
- state whether applicable accounting standards have been followed, subject to any material departures disclosed and explained in the financial statements;
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the Charity and group will continue in operation.

The Trustees are responsible for keeping proper accounting records that disclose with reasonable accuracy at any time the financial position of the Charity and group and 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.

Thanks

Thanks are due to Yvonne Johnston, Armana Handley, and John Weston and his team. Without their dedication and skill, the Charity's work would not be as effective and valued as it is.

FOR AND ON BEHALF OF THE TRUSTEES

Alan Watling
Chairman of the Board of Trustees
8A Ber Street
Norwich, NR1 3EJ

8th March 2024

The Geoffrey Watling Charity

Independent Auditor's Report to the Trustees

Year ended 30 September 2023

Opinion

We have audited the financial statements of The Geoffrey Watling Charity (the 'parent charity') and its subsidiary (the 'group') for the year ended 30 September 2023 which comprise the consolidated statement of financial activities, consolidated balance sheet, consolidated cash flow and notes to the financial statements, including significant accounting policies. The financial reporting framework that has been applied in their preparation is applicable law and United Kingdom Accounting Standards, including Financial Reporting Standard 102 *The Financial Reporting Standard applicable in the UK and Republic of Ireland* (United Kingdom Generally Accepted Accounting Practice).

In our opinion the financial statements:

- give a true and fair view of the state of the group's and parent charity's affairs as at 30 September 2023, and of the group's incoming resources and application of resources, including its income and expenditure, for the year then ended;
- have been properly prepared in accordance with United Kingdom Generally Accepted Accounting Practice; and
- have been prepared in accordance with the requirements of the Charities Act 2011.

Basis for opinion

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

Conclusions relating to going concern

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

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

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

The Geoffrey Watling Charity

Independent Auditor's Report to the Trustees

Year ended 30 September 2023

Other information

The other information comprises the information included in the trustees annual report, other than the financial statements and our auditor's report thereon. The trustees are responsible for the other information. Our opinion on the financial statements does not cover the other information and we do not express any form of assurance conclusion thereon.

Our responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the financial statements or our knowledge obtained in the course of the audit or otherwise appears to be materially misstated. If we identify such material inconsistencies or apparent material misstatements, we are required to determine whether this gives rise to a material misstatement in the financial statements themselves. If, based on the work we have performed, we conclude that there is a material misstatement of this other information, we are required to report that fact.

We have nothing to report in this regard.

Matters on which we are required to report by exception

We have nothing to report in respect of the following matters in relation to which the Charities (Accounts and Reports) Regulations 2008 require us to report to you if, in our opinion:

- the information given in the trustees' report is inconsistent in any material respect with the financial statements; or
- sufficient accounting records have not been kept; or
- the financial statements are not in agreement with the accounting records; or
- we have not received all the information and explanations we require for our audit.

Responsibilities of trustees

As explained more fully in the trustees' responsibilities statement set out on page 8, the trustees are responsible for the preparation of the financial statements and for being satisfied that they give a true and fair view, and for such internal control as the trustees determine is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, the trustees are responsible for assessing the group and parent charity's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the trustees either intend to liquidate the group or the parent charity or to cease operations, or have no realistic alternative but to do so.

The Geoffrey Watling Charity

Independent Auditor's Report to the Trustees

Year ended 30 September 2023

Auditor's responsibilities for the audit of the financial statements

We have been appointed as auditor under section 151 of the Charities Act 2011 and report in accordance with the Act and relevant regulations made or having effect thereunder.

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

Irregularities, including fraud, are instances of non-compliance with laws and regulations. We design procedures in line with our responsibilities, outlined above, to detect material misstatements in respect of irregularities, including fraud. The extent to which our procedures are capable of detecting irregularities, including fraud is detailed below:

- Enquiry of management and those charged with governance;
- Enquiry of entity staff compliance functions to identify any instances of non-compliance with laws and regulations;
- Reviewing financial statement disclosures and testing to supporting documentation to assess compliance with applicable laws and regulations;
- Performing audit work over the risk of management override of controls, including testing of journal entries and other adjustments for appropriateness, evaluating the rationale of significant transactions outside the normal course of operations and reviewing accounting estimates for bias.

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

The Geoffrey Watling Charity

Independent Auditor's Report to the Trustees

Year ended 30 September 2023

A further description of our responsibilities is available on the FRC's website at: <https://www.frc.org.uk/auditors/audit-assurance/auditor-s-responsibilities-for-the-audit-of-the-fi/description-of-the-auditor%E2%80%99s-responsibilities-for>. This description forms part of our auditor's report.

Use of our report

This report is made solely to the charity's trustees, as a body, in accordance with Part 4 of the Charities (Accounts and Reports) Regulations 2008. Our audit work has been undertaken so that we might state to the charity's trustees those matters we are required to state to them in an auditor's report and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the charity and the charity's trustees as a body, for our audit work, for this report, or for the opinions we have formed.

Lovewell Blake LLP
Statutory Auditor

Date: 19 April 2024

Bankside 300
Peachman Way
Broadland Business Park
Norwich
Norfolk, NR7 0LB

Lovewell Blake LLP is eligible for appointment as auditor of the charity by virtue of its eligibility for appointment as auditor of a company under section 1212 of the Companies Act 2006.

The Geoffrey Watling Charity

Consolidated Statement of Financial Activities

Year ended 30 September 2023

		Unrestricted			Unrestricted
		Investment			
	Note	General fund	fund	2023 Total	2022
		£	£	£	£
Income and endowments from:					
Legacy received	2	-	-	-	1,400
Investments	3	716,378	-	716,378	746,408
Total income and endowments		716,378	-	716,378	747,808
Expenditure on:					
Raising Funds					
Investment management costs	4	178,748	73,422	252,170	212,786
Charitable Activities	5	475,140	-	475,140	579,663
Total expenditure		653,888	73,422	727,310	792,449
Net income / (expenditure) before revaluation of investments		62,490	(73,422)	(10,932)	(44,641)
Net (losses)/gains on investment portfolio		-	540,338	540,338	(1,459,991)
Loss on revaluation of properties		-	(250,000)	(250,000)	-
Net income and net movement in funds		62,490	216,916	279,406	(1,504,632)
Reconciliation of funds:					
Total funds brought forward		1,098,688	16,231,088	17,329,776	18,834,408
Total funds carried forward		1,161,178	16,448,004	17,609,182	17,329,776

The Statement of Financial Activities includes all gains and losses recognised in the year.

All income and expenditure derive from continuing activities.

The notes set out on pages 16 to 27 form an integral part of these financial statements.

The Geoffrey Watling Charity

Consolidated Balance Sheet

As at 30 September 2023

	Notes	2023		2022	
		Charity £	Group £	Charity £	Group £
Fixed Assets					
Tangible fixed assets (including investment properties)	12	330,000	2,892,933	330,000	3,147,244
Investments	13	13,436,564	13,436,564	12,998,481	12,998,481
Subsidiary	13	2,847,938	-	2,847,938	-
		<u>16,614,502</u>	<u>16,329,497</u>	<u>16,176,419</u>	<u>16,145,725</u>
Current Assets					
Debtors : amounts falling due within one year	14	20,107	79,274	169,601	201,300
Debtors : amounts falling due after one year	14	-	302,012	-	299,814
Cash deposits		33,122	33,122	501,777	501,777
Cash at bank and in hand		842,010	1,309,280	52,105	577,491
		<u>895,239</u>	<u>1,723,688</u>	<u>723,483</u>	<u>1,580,382</u>
Current Liabilities					
Creditors : Amounts falling due within one year	15	(1,338,289)	(444,003)	(1,262,177)	(396,331)
Net current assets		<u>(443,050)</u>	<u>1,279,685</u>	<u>(538,694)</u>	<u>1,184,051</u>
Total assets less current liabilities		<u>16,171,452</u>	<u>17,609,182</u>	<u>15,637,725</u>	<u>17,329,776</u>
Total net assets		<u><u>16,171,452</u></u>	<u><u>17,609,182</u></u>	<u><u>15,637,725</u></u>	<u><u>17,329,776</u></u>
Funds of the charity					
Unrestricted funds					
General	16	469,478	1,161,178	402,667	1,098,688
Investment	16	15,701,974	16,448,004	15,235,058	16,231,088
Total charity funds		<u><u>16,171,452</u></u>	<u><u>17,609,182</u></u>	<u><u>15,637,725</u></u>	<u><u>17,329,776</u></u>

These accounts were approved by the Trustees and authorised for issue on 8 March 2024, and signed on behalf of the by:

A C Watling
Chairman of Board of Trustees

The notes set out on pages 16 - 27 form an integral part of these financial statements.

The Geoffrey Watling Charity

Consolidated Cash Flow

As at 30 September 2023

	Charity 2023 £	Group 2023 £	Charity 2022 £	Group 2022 £
Net cash flow from operating activities (below)	(111,396)	(453,244)	(326,612)	(607,886)
Cash flow from investing activities				
Payments to acquire tangible fixed assets	-	-	-	(9,139)
Payments to acquire investments	-	-	(36,433)	(36,433)
Rents received from investment properties	25,363	284,202	17,745	329,805
Interest received	13,638	38,530	1,979	23,598
Investment portfolio income	393,645	393,645	393,005	393,005
Net cash flow from investing activities	432,646	716,378	376,296	700,837
Net increase in cash and cash equivalents	321,250	263,134	49,684	92,951
Cash and cash equivalents at 1 October 2023	553,882	1,079,268	504,198	986,317
Cash and cash equivalents at 30 September 2023	<u>875,132</u>	<u>1,342,402</u>	<u>553,882</u>	<u>1,079,268</u>
Reconciliation of net income / (expenditure) to net cash flow from operating activities				
Net income /(expenditure) for the year	533,727	279,406	(1,510,625)	(1,504,632)
Rents received from investment properties	(25,363)	(284,202)	(17,745)	(329,805)
Interest receivable	(13,638)	(38,530)	(1,979)	(23,598)
Investment portfolio income	(393,645)	(393,645)	(393,005)	(393,005)
Depreciation of tangible fixed assets	-	4,311	-	5,749
Investment management fees	102,255	102,255	109,235	109,235
Losses / (gains) on revaluation of investments	(540,338)	(540,338)	1,459,991	1,459,991
Losses on revaluation of investment properties	-	250,000	-	-
Decrease in debtors	149,494	119,828	20,568	66,399
Increase in creditors	76,112	47,672	6,948	1,781
	<u>(111,396)</u>	<u>(453,244)</u>	<u>(326,612)</u>	<u>(607,886)</u>

The notes set out on pages 16 to 27 form an integral part of these financial statements.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2023

1 Summary of significant accounting policies

(a) General information and basis of preparation

The Geoffrey Watling Charity is an unincorporated charity in the United Kingdom. The address of the registered office is given in the charity information on page 1 of these financial statements. The nature of the charity's operations and principal activities remains as described within the Trustees Report on pages 2 to 3.

The charity constitutes a public benefit entity as defined by FRS 102. The financial statements have been prepared in accordance with 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) issued in October 2019, the Financial Reporting Standard applicable in the United Kingdom and Republic of Ireland (FRS 102), the Charities Act 2011, and UK Generally Accepted Practice.

The financial statements have been prepared to give a "true and fair" view and we 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 the 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 (FRS102) issued in October 2019 rather than the Accounting and Reporting by Charities: Statement of Recommended Practice effective from 1 April 2005 which has since been withdrawn.

The financial statements are prepared on a going concern basis under the historical cost convention, modified to include certain items at fair value. The financial statements are prepared in sterling which is the functional currency of the charity.

The significant accounting policies applied in the preparation of these financial statements are set out below. These policies have been consistently applied to all years presented unless otherwise stated.

(b) Group financial statements

These financial statements consolidate the results of the charity and its wholly owned subsidiary Geoffrey Watling (Norwich) Limited on a line by line basis. A separate Statement of Financial Activities and income and expenditure accounts are not presented for the charity following the exemptions afforded the SORP.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2023

1 Summary of significant accounting policies (continued)

(c) Funds

All of the charity's funds are unrestricted funds.

Unrestricted funds are available for use at the discretion of the trustees in furtherance of the general objectives of the charity.

The Investment Fund was established with the initial transfer of capital from the estate of the late Geoffrey Watling and is unrestricted. The income from the fund is used by the charity to undertake its objectives.

(d) Income recognition

All income is included in the Statement of Financial Activities (SoFA) when the charity is legally entitled to the income and the amount can be measured reliably and it is probable that the income will be received.

Investment income is earned through holding assets for investment purposes such as shares and property. It includes dividends, interest and rent. Where it is not practicable to identify investment management costs incurred within a scheme with reasonable accuracy the investment income is reported net of these costs. It is included when the amount can be measured reliably. Interest income is recognised using the effective interest method and dividend and rent income is recognised as the charity's right to receive payment is established.

(e) Expenditure recognition

All expenditure is accounted for on an accruals basis and has been classified under headings that aggregate all costs related to the category. Expenditure is recognised where there is a legal or constructive obligation to make payments to third parties, it is probable that the settlement will be required and the amount of the obligation can be measured reliably.

It is categorised under the following headings:

- Costs of raising funds comprise the costs associated with property and investment management.
- Expenditure on charitable activities comprises those costs incurred by the charity in the delivery of its activities and services for its beneficiaries. It includes both costs that can be allocated directly to such activities and those costs of an indirect nature necessary to support them.

Irrecoverable VAT is charged as an expense against the general activity category for which expenditure arose.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2023

1 Summary of significant accounting policies (continued)

(e) Expenditure recognition (continued)

Grants payable to third parties are within the charitable objectives. Where unconditional grants are offered, this is accrued as soon as the recipient is notified of the grant, as this gives rise to a reasonable expectation that the recipient will receive the grant. Where grants are conditional relating to performance then the grant is only accrued when any unfulfilled conditions are outside of the control of the charity.

(f) Investment properties

Investment properties owned by the company are included at open market value. Current values are based on a valuation undertaken by John Weston of Brown and Co - Property and Business Consultants LLP on 30 September 2021. Following the impact of coastal erosion the valuation of the investment properties have been reduced by £250,000.

(g) Tangible fixed assets

Land and property is included at fair value with changes in fair value recognised as net gains / (losses) on investment in the SOFA, and current value is based on a valuation undertaken by John Weston of Brown and Co. Property and Business Consultants LLP on 30 September 2021. No depreciation is charged as property is subject to regular revaluation and any depreciation is considered to be immaterial.

Machinery and office equipment are stated at cost less accumulated depreciation calculated at 25% reducing balance.

(h) Investments

Investments are recognised initially at fair value which is normally the transaction price excluding transaction costs. Subsequently, they are measured at fair value with changes recognised in net gains / (losses) on investments in the SoFA, based upon the market value at the period end.

The SOFA includes net gains and losses arising on revaluation and disposals throughout the year together with rebates received from investment managers.

The Charity's subsidiary is included at deemed cost based on the net asset value of the Company at the date of transfer from the estate of the late Geoffrey Watling, less any impairment.

The Charity's investment policy is laid out in the Trustees Annual Report.

(i) Debtors and creditors receivable / payable within one year

Debtors and creditors with no stated interest rate and receivable or payable within one year are recorded at transaction price. Any losses arising from impairment are recognised in expenditure.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2023

1 Summary of significant accounting policies (continued)

(j) Debtors receivable after one year

Debtors receivable after one year constitute loans and mortgages which are initially recognised at the transaction price. Subsequently they are measured at amortised cost using the effective interest rate method less impairment.

(k) Going concern

The financial statements have been prepared on a going concern basis as the trustees believe that no material uncertainties exist. The trustees have considered the level of funds held and the expected level of income and expenditure for 12 months from authorising these financial statements. The budgeted income and expenditure is sufficient with the level of reserves for the charity to be able to continue as a going concern.

(l) Cash at bank

Cash at bank and cash in hand includes cash and short term highly liquid investments with a short maturity of three months or less.

(m) Financial Instruments

The Charity only has financial assets and financial liabilities of a kind that qualify as basic financial instruments. Basic financial instruments are initially recognised at transaction value and subsequently measured at their settlement value with the exception of bank loans which are subsequently measured at amortised cost using the effective interest method.

(n) Defined contribution plans

Contributions as defined contribution plans are recognised as an expense in the period in which the related service is provided.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2023

	General fund £	Investment fund £	Unrestricted 2023 Total £	Unrestricted 2022 Total £
2 Donations and legacies				
Legacy received	-	-	-	1,400
3 Income from investments	£	£	£	£
Rental income	284,202	-	284,202	329,805
Deposit interest	13,638	-	13,638	1,979
Interest on loans	24,892	-	24,892	21,619
Investment portfolio income	393,645	-	393,645	393,005
	716,378	-	716,378	746,408
4 Investment management costs	£	£	£	£
Rent, rates and insurance and utilities	31,244	-	31,244	31,116
Repairs and maintenance	48,462	-	48,462	22,292
Wages and National Insurance	22,950	-	22,950	21,600
Sundry	20,685	-	20,685	14,582
Management charges	27,362	69,111	96,473	96,284
Legal and professional fees	3,238	-	3,238	1,820
Directors remuneration	15,000	-	15,000	14,000
Depreciation and loss on disposal of assets	-	4,311	4,311	5,749
Governance costs (note 6)	9,806	-	9,806	5,343
	178,748	73,422	252,170	212,786
5 Analysis of expenditure on charitable activities	£	£	£	£
Grants (note 7)	421,225	-	421,225	533,200
Donations (note 7)	25,000	-	25,000	20,550
Salaries	20,376	-	20,376	18,963
Sundry expenses	1,622	-	1,622	1,620
Governance costs (note 6)	6,917	-	6,917	5,330
	475,140	-	475,140	579,663
6 Governance costs	£	£	£	£
Auditor's remuneration:				
Audit services - current year	13,500	-	13,500	10,100
- prior year	400	-	400	(820)
Other services	2,740	-	2,740	1,310
Other	83	-	83	83
	16,723	-	16,723	10,673

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2023

7 Analysis of grants and donations

The grants and donations recognised during the period are analysed as follows :-

		2023		2022
		£		£
Purpose	Number			
Social and Welfare	62	265,150	41.5%	247,050
Churches and Historic Buildings	21	66,000	18.0%	76,500
Education and Arts	21	72,775	28.0%	67,700
Environment	5	17,000	4.1%	47,000
Medical	4	30,800	7.3%	109,500
Sporting	5	15,000	0.9%	15,000
Infrastructure	-	-		4,000
	<u>118</u>	<u>466,725</u>	1	<u>566,750</u>
Grants withdrawn	<u>8</u>	<u>20,500</u>		<u>13,000</u>
Total grants and donations	<u>110</u>	<u>446,225</u>		<u>553,750</u>

All grants and donations authorised during the year were payable to institutions. Below are details of the activities which have been funded by grants and donations authorised of £10,000 or more:

		£
Norwich Historic Churches Trust	St Margaret De Westwick conservation project	10,000
Big C	Support for eight sites in Norfolk and Waveney	10,000
St Martins	Donation for St Martins	10,000
Norfolk Accident Rescue Service	Cardiac arrest defibrillator monitor	10,000
Multiple Sclerosis Therapy Centre Norfolk	Seven Motomed forced activity bikes	10,800
St Mary Magdalene Parish Church	New doors and work to the church tower	10,000
YMCA Norfolk	Life Ready Great Yarmouth training programme	12,500
National Centre for Writing	To provide new spaces at Dragon Hall, Norwich	15,000
Culture and Events Team Norwich City Council	Refurbishment of The Halls arts venue	20,000
Centre 81 Limited	Converting activity room and central atrium	25,000
Thornage Hall Independent Living	Orchard Lodge new building	25,000

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2023

8 Net income for the year

Net income is stated after charging / (crediting):

	2023	2022
	£	£
Depreciation of tangible fixed assets	4,311	5,749
Gain/(loss) on fair value movement of investments	540,338	(1,459,991)

9 Auditor's remuneration

	2023	2022
	£	£
Audit services - current year	13,500	10,100
- prior year	400	(820)
Other services	2,740	1,310
	16,640	10,590

10 Trustees' and key management personnel remuneration and expenses

The trustees did not receive any remuneration from the charity in respect to their roles as trustees during the period.

A.C. Watling received gross remuneration of £15,000 (2022: £14,000) from the charity's subsidiary for his role as company director and received reimbursed expenses totalling £237 (2022: £178) through the subsidiary.

The total amount of employee benefits received by key management personnel is £58,326 (2022: £54,563). The charity considers all its staff to be key management personnel.

11 Staff costs and employee benefits

The average monthly number of employees during the year was three part time individuals, two of which are included in Investment Management Costs and one in Charitable Activities.

The total staff costs and employees benefits was as follows:

	Charity	Subsidiary	2023 Total	2022 Total
	£	£	£	£
Wages and salaries	19,000	36,250	55,250	51,700
Social security	1,376	-	1,376	1,263
Pension contributions	-	1,700	1,700	1,600
	20,376	37,950	58,326	54,563

No employees received total employee benefits of more than £60,000 (2022: £nil).

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2023

12 Tangible Fixed Assets - Group	Freehold Investment Property £	Tangible Property £	Machinery and Office Equipment £	Total £
Cost or valuation				
As at 1 October 2022	3,078,887	80,000	44,770	3,203,657
Revaluation	(250,000)	-	-	(250,000)
As at 30 September 2023	2,828,887	80,000	44,770	2,953,657
Depreciation				
As at 1 October 2022	28,887	-	27,526	56,413
Charge for the period	-	-	4,311	4,311
As at 30 September 2023	28,887	-	31,837	60,724
Net book value				
Total as at 30 September 2023	2,800,000	80,000	12,933	2,892,933
Total as at 30 September 2022	3,050,000	80,000	17,244	3,147,244
Tangible Fixed Assets - Charity	Freehold Investment Property £	Tangible Property £		Total £
Cost or valuation				
As at 1 October 2022	250,000	80,000		330,000
As at 30 September 2023	250,000	80,000		330,000
Net book value				
As at 1 October 2022	250,000	80,000		330,000
As at 30 September 2023	250,000	80,000		330,000

Investment properties and freehold tangible property owned by the charity are included at fair value. Current values are based on a valuation undertaken by John Weston BSc (Hons) MRICS of Brown & Co - Property and Business Consultants LLP on 30 September 2021. Following the impact of ongoing coastal erosion the valuation of the investment properties have been reduced by £250,000.

The methods and significant assumptions used to ascertain the fair value of £2,880,000 (2022: £3,130,000) for the group of investment and tangible property and £330,000 (2022: £330,000) for the charity investment and tangible property are as follows:

Valuation is made in accordance with the RCIS Valuation - Professional Standards and complies with the International Valuation Standards.

The basis of the valuation is the estimated amount for which the assets should exchange on the valuation date in an arms length transaction based on vacant possession.

The historical cost of investment properties held by the group is £1,369,143 (2022: £1,369,143) and £9,382 regarding tangible property (2022: £9,382).

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2023

13 Investments - Group and Charity

	Listed Investments £
Cost or valuation	
As at 1 October 2022	12,998,481
Unrealised gains on year end valuation	438,083
As at 30 September 2023	<u>13,436,564</u>

The fair value of listed investments is determined by reference to the quoted price for identical assets in an active market at the balance sheet date.

The investments above are held in the Sarasin Endowments Fund (previously called The Alpha CIF for Endowments Income Fund).

Subsidiary

The charity owns 100% of the share capital of Geoffrey Watling (Norwich) Limited (incorporated in England - registration number 0957457).

<i>Results of Geoffrey Watling (Norwich) Limited</i>	2023 £	2022 £
Investment and property income	283,397	333,678
Direct costs	(113,621)	(67,651)
Overheads	(65,088)	(57,678)
Loss on revaluation of investment properties	(250,000)	-
Profit of the year before tax and gift aid	<u>(145,312)</u>	<u>208,349</u>
Gift aid	<u>109,009</u>	<u>202,354</u>
Net assets	<u>4,285,670</u>	<u>4,539,991</u>

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2023

	Charity 2023	Group 2023	Charity 2022	Group 2022
	£	£	£	£
14 Debtors : amounts due within one year				
Trade debtors	100	51,217	6,100	70,206
Other debtors and prepayments	10,998	28,057	-	127,792
VAT	-	-	1,147	3,302
Amounts due from subsidiary undertakings	9,009	-	162,354	-
	<u>20,107</u>	<u>79,274</u>	<u>169,601</u>	<u>201,300</u>
Debtors : amounts due after one year	£	£	£	£
Other debtors	-	302,012	-	299,814

Other debtors include £312,193 (2022: £421,235) representing four long-term loans, all of which are unsecured.

	Charity 2023	Group 2023	Charity 2022	Group 2022
	£	£	£	£
15 Creditors: amounts falling due within one year				
Accruals and deferred income	23,674	105,680	27,953	101,105
Other creditors	-	15,130	-	14,398
Accruals for grants payable	307,250	307,250	279,000	279,000
Other tax and social security	307	958	277	828
VAT	1,790	14,985	1,000	1,000
Amounts due to subsidiary undertakings	1,005,268	-	953,947	-
	<u>1,338,289</u>	<u>444,003</u>	<u>1,262,177</u>	<u>396,331</u>
Deferred income	Charity 2023	Group 2023	Charity 2022	Group 2022
	£	£	£	£
At 1 October 2022	-	60,968	-	59,940
Additions during the year	-	66,086	-	60,968
Amounts released to income	-	(60,968)	-	(59,940)
At 30 September 2023	<u>-</u>	<u>66,086</u>	<u>-</u>	<u>60,968</u>

Income has been deferred as related to rental income invoiced in advance of future periods.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2023

16 Funds reconciliation

	Unrestricted funds 2023			Unrestricted funds 2022		
	General	Investment	Total	General	Investment	Total
	fund	fund		fund	fund	
	£	£	£	£	£	£
Balance at 1 October	1,098,688	16,231,088	17,329,776	1,065,810	17,768,598	18,834,408
Income	716,378	-	716,378	747,808	-	747,808
Expenditure	(653,888)	(73,422)	(727,310)	(714,930)	(77,519)	(792,449)
Net gains / (losses) on investments	-	540,338	540,338	-	(1,459,991)	(1,459,991)
Losses on revaluation of properties	-	(250,000)	(250,000)	-	-	-
Balance at 30 September	<u>1,161,178</u>	<u>16,448,004</u>	<u>17,609,182</u>	<u>1,098,688</u>	<u>16,231,088</u>	<u>17,329,776</u>

Analysis of net assets between funds

	Unrestricted funds 2023			Unrestricted funds 2022		
	General	Investment	Total	General	Investment	Total
	fund	fund		fund	fund	
	£	£	£	£	£	£
Tangible assets	-	2,892,933	2,892,933	-	3,147,244	3,147,244
Investment assets	-	13,436,564	13,436,564	-	12,998,481	12,998,481
Debtors : due within one year	79,274	-	79,274	201,300	-	201,300
Debtors : due after one year	302,012	-	302,012	299,814	-	299,814
Cash deposits	33,122	-	33,122	501,777	-	501,777
Cash at bank	1,190,773	118,507	1,309,280	492,128	85,363	577,491
Creditors: due within one year	(444,003)	-	(444,003)	(396,331)	-	(396,331)
	<u>1,161,178</u>	<u>16,448,004</u>	<u>17,609,182</u>	<u>1,098,688</u>	<u>16,231,088</u>	<u>17,329,776</u>

The Investment Fund was established with the initial transfer of capital from the estate of the late Geoffrey Watling. The income from the fund is used by the charity to undertake its objectives.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2023

17 Analysis of changes in net debt

	Charity		
	At 1 October	Cash flows	As at 30 September
	2022	2023	2023
	£	£	£
Cash deposits	501,777	(468,655)	33,122
Cash at bank and in hand	52,105	789,905	842,010
	553,882	321,250	875,132

	Group		
	At 1 October	Cash flows	As at 30 September
	2022	2023	2023
	£	£	£
Cash deposits	501,777	(468,655)	33,122
Cash at bank and in hand	577,491	731,789	1,309,280
	1,079,268	263,134	1,342,402

18 Operating lease commitments

The group has a number of long term lease commitments in place in relation to rents charged to tenants in its owned properties. The terms of the leases vary in length and rental charge and are managed by the group's property investment advisors.

19 Post balance sheet event

Following storms in November 2023 and January 2024 there has been substantial coastal erosion at Hemsby, resulting in loss of land owned by the group. The lost land has been recognised in the accounts at nil value for some years due to ongoing coastal erosion. As a result of the erosion the group has incurred expenditure of approximately £45,000 since 30 September 2023 dealing with repair works at Hemsby.

20 Results of the charity

The charity generated total net expenditure (before investment gains) of £6,611 (2022: £50,636 net expenditure) which includes £109,009 (2022: £202,354) of gift aid from the company. Net increase in funds (after investment gains and losses) of £533,727 (2022: £1,510,625 net decrease).

Accounts

The Geoffrey Watling Charity
Trustees Report and Financial Statements
For the year ended 30 September 2022

The Geoffrey Watling Charity

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Year ended 30 September 2022

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The Geoffrey Watling Charity

Trustees Report

Year ended 30 September 2022

REFERENCE AND ADMINISTRATIVE DETAILS

Charity name	The Geoffrey Watling Charity
Charity registration number	1025258
Registered address	8a Ber Street Norwich Norfolk NR1 3EJ
Trustees	A C Watling (Chairman) S P Watling R S Marks D J Lundean A M Haswell (appointed 10 December 2021)
Grants and Charity Administrator	A Handley
Bankers	Barclays Bank Plc Barclay's Business Centre 3 St. James Court Whitefriars Norwich NR3 1RJ
Property investment advisors	Brown & Co 25-26 Tuesday Market Place Kings Lynn Norfolk PE30 1JJ
Investment advisors	Sarasin & Partners LLP Juxon House 100 St Paul's Churchyard London EC4M 8BU
Auditor	Lovewell Blake LLP Bankside 300 Peachman Way Broadland Business Park Norwich Norfolk NR7 0LB

The Geoffrey Watling Charity

Trustees Report

Year ended 30 September 2022

The Trustees have pleasure in presenting their report and audited consolidated financial statements for the year ended 30 September 2022. The report and financial statements have been prepared in accordance with the accounting policies set out in the notes to the accounts and comply with the Charity's Settlement Deed (as amended), the Charities Act 2011 and the Statement of Recommended Practice (SORP) applicable to charities preparing their (consolidated) accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland, published in October 2019.

The accounts presented here are the consolidated accounts of the Charity and of Geoffrey Watling (Norwich) Limited, the Company wholly-owned by the Charity.

OBJECTIVES AND ACTIVITIES OF THE CHARITY

The Deed of Settlement dated 4 August 1993, as amended, defines the 'object' of The Geoffrey Watling Charity ('GWC') as:

"To pay or apply the annual income of the Charity's funds to such charity or charities or for such charitable purpose or purposes as the Trustees shall from time to time in their absolute discretion determine."

The geographical 'area of benefit' is 'the County of Norfolk and the Waveney District of Suffolk'.

The means by which the Charity seeks to meet this object are:

1. to invest optimally the assets of the Charity and its wholly-owned Company, (the "Group").
2. to make grants to organisations with a charitable purpose whose beneficiaries reside within the area of benefit in order to enhance their welfare.

The Trustees confirm that they have had due regard to Charity Commission guidance on public benefit.

Optimum investment of the Group's assets

The Trustees are mindful that their ability to allocate the Charity's funds now, and in the future, by making grants to others in need, is only possible if they manage the Group's investments effectively. The value of the investments at 30 September 2022 was £16,602,363 (2021: £18,085,472) comprising £3,050,000 (2021: £3,050,000) in investment property and £13,552,363 (2021: £15,035,472) in quoted investments and cash. The Trustees have decided that their two overall objectives in this area are:

- as far as is practicable, to treat current and future beneficiaries equally, given that the Charity is intended to exist in the long-term, although not necessarily in perpetuity.
- to achieve an optimum balance between risk and total return in order to set a consistent short-to medium-term budget for expenditure on its charitable objectives and priorities.

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2022

Optimum investment of the Group's assets (continued)

The Trustees have an investment policy developed in conjunction with the Charity's discretionary investment managers, Sarasin and Partners LLP.

Grant-making

The Charity aims to make the greatest positive impact for the good of its beneficiaries to the best of its ability with the finite resources it has. To this end, the Charity makes grants to other organisations with an approved charitable purpose. Trustees consider all applications they receive and consider each on its own merits and within the terms of the Deed of Settlement. They have no priority areas for grant-making.

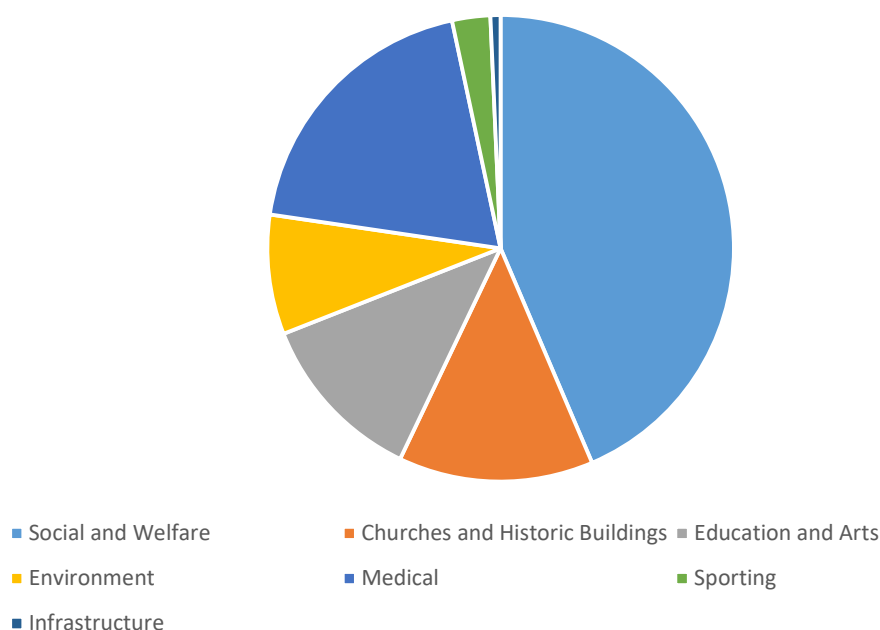
ACHIEVEMENTS AND PERFORMANCE

Based on these objectives and activities, the trustees are pleased to report on the achievements and performance of the Charity during the year to 30 September 2022.

Grant-making

During the year 2021/22, the Charity authorised spending of £553,750 on 118 grants and donations to other bodies with a charitable purpose, after taking account of a small number of grants which were withdrawn. (see Note 7 to the financial statements). Of the £553,750, £533,200 were grants (110 grants) and £20,550 were donations (8 donations). The cost to the Charity of managing these activities was £25,913. (Note 5 to the financial statements).

An analysis of the grants made for various categories of purpose is set out in Note 7 to the financial statements. The following chart shows the relative distribution, by value, of the total grants awarded:



The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2022

In assessing the beneficial effect of their grant making, the trustees focus on:

- feedback from beneficiaries
- observing the effect on organisations to which grants have been made
- finding and considering any research evidence relating to the likely effect of a planned intervention supported by a grant.
- Paying site visits and attending presentations, at the request of beneficiaries, to see the impact of grants made or applied for.

Investment of the Group's assets and its financial performance

The Charity's investment portfolio had to be devalued by £1,459,991 to reflect the market valuation as at 30 September 2022, a date that proved to be a low point for equity and bond market investments in both the UK and overseas. Since then, the value of the portfolio has rallied significantly. The market value of the investment portfolio at 30 September 2022 was £12,998,481. The most recent valuation, as at 10 March 2023 was £13,644,287.

However, the Charity has always based its grant making decisions on the income generated by its investments. In the year to 30 September 2022, net investment income of £590,359 of income was generated, representing a 3.2% return on investments. (2021: £564,322, 3.3%).

Trustees meet discretionary investment manager and adviser, Sarasin & Partners LLP, once a year for a formal review of their performance and to discuss likely future issues, including risk. The property portfolio is managed by John Weston, MRICS, of Brown & Co who reports to the Director of the Company.

The Charity does not have an explicit policy on social, environmental or ethical matters in relation to its investments. Rather it subscribes to the policy of its discretionary investment managers, Sarasin & Partners LLP who state that: "The fund does not invest in tobacco manufactures and will also avoid investment in companies that generate significant revenues from the following: alcohol manufactures; armaments; gambling; pornography".

FINANCIAL REVIEW

During the year ended 30 September 2022 the Group generated net realised income of £509,107, from which it awarded £553,750 in grants and donations (the excess of grants approved over net realised income coming from income reserves generated in prior years). The listed investment portfolio produced a net loss of £1,459,991 on devaluation to market value at 30 September 2022, of investments held. In total, the net assets of the group were decreased during the year by £1,504,632, making the total funds of the Group £17,329,776 at 30 September 2022.

Fuller details of the consolidated financial results for the year ended 30 September 2022 can be found in the financial statements.

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2022

Reserves policy

The policy of the Trustees is to ensure that it holds net current assets sufficient to cover the operational running costs of the Charity for a six month period. This includes sums sufficient to pay out all approved grants.

At the year-end, free reserves (being net current assets) held within the general fund and investment fund totalled £969k (2021: £741k) which amounts to 15 months of expenditure. In addition, a further £13m (2021: £14.5m) was held within the investment portfolio, which is retained to generate a return on investment in accordance with the investment policy.

PLANS FOR FUTURE PERIODS

Work is continuing to develop and upgrade the operational efficiency of the Charity's database thus further improving the process of grant application processing. The trustees will continue to monitor the Company's investment assets in order to maximise the effectiveness of the operation of the Charity.

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2022

STRUCTURE, GOVERNANCE AND MANAGEMENT

The Geoffrey Watling Charity is a registered Charity, number 1025258. It is an unincorporated association with significant invested funds.

Geoffrey Watling (Norwich) Limited is a Registered Company (number 00957457), the shares of which are owned wholly by The Geoffrey Watling Charity. Alan Watling is the sole Director of the Company and is also a Trustee of the Geoffrey Watling Charity. Yvonne Johnston is the Company Secretary, appointed to the role on 1 April, 2015. The Company directly owns properties, principally in Hemsby, Norfolk. The Company remits annually an appropriate and permitted amount of its profits through Gift Aid to the Charity.

The Board of Trustees comprises not fewer than 3 and not more than 6 Trustees who are appointed by the Board at the time. Those who served in these capacities during 2021/22 and/or are Trustees at the time of the approval of these financial statements are shown in the table below.

When a new Trustee is appointed, there is a short briefing procedure covering relevant governance issues.

The Trustees meet formally every three months, with the appropriate officers and advisers, to agree plans, programmes and budgets; agree and review policies; and to monitor progress and review performance. The Director of the Company meets with the Company's property adviser on a regular basis and visits the Company's properties particularly during the summer season at Hemsby. They also attend Coastal Protection Meetings organised by Great Yarmouth Borough Council. In the last year, all the Trustees visited Hemsby where John Weston led an on-site tour of the Company's properties. Visits have also been made by the Trustees to the land at Felthorpe, owned by the Company. The Trustees also made site visits during the year to some of the main beneficiaries of the grants they had awarded.

Alan Watling is Chairman of the Board.

Trustees

Trustee	Period of office
Alan C Watling	To August 2024
Susan P Watling	To June 2023
Richard S Marks	To December 2023
David J Lundean	To March 2025
Alexandra Haswell	To December 2024

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2022

John Weston, MRICS, and Registered Valuer, of Brown & Co LLP, is the property adviser to the Company and Charity, responsible for the management of the invested estate and for advising the Trustees on these matters. His services are received through a service level agreement with Brown & Co LLP.

In addition, the Trustees employ two senior officers to advise them and to carry out their approved plans:

Yvonne Johnston

Accountant

Armana Handley

Grants and Charity Administrator

Trustees and key management personnel

The Trustees consider that the Board of Trustees is responsible for directing and controlling the Charity and running and operating the Charity on a day-to-day basis. All Trustees give of their time freely and no Trustee remuneration was paid in the year. Details of Trustees' expenses and related party transactions are disclosed in Note 10 to the financial statements.

Trustees are required to disclose all relevant interests to the Grants and Charity Administrator and to their colleagues and to withdraw from decisions where a conflict of interest arises.

The remuneration of the Charity's Accountant and Administrator is reviewed annually.

Risk management

Trustees also monitor closely the risks to which the Charity is exposed, many of which are not directly financial in nature but which, if they materialise, could have financial consequences. A Risk Assessment Register for the Company and Charity was first presented at the meeting of the Trustees, held on 6 December 2019 and approved at their meeting on 6 March 2020. The Register sets down the probability and impact of each foreseeable risk and the preventative or mitigating actions which should be taken. The trustees are responsible for the maintenance, and at least annual review, of the Register. The last review was approved at the meeting of the Trustees on 25 November 2022.

Fundraising Standards Information

The Charity does not participate in fundraising activities or instruct anyone to act on their behalf with regards to fundraising.

True and Fair override

The accounts (financial statements) have been prepared to give a "true and fair" view and 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 Accounting and Reporting by charities by Charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102) issued in October 2019 rather than Accounting and Reporting by Charities: Statement of Recommended Practice effective from 1 April 2005 which has since been withdrawn.

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2022

Statement of Trustees' Responsibilities

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

The law applicable to charities in England and Wales 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 group and of its incoming resources and application of resources of the Charity and the group for that period. In preparing these financial statements, the Trustees are required to:

- select suitable accounting policies and then apply them consistently;
- observe the methods and principles in the Charities SORP 2019 (FRS102);
- make judgments and accounting estimates that are reasonable and prudent;
- state whether applicable UK accounting standards have been followed, subject to any material departures disclosed and explained in the financial statements;
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the Charity and group will continue in operation.

The Trustees are responsible for keeping proper accounting records that disclose with reasonable accuracy at any time the financial position of the Charity and group and 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.

Thanks

Thanks are due to Yvonne Johnston, Armana Handley, and John Weston and his team. Without their dedication and skill, the Charity's work would not be as effective and valued as it is.

FOR AND ON BEHALF OF THE TRUSTEES

Alan Watling
Chairman of the Board of Trustees
10 March 2023

The Geoffrey Watling Charity

Independent Auditor's Report to the Trustees

Year ended 30 September 2022

Opinion

We have audited the financial statements of The Geoffrey Watling Charity (the 'parent charity') and its subsidiary (the 'group') for the year ended 30 September 2022 which comprise the consolidated statement of financial activities, consolidated balance sheet, consolidated cash flow and notes to the financial statements, including significant accounting policies. The financial reporting framework that has been applied in their preparation is applicable law and United Kingdom Accounting Standards, including Financial Reporting Standard 102 *The Financial Reporting Standard applicable in the UK and Republic of Ireland* (United Kingdom Generally Accepted Accounting Practice).

In our opinion the financial statements:

- give a true and fair view of the state of the group's and parent charity's affairs as at 30 September 2022, and of the group's incoming resources and application of resources, including its income and expenditure, for the year then ended;
- have been properly prepared in accordance with United Kingdom Generally Accepted Accounting Practice; and
- have been prepared in accordance with the requirements of the Charities Act 2011.

Basis for opinion

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

Conclusions relating to going concern

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

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

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

The Geoffrey Watling Charity

Independent Auditor's Report to the Trustees

Year ended 30 September 2022

Other information

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

We have nothing to report in this regard.

Matters on which we are required to report by exception

We have nothing to report in respect of the following matters in relation to which the Charities (Accounts and Reports) Regulations 2008 require us to report to you if, in our opinion:

- the information given in the financial statements is inconsistent in any material respect with the trustees' report; or
- sufficient accounting records have not been kept; or
- the parent charity's financial statements are not in agreement with the accounting records and returns; or
- we have not received all the information and explanations we require for our audit.

Responsibilities of trustees

As explained more fully in the trustees' responsibilities statement set out on page 8, the trustees are responsible for the preparation of financial statements and for being satisfied that they give a true and fair view, and for such internal control as the trustees determine is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, the trustees are responsible for assessing the group and parent charity's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the trustees either intend to liquidate the group or the parent charity or to cease operations, or have no realistic alternative but to do so.

The Geoffrey Watling Charity

Independent Auditor's Report to the Trustees

Year ended 30 September 2022

Auditor's responsibilities for the audit of the financial statements

We have been appointed as auditor under section 151 of the Charities Act 2011 and report in accordance with regulations made under section 154 of that Act.

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

Irregularities, including fraud, are instances of non-compliance with laws and regulations. We design procedures in line with our responsibilities, outlined above, to detect material misstatements in respect of irregularities, including fraud. The extent to which our procedures are capable of detecting irregularities, including fraud is detailed below:

- Enquiry of management and those charged with governance and review of minutes of trustees meetings which took place throughout the year;
- Enquiry of entity staff compliance functions to identify any instances of non-compliance with laws and regulations;
- Reviewing financial statement disclosures and testing to supporting documentation to assess compliance with applicable laws and regulations;
- Performing audit work over the risk of management override of controls, including testing of journal entries and other adjustments for appropriateness, evaluating the rationale of significant transactions outside the normal course of operations and reviewing accounting estimates for bias.

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

The Geoffrey Watling Charity

Independent Auditor's Report to the Trustees

Year ended 30 September 2022

A further description of our responsibilities for the audit of the financial statements is located on the FRC's website at: <https://www.frc.org.uk/auditors/audit-assurance/auditor-s-responsibilities-for-the-audit-of-the-fi/description-of-the-auditor%E2%80%99s-responsibilities-for>. This description forms part of our auditor's report.

Use of our report

This report is made solely to the charity's trustees, as a body, in accordance with Part 4 of the Charities (Accounts and Reports) Regulations 2008. Our audit work has been undertaken so that we might state to the charity's trustees those matters we are required to state to them in an auditor's report and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the charity and the charity's trustees as a body, for our audit work, for this report, or for the opinions we have formed.

Lovewell Blake LLP
Statutory Auditor

Date: 28 March 2023

Bankside 300
Peachman Way
Broadland Business Park
Norwich
Norfolk, NR7 0LB

Lovewell Blake LLP is eligible to act as an auditor in terms of section 1212 of the Companies Act 2006.

The Geoffrey Watling Charity

Consolidated Statement of Financial Activities

Year ended 30 September 2022

		Unrestricted			Unrestricted
		Investment			
	Note	General fund	fund	2022 Total	2021
		£	£	£	£
Income and endowments from:					
Legacy received	2	1,400	-	1,400	-
Investments	3	746,408	-	746,408	723,112
Total income and endowments		747,808	-	747,808	723,112
Expenditure on:					
Raising Funds					
Investment management costs	4	135,267	77,519	212,786	214,870
Charitable Activities	5	579,663	-	579,663	448,473
Total expenditure		714,930	77,519	792,449	663,343
Net income / (expenditure) before revaluation of investments		32,878	(77,519)	(44,641)	59,769
Net (losses)/gains on investment portfolio		-	(1,459,991)	(1,459,991)	1,148,477
Gain on revaluation of properties		-	-	-	605,000
Net income and net movement in funds		32,878	(1,537,510)	(1,504,632)	1,813,246
Reconciliation of funds:					
Total funds brought forward		1,065,810	17,768,598	18,834,408	17,021,162
Total funds carried forward		1,098,688	16,231,088	17,329,776	18,834,408

The Statement of Financial Activities includes all gains and losses recognised in the year.

All income and expenditure derive from continuing activities.

The notes set out on pages 16 to 27 form an integral part of these financial statements.

The Geoffrey Watling Charity

Consolidated Balance Sheet

As at 30 September 2022

	Notes	2022		2021	
		Charity £	Group £	Charity £	Group £
Fixed Assets					
Tangible fixed assets (including investment properties)	12	330,000	3,147,244	330,000	3,143,854
Investments	13	12,998,481	12,998,481	14,531,274	14,531,274
Subsidiary	13	2,847,938	-	2,847,938	-
		<u>16,176,419</u>	<u>16,145,725</u>	<u>17,709,212</u>	<u>17,675,128</u>
Current Assets					
Debtors : amounts falling due within one year	14	169,601	201,300	190,169	149,359
Debtors : amounts falling due after one year	14	-	299,814	-	418,154
Cash deposits		501,777	501,777		
Cash at bank and in hand		52,105	577,491	504,198	986,317
		<u>723,483</u>	<u>1,580,382</u>	<u>694,367</u>	<u>1,553,830</u>
Current Liabilities					
Creditors : Amounts falling due within one year	15	(1,262,177)	(396,331)	(1,255,229)	(394,550)
Net current assets		<u>(538,694)</u>	<u>1,184,051</u>	<u>(560,862)</u>	<u>1,159,280</u>
Total assets less current liabilities		<u>15,637,725</u>	<u>17,329,776</u>	<u>17,148,350</u>	<u>18,834,408</u>
Total net assets		<u>15,637,725</u>	<u>17,329,776</u>	<u>17,148,350</u>	<u>18,834,408</u>
Funds of the charity					
Unrestricted funds					
General	16	402,667	1,098,688	375,782	1,065,810
Investment	16	15,235,058	16,231,088	16,772,568	17,768,598
Total charity funds		<u>15,637,725</u>	<u>17,329,776</u>	<u>17,148,350</u>	<u>18,834,408</u>

These accounts were approved by the Trustees and authorised for issue on 10 March 2023, and signed on behalf of the by:

A C Watling
Chairman of Board of Trustees

R S Marks
Trustee

The notes set out on pages 16 - 27 form an integral part of these financial statements.

The Geoffrey Watling Charity

Consolidated Cash Flow

As at 30 September 2022

	Charity 2022 £	Group 2022 £	Charity 2021 £	Group 2021 £
Net cash flow from operating activities (below)	(326,612)	(607,886)	(395,628)	(507,185)
Cash flow from investing activities				
Payments to acquire tangible fixed assets	-	(9,139)	-	(4,271)
Payments to acquire investments	(36,433)	(36,433)	(33,609)	(33,609)
Rents received from investment properties	17,745	329,805	4,267	292,306
Interest received	1,979	23,598	66	20,954
Investment portfolio income	393,005	393,005	409,852	409,852
Net cash flow from investing activities	<u>376,296</u>	<u>700,837</u>	<u>380,576</u>	<u>685,232</u>
Net increase / (decrease) in cash and cash equivalents	49,684	92,951	(15,052)	178,047
Cash and cash equivalents at 1 October 2021	504,198	986,317	519,250	808,270
Cash and cash equivalents at 30 September 2022	<u>553,882</u>	<u>1,079,268</u>	<u>504,198</u>	<u>986,317</u>
Reconciliation of net income / (expenditure) to net cash flow from operating activities				
Net (expenditure)/income for the year	(1,510,625)	(1,504,632)	1,273,592	1,813,246
Rents received from investment properties	(17,745)	(329,805)	(4,267)	(292,306)
Interest receivable	(1,979)	(23,598)	(66)	(20,954)
Investment portfolio income	(393,005)	(393,005)	(409,852)	(409,852)
Depreciation of tangible fixed assets	-	5,749	-	4,618
Investment management fees	109,235	109,235	103,818	103,818
Losses / (gains) in investments	1,459,991	1,459,991	(1,148,477)	(1,148,477)
Gain on revaluation of investment properties	-	-	(65,000)	(605,000)
(Increase) / decrease in debtors	20,568	66,399	(119,187)	67,306
Increase / (decrease) in creditors	6,948	1,781	(26,189)	(19,584)
	<u>(326,612)</u>	<u>(607,886)</u>	<u>(395,628)</u>	<u>(507,185)</u>

The notes set out on pages 16 to 27 form an integral part of these financial statements.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2022

1 Summary of significant accounting policies

(a) General information and basis of preparation

The Geoffrey Watling Charity is an unincorporated charity in the United Kingdom. The address of the registered office is given in the charity information on page 1 of these financial statements. The nature of the charity's operations and principal activities remains as described within the Trustees Report on pages 2 to 3.

The charity constitutes a public benefit entity as defined by FRS 102. The financial statements have been prepared in accordance with 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) issued in October 2019, the Financial Reporting Standard applicable in the United Kingdom and Republic of Ireland (FRS 102), the Charities Act 2011, and UK Generally Accepted Practice.

The financial statements have been prepared to give a "true and fair" view and we 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 the 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 (FRS102) issued in October 2019 rather than the Accounting and Reporting by Charities: Statement of Recommended Practice effective from 1 April 2005 which has since been withdrawn.

The financial statements are prepared on a going concern basis under the historical cost convention, modified to include certain items at fair value. The financial statements are prepared in sterling which is the functional currency of the charity.

The significant accounting policies applied in the preparation of these financial statements are set out below. These policies have been consistently applied to all years presented unless otherwise stated.

(b) Group financial statements

These financial statements consolidate the results of the charity and its wholly owned subsidiary Geoffrey Watling (Norwich) Limited on a line by line basis. A separate Statement of Financial Activities and income and expenditure accounts are not presented for the charity following the exemptions afforded the SORP.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2022

1 Summary of significant accounting policies (continued)

(c) Funds

All of the charity's funds are unrestricted funds.

Unrestricted funds are available for use at the discretion of the trustees in furtherance of the general objectives of the charity.

The Investment Fund was established with the initial transfer of capital from the estate of the late Geoffrey Watling and is unrestricted. The income from the fund is used by the charity to undertake its objectives.

(d) Income recognition

All income is included in the Statement of Financial Activities (SoFA) when the charity is legally entitled to the income and the amount can be measured reliably and it is probable that the income will be received.

Investment income is earned through holding assets for investment purposes such as shares and property. It includes dividends, interest and rent. Where it is not practicable to identify investment management costs incurred within a scheme with reasonable accuracy the investment income is reported net of these costs. It is included when the amount can be measured reliably. Interest income is recognised using the effective interest method and dividend and rent income is recognised as the charity's right to receive payment is established.

(e) Expenditure recognition

All expenditure is accounted for on an accruals basis and has been classified under headings that aggregate all costs related to the category. Expenditure is recognised where there is a legal or constructive obligation to make payments to third parties, it is probable that the settlement will be required and the amount of the obligation can be measured reliably.

It is categorised under the following headings:

- Costs of raising funds comprise the costs associated with property and investment management.
- Expenditure on charitable activities comprises those costs incurred by the charity in the delivery of its activities and services for its beneficiaries. It includes both costs that can be allocated directly to such activities and those costs of an indirect nature necessary to support them.

Irrecoverable VAT is charged as an expense against the general activity category for which expenditure arose.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2022

1 Summary of significant accounting policies (continued)

(e) Expenditure recognition (continued)

Grants payable to third parties are within the charitable objectives. Where unconditional grants are offered, this is accrued as soon as the recipient is notified of the grant, as this gives rise to a reasonable expectation that the recipient will receive the grant. Where grants are conditional relating to performance then the grant is only accrued when any unfulfilled conditions are outside of the control of the charity.

(f) Investment properties

All investment properties owned by the charity are included at fair value with changes in fair value recognised as net gains / (losses) on investment in the SOFA. Current values are based on a valuation undertaken by John Weston of Brown and Co. Property and Business Consultants LLP on 30 September 2021.

(g) Tangible fixed assets

Land and property is included at fair value with changes in fair value recognised as net gains / (losses) on investment in the SOFA, and current value is based on a valuation undertaken by John Weston of Brown and Co. Property and Business Consultants LLP on 30 September 2021. No depreciation is charged as property is subject to regular revaluation and any depreciation is considered to be immaterial.

Machinery and office equipment are stated at cost less accumulated depreciation calculated at 25% reducing balance.

(h) Investments

Investments are recognised initially at fair value which is normally the transaction price excluding transaction costs. Subsequently, they are measured at fair value with changes recognised in net gains / (losses) on investments in the SoFA, based upon the market value at the period end.

The SOFA includes net gains and losses arising on revaluation and disposals throughout the year together with rebates received from investment managers.

The Charity's subsidiary is included at deemed cost based on the net asset value of the Company at the date of transfer from the estate of the late Geoffrey Watling, less any impairment.

The Charity's investment policy is laid out in the Trustees Annual Report.

(i) Debtors and creditors receivable / payable within one year

Debtors and creditors with no stated interest rate and receivable or payable within one year are recorded at transaction price. Any losses arising from impairment are recognised in expenditure.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2022

1 Summary of significant accounting policies (continued)

(j) Debtors receivable after one year

Debtors receivable after one year constitute loans and mortgages which are initially recognised at the transaction price. Subsequently they are measured at amortised cost using the effective interest rate method less impairment.

(k) Going concern

The financial statements have been prepared on a going concern basis as the trustees believe that no material uncertainties exist. The trustees have considered the level of funds held and the expected level of income and expenditure for 12 months from authorising these financial statements. The budgeted income and expenditure is sufficient with the level of reserves for the charity to be able to continue as a going concern.

(l) Cash at bank

Cash at bank and cash in hand includes cash and short term highly liquid investments with a short maturity of three months or less.

(m) Financial Instruments

The Charity only has financial assets and financial liabilities of a kind that qualify as basic financial instruments. Basic financial instruments are initially recognised at transaction value and subsequently measured at their settlement value with the exception of bank loans which are subsequently measured at amortised cost using the effective interest method.

(n) Defined contribution plans

Contributions as defined contribution plans are recognised as an expense in the period in which the related service is provided.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2022

	General fund £	Investment fund £	Unrestricted 2022 Total £	Unrestricted 2021 Total £
2 Donations and legacies				
Legacy received	1,400	-	1,400	-
3 Income from investments	£	£	£	£
Rental income	329,805	-	329,805	292,306
Deposit interest	1,979	-	1,979	66
Interest on loans	21,619	-	21,619	20,888
Investment portfolio income	393,005	-	393,005	409,852
	<u>746,408</u>	<u>-</u>	<u>746,408</u>	<u>723,112</u>
4 Investment management costs	£	£	£	£
Rent, rates and insurance and utilities	31,116	-	31,116	23,423
Repairs and maintenance	22,292	-	22,292	36,048
Wages and National Insurance	21,600	-	21,600	20,520
Sundry	14,582	-	14,582	11,048
Management charges	24,514	71,770	96,284	94,813
Legal and professional fees	1,820	-	1,820	6,287
Directors remuneration	14,000	-	14,000	13,000
Depreciation and loss on disposal of assets	-	5,749	5,749	4,618
Governance costs (note 6)	5,343	-	5,343	5,113
	<u>135,267</u>	<u>77,519</u>	<u>212,786</u>	<u>214,870</u>
5 Analysis of expenditure on charitable activities	£	£	£	£
Grants (note 7)	533,200	-	533,200	374,600
Donations (note 7)	20,550	-	20,550	49,750
Salaries	18,963	-	18,963	17,845
Sundry expenses	1,620	-	1,620	1,183
Governance costs (note 6)	5,330	-	5,330	5,095
	<u>579,663</u>	<u>-</u>	<u>579,663</u>	<u>448,473</u>
6 Governance costs	£	£	£	£
Auditor's remuneration:				
Audit services - current year	10,100	-	10,100	10,000
- prior year	(820)	-	(820)	(1,130)
Other services	1,310	-	1,310	1,250
Other	83	-	83	88
	<u>10,673</u>	<u>-</u>	<u>10,673</u>	<u>10,208</u>

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2022

7 Analysis of grants and donations

The grants and donations recognised during the period are analysed as follows :-

		2022 £	2021 £
Purpose	Number		
Social and Welfare	59	247,050	178,000
Churches and Historic Buildings	25	76,500	77,100
Education and Arts	19	67,700	120,000
Environment	7	47,000	17,500
Medical	6	109,500	31,500
Sporting	3	15,000	3,750
Infrastructure	2	4,000	1,000
	<u>121</u>	<u>566,750</u>	<u>428,850</u>
Grants withdrawn	<u>3</u>	<u>13,000</u>	<u>4,500</u>
Total grants and donations	<u>118</u>	<u>553,750</u>	<u>424,350</u>

All grants and donations authorised during the year were payable to institutions. Below are details of the activities which have been funded by grants and donations authorised of £10,000 or more:

		£
Norwich City Community Sports Foundation	Onside : avoiding youth crime	10,000
St Martins	Seasonal Donation	10,000
Eaton Vale Scout & Guide Activity Centre	New kitchen at Icen House	10,000
SOUL Church	New community church in Heartsease	10,000
Norfolk Community Law Service	Funding for Court support services	12,000
NORCA and Sistema in Norwich Ltd Education & Arts	Orchestral music programme	15,000
University of East Anglia	Repairs to the Sainsbury Centre	16,000
Norfolk Wildlife Trust	Purchase of Sweetbriar Marshes	30,000
Norwich Samaritans	Rebuild the Norwich building	30,000
Norfolk Heart Trust	Cardiac scanner for NNUH	50,000
Priscilla Bacon Norfolk Hospice Care Ltd	New Priscilla Bacon Lodge building	50,000

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2022

8 Net income for the year

Net income is stated after charging / (crediting):

	2022	2021
	£	£
Depreciation of tangible fixed assets	5,749	4,618
(Loss)/gain on fair value movement of investments	<u>(1,459,991)</u>	<u>1,148,477</u>

9 Auditor's remuneration

	2022	2021
	£	£
Audit services - current year	10,100	10,000
- prior year	(820)	(1,130)
Other services	1,310	1,250
	<u>10,590</u>	<u>10,120</u>

10 Trustees' and key management personnel remuneration and expenses

The trustees did not receive any remuneration from the charity in respect to their roles as trustees during the period.

A.C. Watling received gross remuneration of £14,000 (2021: £13,000) from the charity's subsidiary for his role as company director and received reimbursed expenses totalling £178 (2021: £219) through the subsidiary.

The total amount of employee benefits received by key management personnel is £53,563 (2021: £51,365). The charity considers all its staff to be key management personnel.

11 Staff costs and employee benefits

The average monthly number of employees during the year was three part time individuals, two of which are included in Investment Management Costs and one in Charitable Activities.

The total staff costs and employees benefits was as follows:

	Charity	Subsidiary	2022 Total	2021 Total
	£	£	£	£
Wages and salaries	17,700	34,000	51,700	48,750
Social security	1,263	-	1,263	1,095
Pension contributions	-	1,600	1,600	1,520
	<u>18,963</u>	<u>35,600</u>	<u>54,563</u>	<u>51,365</u>

No employees received total employee benefits of more than £60,000 (2021: £nil).

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2022

12 Tangible Fixed Assets - Group	Freehold Investment Property £	Tangible Property £	Machinery and Office Equipment £	Total £
Cost or valuation				
As at 1 October 2021	3,078,887	80,000	43,069	3,201,956
Additions	-	-	9,139	9,139
Disposals	-	-	(7,438)	(7,438)
As at 30 September 2022	3,078,887	80,000	44,770	3,203,657
Depreciation				
As at 1 October 2021	28,887	-	29,215	58,102
Depreciation on disposals	-	-	(7,438)	(7,438)
Charge for the period	-	-	5,749	5,749
As at 30 September 2022	28,887	-	27,526	56,413
Net book value				
Total as at 30 September 2022	3,050,000	80,000	17,244	3,147,244
Total as at 30 September 2021	3,050,000	80,000	13,854	3,143,854
Tangible Fixed Assets - Charity				
	Freehold Investment Property £	Tangible Property £		Total £
Cost or valuation				
As at 1 October 2021	250,000	80,000		330,000
As at 30 September 2022	250,000	80,000		330,000
Net book value				
As at 1 October 2021	250,000	80,000		330,000
As at 30 September 2022	250,000	80,000		330,000

Investment properties and freehold tangible property owned by the charity are included at fair value. Current values are based on a valuation undertaken by John Weston BSc (Hons) MRICS of Brown & Co - Property and Business Consultants LLP on 30 September 2021.

The methods and significant assumptions used to ascertain the fair value of £3,130,000 (2021: £3,130,000) for the group of investment and tangible property and £330,000 (2021: £330,000) for the charity investment and tangible property are as follows:

Valuation is made in accordance with the RCIS Valuation - Professional Standards and complies with the International Valuation Standards.

The basis of the valuation is the estimated amount for which the assets should exchange on the valuation date in an arms length transaction based on vacant possession.

The historical cost of investment properties held by the group is £1,369,143 (2021: £1,369,143) and £9,382 regarding tangible property (2021: £9,382).

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2022

13 Investments - Group and Charity

	Listed Investments £
Cost or valuation	
As at 1 October 2021	14,531,274
Additions at cost	36,433
Unrealised losses on year end valuation	(1,569,226)
As at 30 September 2022	<u>12,998,481</u>

The fair value of listed investments is determined by reference to the quoted price for identical assets in an active market at the balance sheet date.

The investments above are held in the Sarasin Endowments Fund (previously called The Alpha CIF for Endowments Income Fund).

Subsidiary

The charity owns 100% of the share capital of Geoffrey Watling (Norwich) Limited (incorporated in England - registration number 0957457).

<i>Results of Geoffrey Watling (Norwich) Limited</i>	2022	2021
	£	£
Investment and property income	333,678	307,167
Direct costs	(67,651)	(67,126)
Overheads	(57,678)	(56,145)
Gain on revaluation of investment properties	-	540,000
Profit of the year before tax and gift aid	<u>208,349</u>	<u>723,896</u>
Gift aid	<u>202,354</u>	<u>184,243</u>
Net assets	<u>4,539,991</u>	<u>4,533,996</u>

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2022

	Charity 2022	Group 2022	Charity 2021	Group 2021
	£	£	£	£
14 Debtors : amounts due within one year				
Trade debtors	6,100	70,206	100	55,548
Other debtors	-	127,792	-	87,985
VAT	1,147	3,302	5,826	5,826
Amounts due from subsidiary undertakings	162,354	-	184,243	-
	<u>169,601</u>	<u>201,300</u>	<u>190,169</u>	<u>149,359</u>
Debtors : amounts due after one year	£	£	£	£
Other debtors	-	299,814	-	418,154

Other debtors include £421,235 (2021: £499,206) representing five long-term loans, four of which totalling £312,672 (2021: £325,887) are unsecured and one of £108,563 (2021: £173,319) is secured against property at 2, 4 & 6 Ber Street, Norwich, Norfolk. The latter loan was repaid post year-end.

	£	£	£	£
15 Creditors: amounts falling due within one year				
Accruals and deferred income	27,953	101,105	31,026	104,618
Other creditors	-	14,398	-	12,122
Accruals for grants payable	279,000	279,000	273,000	273,000
Other tax and social security	277	828	241	777
VAT	1,000	1,000	-	4,033
Amounts due to subsidiary undertakings	953,947	-	950,962	-
	<u>1,262,177</u>	<u>396,331</u>	<u>1,255,229</u>	<u>394,550</u>
Deferred income				
	£	£	£	£
At 1 October 2021	-	59,940	-	52,934
Additions during the year	-	60,968	-	59,940
Amounts released to income	-	(59,940)	-	(52,934)
At 30 September 2022	-	<u>60,968</u>	-	<u>59,940</u>

Income has been deferred as related to rental income invoiced in advance of future periods.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2022

16 Funds reconciliation

	Unrestricted funds 2022			Unrestricted funds 2021		
	General	Investment	Total	General	Investment	Total
	fund	fund		fund	fund	
	£	£	£	£	£	£
Balance at 1 October	1,065,810	17,768,598	18,834,408	929,621	16,091,541	17,021,162
Income	747,808	-	747,808	723,112	-	723,112
Expenditure	(714,930)	(77,519)	(792,449)	(586,923)	(76,420)	(663,343)
Net (losses)/gains on investments	-	(1,459,991)	(1,459,991)	-	1,148,477	1,148,477
Gain on revaluation of properties	-	-	-	-	605,000	605,000
Balance at 30 September	<u>1,098,688</u>	<u>16,231,088</u>	<u>17,329,776</u>	<u>1,065,810</u>	<u>17,768,598</u>	<u>18,834,408</u>

Analysis of net assets between funds

	Unrestricted funds 2022			Unrestricted funds 2021		
	General	Investment	Total	General	Investment	Total
	fund	fund		fund	fund	
	£	£	£	£	£	£
Tangible assets	-	3,147,244	3,147,244	-	3,143,854	3,143,854
Investment assets	-	12,998,481	12,998,481	-	14,531,274	14,531,274
Debtors : due within one year	201,300	-	201,300	149,359	-	149,359
Debtors : due after one year	299,814	-	299,814	418,154	-	418,154
Cash deposits	501,777	-	501,777	-	-	-
Cash at bank	492,128	85,363	577,491	892,847	93,470	986,317
Creditors: due within one year	(396,331)	-	(396,331)	(394,550)	-	(394,550)
	<u>1,098,688</u>	<u>16,231,088</u>	<u>17,329,776</u>	<u>1,065,810</u>	<u>17,768,598</u>	<u>18,834,408</u>

The Investment Fund was established with the initial transfer of capital from the estate of the late Geoffrey Watling. The income from the fund is used by the charity to undertake its objectives.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2022

17 Analysis of changes in net debt

	Charity		
	At 1 October 2021	Cash flows	As at 30 September 2022
	£	£	£
Cash deposits	-	501,777	501,777
Cash at bank and in hand	504,198	(452,093)	52,105
	504,198	49,684	553,882

	Group		
	At 1 October 2021	Cash flows	As at 30 September 2022
	£	£	£
Cash deposits	-	501,777	501,777
Cash at bank and in hand	986,317	(408,826)	577,491
	986,317	92,951	1,079,268

18 Operating lease commitments

The group has the following long term lease commitments in place in relation to its owned properties:

	Term of Lease	Annual Rent
Commerical premises, Hemsby	Dec 2040	£10,000
Commerical premises, Hemsby	Dec 2100	£2,841 subject to CPI
Commerical premises, Hemsby	Dec 2025	£20,000
Commerical premises, Hemsby	May 2025	£12,500
Lifeboat Station, Hemsby	Dec 2030	-
Commerical premises, Hemsby	Dec 2030	£10,000 subject to CPI
Commerical premises, Norwich	Dec 2026	£20,000 - £22,500
Land access rights, Norwich	Jan 3012	£100

19 Results of the charity

The charity generated total net expenditure of £50,636 (2021: £598,428 net income) which includes £202,354 (2021: £184,243) of gift aid from the company. Net decrease in funds (after investment gains and losses) of £1,510,625 (2021: £1,273,593 net increase).

Accounts

The Geoffrey Watling Charity
Trustees Report and Financial Statements
For the year ended 30 September 2021

The Geoffrey Watling Charity

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Year ended 30 September 2021

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The Geoffrey Watling Charity

Trustees Report

Year ended 30 September 2021

REFERENCE AND ADMINISTRATIVE DETAILS

Charity name	The Geoffrey Watling Charity
Charity registration number	1025258
Registered address	8a Ber Street Norwich Norfolk NR1 3EJ
Trustees	A C Watling (Chairman) S P Watling R S Marks D J Lundean A M Haswell
Grants and Charity Administrator	A Handley
Bankers	Barclays Bank Plc Barclay's Business Centre 3 St. James Court Whitefriars Norwich NR3 1RJ
Property investment advisors	Brown & Co 25-26 Tuesday Market Place Kings Lynn Norfolk PE30 1JJ
Investment advisors	Sarasin & Partners LLP Juxon House 100 St Paul's Churchyard London EC4M 8BU
Auditor	Lovewell Blake LLP Bankside 300 Peachman Way Broadland Business Park Norwich Norfolk NR7 0LB

The Geoffrey Watling Charity

Trustees Report

Year ended 30 September 2021

The Trustees have pleasure in presenting their report and audited consolidated financial statements for the year ended 30 September 2021. The report and financial statements have been prepared in accordance with the accounting policies set out in the notes to the accounts and comply with the Charity's Settlement Deed (as amended), the Charities Act 2011 and the Statement of Recommended Practice (SORP) applicable to charities preparing their (consolidated) accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland, published in October 2019.

The accounts presented here are the consolidated accounts of the Charity and of Geoffrey Watling (Norwich) Limited, the Company wholly-owned by the Charity.

OBJECTIVES AND ACTIVITIES OF THE CHARITY

The Deed of Settlement dated 4 August 1993, as amended, defines the 'object' of The Geoffrey Watling Charity ('GWC') as:

"To pay or apply the annual income of the Charity's funds to such charity or charities or for such charitable purpose or purposes as the Trustees shall from time to time in their absolute discretion determine."

The geographical 'area of benefit' is 'the County of Norfolk and the Waveney District of Suffolk'.

The means by which the Charity seeks to meet this object are:

1. to invest optimally the assets of the Charity and its wholly-owned Company, (the "Group")
2. to make grants to organisations with a charitable purpose whose beneficiaries reside within the area of benefit in order to enhance their welfare.

Optimum investment of the Group's assets

The Trustees are mindful that their ability to allocate the Charity's funds now, and in the future, by making grants to others in need, is only possible if they manage the Group's investments effectively. The value of the investments at 30 September 2021 was £18,085,472 (2020: £16,460,161) comprising £3,050,000 (2020: £2,448,000) in investment property and £15,035,472 (2020: £13,972,161) in quoted investments and cash. The Trustees have decided that their two overall objectives in this area are:

- as far as is practicable, to treat current and future beneficiaries equally, given that the Charity is intended to exist in the long-term, although not necessarily in perpetuity.
- to achieve an optimum balance between risk and total return in order to set a consistent short-to medium-term budget for expenditure on its charitable objectives and priorities.

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2021

Optimum investment of the Group's assets (continued)

The Trustees have an investment policy developed in conjunction with the Charity's discretionary investment managers, Sarasin and Partners LLP.

Grant-making

The Charity aims to make the greatest positive impact for the good of its beneficiaries to the best of its ability with the finite resources it has. To this end, the Charity makes grants to other organisations with an approved charitable purpose. Trustees consider all applications they receive and consider each on its own merits and within the terms of the Deed of Settlement. They have no priority areas for grant-making.

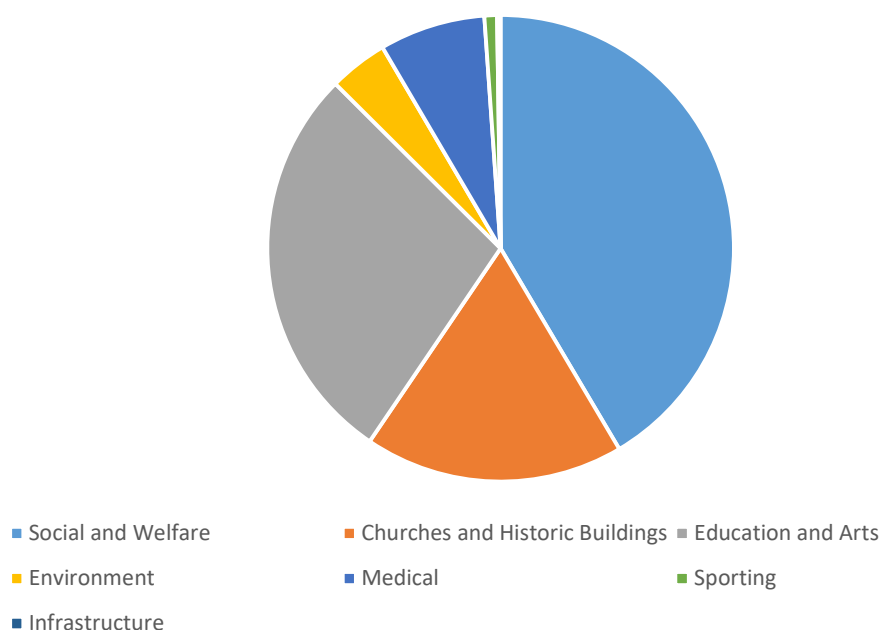
ACHIEVEMENTS AND PERFORMANCE

Based on these objectives and activities, the trustees are pleased to report on the achievements and performance of the Charity during the year to 30 September 2021.

Grant-making

During the year 2020/21, the Charity authorised spending of £424,350 on 118 grants and donations to other bodies with a charitable purpose, after taking account of a small number of grants which were withdrawn. (see Note 7 to the financial statements). Of the £424,350, £374,600 were grants (108 grants) and £49,750 were donations (10 donations). The cost to the charity of managing these activities was £24,123. (Note 5 to the financial statements).

An analysis of the grants made for various categories of purpose is set out in Note 7 to the financial statements. The following chart shows the relative distribution, by value, of the total grants awarded:



The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2021

In assessing the beneficial effect of their grant making, the trustees focus on:

- feedback from beneficiaries
- observing the effect on organisations to which grants have been made
- finding and considering any research evidence relating to the likely effect of a planned intervention supported by a grant.

Investment of the Group's assets and its financial performance

Overall, the total return (capital gain and income) on assets invested was 10%, compared with 5.9% in 2019/20. Much of this return arose because of the large unrealised gain made on revaluing the portfolio of listed investments to their market value at 30 September 2021. In terms of liquidity, £564,322 (3.3%) of this return was received as income.

The market value of the investment portfolio at 30 September 2021 was £14,531,274. The most recent valuation, as at 11 March 2022 was £14,064,626.

Trustees meet discretionary investment manager and adviser, Sarasin & Partners LLP, once a year for a formal review of their performance and to discuss likely future issues, including risk. The property portfolio is managed by John Weston, MRICS, of Brown & Co who reports to the Director of the Company.

The Charity does not have an explicit policy on social, environmental or ethical matters in relation to its investments. Rather it subscribes to the policy of its discretionary investment managers, Sarasin & Partners LLP who state that: "The fund does not invest in tobacco manufactures and will also avoid investment in companies that generate significant revenues from the following: alcohol manufactures; armaments; gambling; pornography".

FINANCIAL REVIEW

During the year ended 30 September 2021 the Group generated net realised income of £484,119, from which it awarded £424,350 in grants and donations. The listed investment portfolio produced a net gain of £1,044,659 on revaluation to market value as at 30 September 2021, of investments held. A gain of £605,000 was made on the value of investment properties, following a valuation as at 30 September 2021, carried out by John Weston of Brown & Co. In total, the net assets of the group were increased during the year by £1,813,246, making the total funds of the Group £18,834,408 at 30 September 2021.

Fuller details of the consolidated financial results for the year ended 30 September 2021 can be found in the financial statements.

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2021

Reserves policy

The policy of the Trustees is to ensure that it holds net current assets sufficient to cover the operational running costs of the Charity for a six month period. This includes sums sufficient to pay out all approved grants.

At the year-end, free reserves (being net current assets) held within the general fund and investment fund totalled £741k (2020: £558k) which amounts to 13 months of expenditure. In addition, a further £14.5m (2020: £13.4m) was held within the investment portfolio, which is retained to generate a return on investment in accordance with the investment policy.

PLANS FOR FUTURE PERIODS

It is anticipated that, post pandemic, there will be a resurgence in grant applications from organisations seeking funding for projects. Recent work on the improvement of the Charity's website and the introduction of on-line grant applications should enable the Charity to deal efficiently with the expected increase in demand for funding.

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2021

STRUCTURE, GOVERNANCE AND MANAGEMENT

The Geoffrey Watling Charity is a registered Charity, number 1025258. It is an unincorporated association with significant invested funds.

Geoffrey Watling (Norwich) Limited is a Registered Company (number 00957457), the shares of which are owned wholly by The Geoffrey Watling Charity. Alan Watling is the sole Director of the Company and is also a Trustee of the Geoffrey Watling Charity. Yvonne Johnston is the Company Secretary, appointed to the role on 1 April, 2015. The Company directly owns properties, principally in Hemsby, Norfolk. The Company remits annually an appropriate and permitted amount of its profits through Gift Aid to the Charity.

The Board of Trustees comprises not fewer than 3 and not more than 6 Trustees who are appointed by the Board at the time. Those who served in these capacities during 2020/21 and/or are Trustees at the time of the approval of these financial statements are shown in the table below.

When a new Trustee is appointed, there is a short briefing procedure covering relevant governance issues.

The Trustees meet formally every three months, with the appropriate officers and advisers, to agree plans, programmes and budgets; agree and review policies; and to monitor progress and review performance. The Director of the Company meets with the company's property adviser on a regular basis and visits the Company's properties particularly during the summer season at Hemsby. They also attend Coastal Protection Meetings organised by Great Yarmouth Borough Council.

Alan Watling is Chairman of the Board.

Trustees

Trustee	Period of office
Alan C Watling	To August 2024
Susan P Watling	To June 2023
Richard S Marks	To December 2023
David J Lundean	To March 2022
Alexandra Haswell	To December 2024

(Alexandra Haswell was appointed as a trustee on 10 December 2021)

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2021

John Weston, MRICS, and Registered Valuer, of Brown & Co LLP, is the property adviser to the Company and Charity, responsible for the management of the invested estate and for advising the Trustees on these matters. His services are received through a service level agreement with Brown & Co LLP.

In addition, the Trustees employ two senior officers to advise them and to carry out their approved plans:

Yvonne Johnston

Accountant

Armana Handley

Grants and Charity Administrator

Trustees and key management personnel

The Trustees consider that the Board of Trustees is responsible for directing and controlling the Charity and running and operating the Charity on a day-to-day basis. All Trustees give of their time freely and no Trustee remuneration was paid in the year. Details of Trustees' expenses and related party transactions are disclosed in note 10 to the financial statements.

Trustees are required to disclose all relevant interests to the Grants and Charity Administrator and to their colleagues and to withdraw from decisions where a conflict of interest arises.

The remuneration of the Charity's Accountant and Administrator is reviewed annually.

Risk management

Trustees also monitor closely the risks to which the Charity is exposed, many of which are not directly financial in nature but which, if they materialise, could have financial consequences. A Risk Assessment Register for the company and charity was presented at the meeting of the Trustees, held on 6 December 2019 and approved at their meeting on 6 March 2020. The Register sets down the probability and impact of each foreseeable risk and the preventative or mitigating actions which should be taken. The trustees are responsible for the maintenance, and at least annual review, of the Register. The last review was approved at the meeting of the Trustees on 10 December 2021.

Fundraising Standards Information

The Charity does not participate in fundraising activities or instruct anyone to act on their behalf with regards to fundraising.

True and Fair override

The accounts (financial statements) have been prepared to give a "true and fair" view and 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 Accounting and Reporting by charities by Charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102) issued in October 2019 rather than Accounting and Reporting by Charities: Statement of Recommended Practice effective from 1 April 2005 which has since been withdrawn.

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2021

Statement of Trustees' Responsibilities

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

The law applicable to charities in England & Wales 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 group and of its incoming resources and application of resources of the charity and the group for that period. In preparing these financial statements, the Trustees are required to:

- select suitable accounting policies and then apply them consistently;
- observe the methods and principles in the Charities SORP 2019 (FRS102);
- make judgments and accounting estimates that are reasonable and prudent;
- state whether applicable accounting standards have been followed, subject to any material departures disclosed and explained in the financial statements;
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the Charity and group will continue in operation.

The Trustees are responsible for keeping proper accounting records that disclose with reasonable accuracy at any time the financial position of the Charity and group and 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.

Thanks

Thanks are due to Yvonne Johnston, Armana Handley, and John Weston and his team. Without their dedication and skill, the Charity's work would not be as effective and valued as it is.

FOR AND ON BEHALF OF THE TRUSTEES

Alan Watling
Chairman of the Board of Trustees
8A Ber Street
Norwich, NR1 3EJ

David Lundean
Trustee

11 March 2022

The Geoffrey Watling Charity

Independent Auditor's Report to the Trustees

Year ended 30 September 2021

Opinion

We have audited the financial statements of The Geoffrey Watling Charity (the 'parent charity') and its subsidiaries (the 'group') for the year ended 30 September 2021 which comprise the consolidated statement of financial activities, consolidated balance sheet, consolidated cash flow and notes to the financial statements, including significant accounting policies. The financial reporting framework that has been applied in their preparation is applicable law and United Kingdom Accounting Standards, including Financial Reporting Standard 102 *The Financial Reporting Standard applicable in the UK and Republic of Ireland* (United Kingdom Generally Accepted Accounting Practice).

In our opinion the financial statements:

- give a true and fair view of the state of the group's and parent charity's affairs as at 30 September 2021, and of the group's incoming resources and application of resources, including its income and expenditure, for the year then ended;
- have been properly prepared in accordance with United Kingdom Generally Accepted Accounting Practice; and
- have been prepared in accordance with the requirements of the Charities Act 2011.

Basis for opinion

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

Conclusions relating to going concern

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

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

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

The Geoffrey Watling Charity

Independent Auditor's Report to the Trustees

Year ended 30 September 2021

Other information

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

We have nothing to report in this regard.

Matters on which we are required to report by exception

We have nothing to report in respect of the following matters in relation to which the Charities (Accounts and Reports) Regulations 2008 require us to report to you if, in our opinion:

- the information given in the financial statements is inconsistent in any material respect with the trustees' report; or
- sufficient accounting records have not been kept; or
- the parent charity's financial statements are not in agreement with the accounting records and returns; or
- we have not received all the information and explanations we require for our audit.

Responsibilities of trustees

As explained more fully in the trustees' responsibilities statement set out on page 8, the trustees are responsible for the preparation of financial statements which give a true and fair view, and for such internal control as the trustees determine is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, the trustees are responsible for assessing the group and parent charity's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the trustees either intend to liquidate the group or the parent charity or to cease operations, or have no realistic alternative but to do so.

The Geoffrey Watling Charity

Independent Auditor's Report to the Trustees

Year ended 30 September 2021

Auditor's responsibilities for the audit of the financial statements

We have been appointed as auditor under section 151 of the Charities Act 2011 and report in accordance with regulations made under section 154 of that Act.

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

Irregularities, including fraud, are instances of non-compliance with laws and regulations. We design procedures in line with our responsibilities, outlined above, to detect material misstatements in respect of irregularities, including fraud. The extent to which our procedures are capable of detecting irregularities, including fraud is detailed below:

- Enquiry of management and those charged with governance;
- Enquiry of entity staff compliance functions to identify any instances of non-compliance with laws and regulations;
- Reviewing financial statement disclosures and testing to supporting documentation to assess compliance with applicable laws and regulations;
- Performing audit work over the risk of management override of controls, including testing of journal entries and other adjustments for appropriateness, evaluating the business rationale of significant transactions outside the normal course of operations and reviewing accounting estimates for bias.

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

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

The Geoffrey Watling Charity

Independent Auditor's Report to the Trustees

Year ended 30 September 2021

Use of our report

This report is made solely to the charity's trustees, as a body, in accordance with Part 4 of the Charities (Accounts and Reports) Regulations 2008. Our audit work has been undertaken so that we might state to the charity's trustees those matters we are required to state to them in an auditor's report and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the charity and the charity's trustees as a body, for our audit work, for this report, or for the opinions we have formed.

Lovewell Blake LLP
Statutory Auditor

Date: 12 April 2022
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Bankside 300
Peachman Way
Broadland Business Park
Norwich
Norfolk, NR7 0LB

Lovewell Blake LLP is eligible to act as an auditor in terms of section 1212 of the Companies Act 2006.

The Geoffrey Watling Charity

Consolidated Statement of Financial Activities

Year ended 30 September 2021

	Note	Unrestricted General fund £	Unrestricted Investment fund £	2021 Total £	Unrestricted 2020 £
Income and endowments from:					
Investments	2	723,112	-	723,112	726,435
Total income and endowments		<u>723,112</u>	<u>-</u>	<u>723,112</u>	<u>726,435</u>
Expenditure on:					
Raising Funds					
Investment management costs	4	138,450	76,420	214,870	256,261
Charitable Activities	5	448,473	-	448,473	499,246
Total expenditure		<u>586,923</u>	<u>76,420</u>	<u>663,343</u>	<u>755,507</u>
Net income / (expenditure) before revaluation of investments		136,189	(76,420)	59,769	(29,072)
Net gains on investment portfolio		-	1,148,477	1,148,477	425,299
Gain on revaluation of investment properties		-	605,000	605,000	-
Net gains on sale of investment properties	3	<u>-</u>	<u>-</u>	<u>-</u>	<u>128,450</u>
Net income and net movement in funds		136,189	1,677,057	1,813,246	524,677
Reconciliation of funds:					
Total funds brought forward		929,621	16,091,541	17,021,162	16,496,485
Total funds carried forward		<u>1,065,810</u>	<u>17,768,598</u>	<u>18,834,408</u>	<u>17,021,162</u>

The Statement of Financial Activities includes all gains and losses recognised in the year.

All income and expenditure derive from continuing activities.

The notes set out on pages 16 to 27 form an integral part of these financial statements.

The Geoffrey Watling Charity

Consolidated Balance Sheet

As at 30 September 2021

	Notes	2021		2020	
		Charity £	Group £	Charity £	Group £
Fixed Assets					
Tangible fixed assets (including investment properties)	12	330,000	3,143,854	265,000	2,539,201
Investments	13	14,531,274	14,531,274	13,453,006	13,453,006
Subsidiary	13	2,847,938	-	2,847,938	-
Cash deposits		-	-	95	95
		<u>17,709,212</u>	<u>17,675,128</u>	<u>16,566,039</u>	<u>15,992,302</u>
Current Assets					
Debtors : amounts falling due within one year	14	190,169	149,359	70,982	127,844
Debtors : amounts falling due after one year	14	-	418,154	-	506,975
Cash at bank and in hand		<u>504,198</u>	<u>986,317</u>	<u>519,155</u>	<u>808,175</u>
		<u>694,367</u>	<u>1,553,830</u>	<u>590,137</u>	<u>1,442,994</u>
Current Liabilities					
Creditors : Amounts falling due within one year	15	(1,255,229)	(394,550)	(1,244,918)	(377,634)
Net current assets		<u>(560,862)</u>	<u>1,159,280</u>	<u>(654,781)</u>	<u>1,065,360</u>
Total assets less current liabilities		<u>17,148,350</u>	<u>18,834,408</u>	<u>15,911,258</u>	<u>17,057,662</u>
Creditors : Amounts falling due after one year	15	-	-	(36,500)	(36,500)
Total net assets		<u><u>17,148,350</u></u>	<u><u>18,834,408</u></u>	<u><u>15,874,758</u></u>	<u><u>17,021,162</u></u>
Funds of the charity					
Unrestricted funds					
General	16	375,782	1,065,810	779,247	929,621
Investment	16	16,772,568	17,768,598	15,095,511	16,091,541
Total charity funds		<u><u>17,148,350</u></u>	<u><u>18,834,408</u></u>	<u><u>15,874,758</u></u>	<u><u>17,021,162</u></u>

These accounts were approved by the Trustees on 11 March 2022.

A C Watling
Trustee

D J Lundean
Trustee

The notes set out on pages 16 - 27 form an integral part of these financial statements.

The Geoffrey Watling Charity

Consolidated Cash Flow

As at 30 September 2021

	Charity 2021 £	Group 2021 £	Charity 2020 £	Group 2020 £
Net cash flow from operating activities	(395,628)	(507,185)	475,355	(793,957)
Cash flow from investing activities				
Payments to acquire tangible fixed assets	-	(4,271)	-	(6,401)
Payments to acquire investments	(33,609)	(33,609)	(1,033,380)	(1,033,380)
Receipts from disposal of investment properties	-	-	-	953,450
Rents received from investment properties	4,267	292,306	18,079	308,949
Interest received	66	20,954	1,454	26,093
Investment portfolio income	409,852	409,852	391,393	391,393
Net cash flow from investing activities	380,576	685,232	(622,454)	640,104
Net increase / (decrease) in cash and cash equivalents	(15,052)	178,047	(147,099)	(153,853)
Cash and cash equivalents at 1 October 2020	519,250	808,270	666,349	962,123
Cash and cash equivalents at 30 September 2021	<u>504,198</u>	<u>986,317</u>	<u>519,250</u>	<u>808,270</u>
Reconciliation of net income / (expenditure) to net cash flow from operating activities				
Net income for the year	1,273,592	1,813,246	417,205	524,677
Rents received from investment properties	(4,267)	(292,306)	(18,079)	(308,949)
Interest receivable	(66)	(20,954)	(1,454)	(26,093)
Investment portfolio income	(409,852)	(409,852)	(391,393)	(391,393)
Depreciation of tangible fixed assets	-	4,618	-	4,734
Investment management fees	103,818	103,818	89,069	89,069
(Gains) / losses in investments	(1,148,477)	(1,148,477)	(425,299)	(425,299)
Gain on sale of investment property	-	-	-	(128,450)
Profit on revaluation of investment properties	(65,000)	(605,000)	-	-
(Increase) / decrease in debtors	(119,187)	67,306	186,823	48,765
Increase / (decrease) in creditors	(26,189)	(19,584)	618,483	(181,018)
	<u>(395,628)</u>	<u>(507,185)</u>	<u>475,355</u>	<u>(793,957)</u>

The notes set out on pages 16 to 27 form an integral part of these financial statements.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2021

1 Summary of significant accounting policies

(a) General information and basis of preparation

The Geoffrey Watling Charity is an unincorporated charity in the United Kingdom. The address of the registered office is given in the charity information on page 1 of these financial statements. The nature of the charity's operations and principal activities remains as described within the Trustees Report on pages 2 to 3.

The charity constitutes a public benefit entity as defined by FRS 102. The financial statements have been prepared in accordance with 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) issued in October 2019, the Financial Reporting Standard applicable in the United Kingdom and Republic of Ireland (FRS 102), the Charities Act 2011, and UK Generally Accepted Practice.

The financial statements have been prepared to give a "true and fair" view and we 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 the 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 (FRS102) issued in October 2019 rather than the Accounting and Reporting by Charities: Statement of Recommended Practice effective from 1 April 2005 which has since been withdrawn.

The financial statements are prepared on a going concern basis under the historical cost convention, modified to include certain items at fair value. The financial statements are prepared in sterling which is the functional currency of the charity.

The significant accounting policies applied in the preparation of these financial statements are set out below. These policies have been consistently applied to all years presented unless otherwise stated.

(b) Group financial statements

These financial statements consolidate the results of the charity and its wholly owned subsidiary Geoffrey Watling (Norwich) Limited on a line by line basis. A separate Statement of Financial Activities and income and expenditure accounts are not presented for the charity following the exemptions afforded the SORP.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2021

1 Summary of significant accounting policies (continued)

(c) Funds

All of the charity's funds are unrestricted funds.

Unrestricted funds are available for use at the discretion of the trustees in furtherance of the general objectives of the charity.

The Investment Fund was established with the initial transfer of capital from the estate of the late Geoffrey Watling and is unrestricted. The income from the fund is used by the charity to undertake its objectives.

(d) Income recognition

All income is included in the Statement of Financial Activities (SoFA) when the charity is legally entitled to the income and the amount can be measured reliably and it is probable that the income will be received.

Investment income is earned through holding assets for investment purposes such as shares and property. It includes dividends, interest and rent. Where it is not practicable to identify investment management costs incurred within a scheme with reasonable accuracy the investment income is reported net of these costs. It is included when the amount can be measured reliably. Interest income is recognised using the effective interest method and dividend and rent income is recognised as the charity's right to receive payment is established.

(e) Expenditure recognition

All expenditure is accounted for on an accruals basis and has been classified under headings that aggregate all costs related to the category. Expenditure is recognised where there is a legal or constructive obligation to make payments to third parties, it is probable that the settlement will be required and the amount of the obligation can be measured reliably.

It is categorised under the following headings:

- Costs of raising funds comprise the costs associated with property and investment management.
- Expenditure on charitable activities comprises those costs incurred by the charity in the delivery of its activities and services for its beneficiaries. It includes both costs that can be allocated directly to such activities and those costs of an indirect nature necessary to support them.

Irrecoverable VAT is charged as an expense against the general activity category for which expenditure arose.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2021

1 Summary of significant accounting policies (continued)

(e) Expenditure recognition (continued)

Grants payable to third parties are within the charitable objectives. Where unconditional grants are offered, this is accrued as soon as the recipient is notified of the grant, as this gives rise to a reasonable expectation that the recipient will receive the grants. Where grants are conditional relating to performance then the grant is only accrued when any unfulfilled conditions are outside of the control of the charity.

(f) Investment properties

Investment properties where fair value can be measured reliably without undue cost or effort are measured at fair value at each reporting date with changes in fair value recognised in net gains / (losses) on investments in the SoFA. All investment properties owned by the charity are included at fair value. Current Values are based on a valuation undertaken by John Weston of Brown and Co. Property and Business Consultants LLP on 30 September 2021.

(g) Tangible fixed assets

Land and property is included at fair value and based on a valuation undertaken by John Weston of Brown and Co. Property and Business Consultants LLP on 30 September 2021. No depreciation is charged as property is subject to regular revaluation and any depreciation is considered to be immaterial.

Machinery and office equipment are stated at cost less accumulated depreciation calculated at 25% reducing balance.

(h) Investments

Investments are recognised initially at fair value which is normally the transaction price excluding transaction costs. Subsequently, they are measured at fair value with changes recognised in 'net gains / (losses) on investments' in the SoFA, based upon the market value at the period end.

In the charity investment in the subsidiary is measured at cost less impairment.

The Charity's investment policy is laid out in the Trustees Annual Report.

(i) Debtors and creditors receivable / payable within one year

Debtors and creditors with no stated interest rate and receivable or payable within one year are recorded at transaction price. Any losses arising from impairment are recognised in expenditure.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2021

1 Summary of significant accounting policies (continued)

(j) Debtors receivable after one year

Debtors receivable after one year constitute loans and mortgages which are initially recognised at the transaction price. Subsequently they are measured at amortised cost using the effective interest rate method less impairment.

(k) Going concern

The financial statements have been prepared on a going concern basis as the trustees believe that no material uncertainties exist. The trustees have considered the level of funds held and the expected level of income and expenditure for 12 months from authorising these financial statements. The budgeted income and expenditure is sufficient with the level of reserves for the charity to be able to continue as a going concern. The Trustees have taken into account the impact of COVID-19 on the charity in making this assessment.

(l) Cash at bank

Cash at bank and cash in hand includes cash and short term highly liquid investments with a short maturity of three months or less.

(m) Financial Instruments

The Charity only has financial assets and financial liabilities of a kind that qualify as basic financial instruments. Basic financial instruments are initially recognised at transaction value and subsequently measured at their settlement value with the exception of bank loans which are subsequently measured at amortised cost using the effective interest method.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2021

	General fund £	Investment fund £	Unrestricted 2021 Total £	Unrestricted 2020 Total £
2 Income from investments				
Rental income	292,306	-	292,306	308,949
Deposit interest	66	-	66	1,454
Interest on loans	20,888	-	20,888	24,639
Investment portfolio income	409,852	-	409,852	391,393
	<u>723,112</u>	<u>-</u>	<u>723,112</u>	<u>726,435</u>
3 Realised gains on the disposal of investment properties by Geoffrey Watling (Norwich) Ltd. in 2020 amounted to £128,450.				
4 Investment management costs				
Rent, rates and insurance	23,423	-	23,423	22,956
Repairs and maintenance	36,048	-	36,048	53,797
Wages and National insurance	20,520	-	20,520	19,170
Sundry	11,048	-	11,048	18,101
Management charges	23,011	71,802	94,813	88,567
Legal and professional fees	6,287	-	6,287	31,973
Directors remuneration	13,000	-	13,000	12,000
Depreciation and loss on disposal of assets	-	4,618	4,618	4,734
Governance costs (note 6)	5,113	-	5,113	4,963
	<u>138,450</u>	<u>76,420</u>	<u>214,870</u>	<u>256,261</u>
5 Analysis of expenditure on charitable activities				
Grants (note 7)	374,600	-	374,600	416,200
Donations (note 7)	49,750	-	49,750	50,000
Salaries	17,845	-	17,845	17,291
Sundry expenses	1,183	-	1,183	10,810
Governance costs (note 6)	5,095	-	5,095	4,945
	<u>448,473</u>	<u>-</u>	<u>448,473</u>	<u>499,246</u>
6 Governance costs				
Auditor's remuneration:				
Audit services - current year	10,000	-	10,000	10,000
- prior year	(1,130)	-	(1,130)	(1,430)
Other services	1,250	-	1,250	1,250
Other	88	-	88	88
	<u>10,208</u>	<u>-</u>	<u>10,208</u>	<u>9,908</u>

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2021

7 Analysis of grants

The grants recognised during the period are analysed as follows :-

		2021 £	2020 £
Purpose			
Social and Welfare	57	178,000	280,200
Churches and Historic Buildings	27	77,100	43,000
Education and Arts	22	120,000	52,500
Environment	5	17,500	25,500
Medical	4	31,500	51,500
Sporting	4	3,750	17,500
Infrastructure	1	1,000	9,000
	<u>120</u>	<u>428,850</u>	<u>479,200</u>
Grants withdrawn	<u>2</u>	<u>4,500</u>	<u>13,000</u>
Total grants and donations	<u>118</u>	<u>424,350</u>	<u>466,200</u>

All grants and donations authorised during the year were payable to institutions. Below are details of the activities which have been funded by grants and donations authorised of £10,000 or more:

		£
Norwich Cathedral	Bursaries for boy and girl Choristers at Norwich Cathedral.	10,000
St Martins	Seasonal donation agreed by Trustees in December 2020.	10,000
St Elizabeth Hospice Suffolk	Additional Clinical Nurse specialist at Beccles Hospital.	10,000
The Garage Trust Ltd	Emergency roof repairs so studio space can be used.	15,000
Theatre Royal (Norwich) Trust Ltd	Replacement of Theatre Royal lighting to reduce costs.	15,000
Big C	Community based Cancer support centre in Norwich.	15,000
Norfolk Schools Sailing Association	Construct a safety boat store and new workshop.	15,000
The Norwich Diocesan Board of Finance Ltd	Emergency donation for the Afghanistan Refugee fund.	20,000
The Clare School	Purpose built Nursery on site.	25,000
		<u>135,000</u>

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2021

8 Net income for the year

Net income is stated after charging / (crediting):

	2021	2020
	£	£
Depreciation of tangible fixed assets	4,618	4,734
Gain on fair value movement of investments	1,148,477	425,299
(Gain)/Loss on disposal of fixed assets	-	(128,450)

9 Auditor's remuneration

	2021	2020
	£	£
Audit services - current year	10,000	10,000
- prior year	(1,130)	(1,430)
Other services	1,250	1,250
	10,120	9,820

10 Trustees' and key management personnel remuneration and expenses

The trustees did not receive any remuneration from the charity in respect to their roles as trustees during the period.

A.C. Watling received gross remuneration of £13,000 (2020: £12,000) from the charity's subsidiary for his role as company director and received reimbursed expenses totalling £219 (2020: £184) through the subsidiary.

The total amount of employee benefits received by key management personnel is £51,365 (2020: £48,461). The charity considers all its staff to be key management personnel.

11 Staff costs and employee benefits

The average monthly number of employees during the year was three part time individuals, two of which are included in Investment Management Costs and one in Charitable Activities.

The total staff costs and employees benefits was as follows:

	Charity	Subsidiary	2021 Total	2020 Total
	£	£	£	£
Wages and salaries	16,750	32,000	48,750	46,000
Social security	1,095	-	1,095	1,041
Pension contributions	-	1,520	1,520	1,420
	17,845	33,520	51,365	48,461

No employees received total employee benefits (excluding employer pension costs) of more than £60,000.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2021

12 Tangible Fixed Assets - Group	Freehold Investment Property	Tangible Property	Machinery and Office Equipment	Total
	£	£	£	£
Cost or valuation				
As at 1 October 2020	2,516,887	37,000	38,798	2,592,685
Additions	-	-	4,271	4,271
Revaluation	562,000	43,000	-	605,000
As at 30 September 2021	3,078,887	80,000	43,069	3,201,956
Depreciation				
As at 1 October 2020	28,887	-	24,597	53,484
Charge for the period	-	-	4,618	4,618
As at 30 September 2021	28,887	-	29,215	58,102
Net book value				
Total as at 30 September 2021	3,050,000	80,000	13,854	3,143,854
Total as at 1 October 2020	2,488,000	37,000	14,201	2,539,201
Tangible Fixed Assets - Charity				
	Freehold Investment Property	Tangible Property		Total
	£	£		£
Cost or valuation				
As at 1 October 2020	228,000	37,000		265,000
Revaluation	22,000	43,000		65,000
As at 30 September 2021	250,000	80,000		330,000
Net book value				
As at 1 October 2020	228,000	37,000		265,000
As at 30 September 2021	250,000	80,000		330,000

Investment properties and freehold tangible property owned by the charity are included at fair value. Current values are based on a valuation undertaken by John Weston BSc (Hons) MRICS of Brown & Co - Property and Business Consultants LLP on 30 September 2021.

The methods and significant assumptions used to ascertain the fair value of £3,130,000 (2020: £2,525,000) for the group of investment and tangible property and £330,000 (2020: £265,000) for the charity investment and tangible property are as follows:

Valuation is made in accordance with the RCIS Valuation - Professional Standards and complies with the International Valuation Standards.

The basis of the valuation is the estimated amount for which the assets should exchange on the valuation date in an arms length transaction based on vacant possession.

The historical cost of investment properties held by the group is £1,369,143 (2020: £1,369,143) and £9,382 regarding tangible property (2020: £9,382).

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2021

13 Investments - Group and Charity

	Listed Investments £
Cost or valuation	
As at 1 October 2020	13,453,006
Additions at cost	33,609
Unrealised gains on year end valuation	1,044,659
As at 30 September 2021	<u>14,531,274</u>

The fair value of listed investments is determined by reference to the quoted price for identical assets in an active market at the balance sheet date.

The investments above are held in the Sarasin Endowments Fund (previously called The Alpha CIF for Endowments Income Fund).

Subsidiary

The charity owns 100% of the share capital of Geoffrey Watling (Norwich) Limited (incorporated in England - registration number 0957457).

<i>Results of Geoffrey Watling (Norwich) Limited</i>	2021 £	2020 £
Investment and property income	307,167	315,509
Direct costs	(67,126)	(92,492)
Overheads	(56,145)	(50,800)
Gain on disposal of investment property	-	128,450
Gain on revaluation of investment properties	540,000	-
Profit of the year before tax and gift aid	<u>723,896</u>	<u>300,667</u>
Gift aid	<u>184,243</u>	<u>193,193</u>
Net assets	<u>4,533,996</u>	<u>3,994,343</u>

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2021

	Charity 2021	Group 2021	Charity 2020	Group 2020
	£	£	£	£
14 Debtors : amounts due within one year				
Trade debtors	100	55,548	200	45,850
Other debtors	-	87,985	-	79,312
VAT	5,826	5,826	2,589	2,682
Amounts due from subsidiary undertakings	184,243	-	68,193	-
	<u>190,169</u>	<u>149,359</u>	<u>70,982</u>	<u>127,844</u>

Debtors : amounts due after one year

Other debtors	-	418,154	-	506,975
	<u>-</u>	<u>418,154</u>	<u>-</u>	<u>506,975</u>

Other debtors include £499,206 (2020: £567,934) representing five long-term loans, four of which totalling £325,887 (2020: £340,789) are unsecured and one of £173,319 (2020: £227,144) is secured against property at 2, 4 & 6 Ber Street, Norwich, Norfolk.

15 Creditors: amounts falling due within one year

Accruals and deferred income	31,026	104,618	47,891	115,737
Other creditors	-	12,122	6,240	19,197
Accruals for grants payable	273,000	273,000	242,000	242,000
Other tax and social security	241	777	224	700
VAT	-	4,033	-	-
Amounts due to subsidiary undertakings	950,962	-	948,563	-
	<u>1,255,229</u>	<u>394,550</u>	<u>1,244,918</u>	<u>377,634</u>

Creditors: amounts falling due after more than one year

Accruals for grants payable	-	-	36,500	36,500
	<u>-</u>	<u>-</u>	<u>36,500</u>	<u>36,500</u>

Deferred income

At 1 October 2020	-	52,934	-	57,611
Additions during the year	-	59,940	-	52,934
Amounts released to income	-	(52,934)	-	(57,611)
At 30 September 2021	<u>-</u>	<u>59,940</u>	<u>-</u>	<u>52,934</u>

Income has been deferred as related to rental income invoiced in advance of future periods.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2021

16 Funds reconciliation

	Unrestricted funds 2021			Unrestricted funds 2020		
	Investment		Total	Investment		Total
	General fund	fund		General fund	fund	
	£	£	£	£	£	£
Balance at 1 October 2020/2019	929,621	16,091,541	17,021,162	762,064	15,734,421	16,496,485
Income	723,112	-	723,112	726,435	-	726,435
Expenditure	(586,923)	(76,420)	(663,343)	(687,328)	(68,179)	(755,507)
Net gains on investments	-	1,148,477	1,148,477	128,450	425,299	553,749
Gain on revaluation of freehold properties	-	605,000	605,000	-	-	-
Balance at 30 September 2021/2020	1,065,810	17,768,598	18,834,408	929,621	16,091,541	17,021,162

Analysis of net assets between funds

	Unrestricted funds 2021			Unrestricted funds 2020		
	Investment		Total	Investment		Total
	General fund	fund		General fund	fund	
	£	£	£	£	£	£
Tangible assets	-	3,143,854	3,143,854	-	2,539,201	2,539,201
Investment assets	-	14,531,274	14,531,274	-	13,453,006	13,453,006
Cash investment assets	-	-	-	-	95	95
Debtors : due within one year	149,359	-	149,359	127,844	-	127,844
Debtors : due after one year	418,154	-	418,154	506,975	-	506,975
Cash at bank	892,847	93,470	986,317	708,936	99,239	808,175
Creditors: due within one year	(394,550)	-	(394,550)	(377,634)	-	(377,634)
Creditors: due after one year	-	-	-	(36,500)	-	(36,500)
	1,065,810	17,768,598	18,834,408	929,621	16,091,541	17,021,162

The Investment Fund was established with the initial transfer of capital from the estate of the late Geoffrey Watling. The income from the fund is used by the charity to undertake its objectives.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2021

17 Analysis of changes in net debt

	Charity		
	At 1 October 2020	Cash flows	As at 30 September 2021
	£	£	£
Cash at bank and in hand	519,250	(15,052)	504,198

	Group		
	At 1 October 2020	Cash flows	As at 30 September 2021
	£	£	£
Cash at bank and in hand	808,270	178,047	986,317

18 Operating lease commitments

The company has the following long term lease commitments in place in relation to its owned properties:

	Term of Lease	Annual Rent
The Dinosaur Park, Hemsby	31/12/2040	£10,000
Olley's Shop, Hemsby	31/12/2100	£2,841 subject to CPI
Hollywood Diner, Hemsby	31/12/2025	£20,000
Former Supermarket, Hemsby	02/05/2025	£12,500
Lifeboat Station, Hemsby	31/12/2030	-

19 Results of the charity

The charity generated total income of £598,428 (2020:£604,119) which includes £184,243 (2020: £193,193) of gift aid from the company. Net increase in funds (after investment gains and losses) of £1,273,593 (2020: £417,205).

Accounts

The Geoffrey Watling Charity
Trustees Report and Financial Statements
For the year ended 30 September 2020

The Geoffrey Watling Charity

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Year ended 30 September 2020

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The Geoffrey Watling Charity

Trustees Report

Year ended 30 September 2020

REFERENCE AND ADMINISTRATIVE DETAILS

Charity name	The Geoffrey Watling Charity
Charity registration number	1025258
Registered address	8a Ber Street Norwich Norfolk NR1 3EJ
Trustees	A C Watling (Chairman) S P Watling R S Marks D J Lundean
Grants and Charity Administrator	A. Handley
Bankers	Barclays Bank Plc Barclay's Business Centre 3 St. James Court Whitefriars Norwich NR3 1RJ
Property investment advisors	Brown & Co 25-26 Tuesday Market Place Kings Lynn Norfolk PE30 1JJ
Investment advisors	Sarasin & Partners LLP Juxon House 100 St Paul's Churchyard London EC4M 8BU
Auditor	Lovewell Blake LLP Bankside 300 Peachman Way Broadland Business Park Norwich Norfolk NR7 0LB

The Geoffrey Watling Charity

Trustees Report

Year ended 30 September 2020

The Trustees have pleasure in presenting their report and audited consolidated financial statements for the year ended 30 September 2020. The report and financial statements have been prepared in accordance with the accounting policies set out in the notes to the accounts and comply with the Charity's Settlement Deed (as amended), the Charities Act 2011 and the Statement of Recommended Practice (SORP) applicable to charities preparing their (consolidated) accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland, published in October 2019.

The accounts presented here are the consolidated accounts of the Charity and of Geoffrey Watling (Norwich) Limited, the Company wholly-owned by the Charity.

OBJECTIVES AND ACTIVITIES OF THE CHARITY

The Deed of Settlement dated 4 August 1993, as amended, defines the 'object' of The Geoffrey Watling Charity ('GWC') as:

"To pay or apply the annual income of the Charity's funds to such charity or charities or for such charitable purpose or purposes as the Trustees shall from time to time in their absolute discretion determine."

The geographical 'area of benefit' is 'the County of Norfolk and the Waveney District of Suffolk'.

The means by which the Charity seeks to meet this object are:

1. to invest optimally the assets of the Charity and its wholly-owned Company, (the "Group")
2. to make grants to organisations with a charitable purpose whose beneficiaries reside within the area of benefit in order to enhance their welfare.

Optimum investment of the Group's assets

The Trustees and Directors of GWN are particularly mindful that their ability to allocate the Charity's funds now and in the future to make grants to others in need is only possible if they manage the Charity's and Company's (the "Group's") investments effectively. The value of the investments at 30 September 2020 was £16,460,161 comprising £2,488,000 in directly-owned fixed assets and £13,972,161 in quoted investments and cash. The Trustees have decided that their two overall objectives in this area are:

- as far as is practicable, to treat current and future beneficiaries equally, given that the Charity is intended to exist in the long-term, although not necessarily in perpetuity
- to achieve an optimum balance between risk and total return in order to set a consistent short-to medium-term budget for expenditure on its charitable objectives and priorities.

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2020

Optimum investment of the Group's assets (continued)

During the year to 30 September 2020, the Trustees approved an investment policy developed in conjunction with the Charity's discretionary investment managers, Sarasin & Partners LLP.

Grant-making

The Charity aims to make the greatest positive impact for the good of its beneficiaries to the best of its ability with the finite resources it has. To this end, the Charity makes grants to other organisations with an approved charitable purpose. Trustees consider all applications they receive and consider each on its own merits and within the terms of the Deed of Settlement. They have no priority areas for grant-making.

ACHIEVEMENTS AND PERFORMANCE

This section of the Report aims to give a balanced account of how well the activities of the Charity, as set out in the previous section on 'Objectives and activities', performed and the extent to which the Charity met its objectives and made a difference for its beneficiaries. It does this under the following headings, the Charity's principal activities:

- grant-making to other organisations with charitable purposes
- the optimum investment and deployment of the Charity's assets

Grant-making

During the year 2019/20, the Charity authorised spending of £466,200 on 120 grants (2019: £483,170: 131 grants) to other bodies with a charitable purpose, (*Note 7 to the accounts*), taking into account a small number of grants which were withdrawn during the respective years. The cost to the charity of managing these activities was £33,046 (2019: £25,739), (*Note 5 to the accounts*).

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2020

Grant-making (continued)

An analysis of the grants made for various categories of purpose is set out in Note 7. The following table shows the percentage distribution of monies granted, not including the grants withdrawn in 2019/20.

Category of grant made	Percentage of total grants awarded (%)
Social and welfare	48.4
Churches and historic buildings	17.8
Education and arts	17.8
Environment	5.6
Medical	4.8
Sporting	4.0
Infrastructure	1.6

Trustees often find it difficult, if not impossible, to assess the direct beneficial effect of their grant-making, not least because there are so many related and unrelated influences on individuals and other organisations. In these circumstances, Trustees focus on:

- feedback from beneficiaries
- observing the effect on organisations to which grants have been made
- finding and considering any research evidence relating to the likely effect of a planned intervention supported by a grant.

The optimum investment of the Group's assets and its financial performance

This section reviews the performance of the Group's consolidated investment portfolio.

The table overleaf shows the performance in 2019/20 and 2018/19 of the investment portfolio, comprising directly-owned property, quoted investments and 'surplus cash'. The overall value of the investments increased in 2019/20 by 2.1%.

Overall, the total return (capital gain and income) on assets invested was 5.9%, compared with 7.4% in 2018/19. In terms of liquidity, £551,796 (3.3%) of this return was received as income.

Trustees meet discretionary investment manager and adviser, Sarasin & Partners LLP, once a year for a formal review of their performance and to discuss likely future issues, including risk. The property portfolio is managed by John Weston, MRICS, of Brown & Co who reports to the Director of the Company.

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2020

	2019/20	2018/19
FUND FOR INVESTMENT		
Property	2,448,000	3,313,000
Quoted investments	13,453,006	12,083,396
Surplus cash	519,155	659,933
Long-term loans	567,934	619,359
Total	17,028,095	16,675,688
TOTAL RETURN		
(Percentages calculated against opening Fund balances)		
From Property and loans:		
As net income	223,848	307,254
Return	5.7%	7.7%
From Quoted Investments and Surplus Cash:		
As net income	327,948	318,517
As capital gain	425,299	556,118
In total	753,247	874,635
Return	5.9%	7.3%
Combined		
As net income	551,796	625,771
As capital gain	425,299	556,118
In total	977,095	1,181,889
Return	5.9%	7.4%

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2020

The Trustees believe that the whole of this section of their Report demonstrates that they have complied with their duty to have due regard to the Charity Commission's public benefit guidance.

FINANCIAL REVIEW

The previous section of this Report reviewed the financial performance of the Charity's investments; this section reviews the Charity's overall financial position at the year end, including that of the Company.

There have been no major unforeseen events during the year which have affected the Charity's finances to any significant extent. Financial planning, monitoring and control have been of a good standard. The impact of the coronavirus pandemic has not hit the Group badly. The effect of the various lockdowns has resulted in slightly lower income from the Company's investment properties, but this has been offset by the gain on the sale of the Company's property in Cathedral Street, Norwich.

During the year, the Company sold a significant part of its property investment portfolio. The proceeds of the sale were reinvested into the Charity's non-property investment portfolio. In that portfolio, there is an adoption of an overall strategic asset allocation to balance expected return and risk over the whole portfolio.

The Group remains in a strong financial position at the end of the year with net assets of £17,021,162.

The valuation of the Charity's investment portfolio as at 11 March 2021 was £14,041,600. The comparable valuation as at 30 September 2020 was £13,453,101.

Risk management

Trustees also monitor closely the risks to which the Charity is exposed, many of which are not directly financial in nature but which, if they materialise, could have financial consequences. A Risk Assessment Register for the company and charity was presented at the meeting of the Trustees, held on 6 December 2019 and approved at their meeting on 6 March 2020. The Register sets down the probability and impact of each foreseeable risk and the preventative or mitigating actions which should be taken. The trustees are responsible for the maintenance, and at least annual review, of the Register.

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2020

Reserves policy

The policy of the Trustees is to ensure that it holds net current assets sufficient to cover the operational running costs of the Charity for a six month period. This includes sums sufficient to pay out all approved grants.

At the year-end, free reserves (being net current assets) held within the general fund and investment fund totalled £558k (2019: £483k) which amounts to 9 months of expenditure. In addition a further £13.4m (2019: £12m) was held within the investment portfolio which is retained to generate a return on investment in accordance with the investment policy.

The Charity does not have an explicit policy on social, environmental or ethical matters in relation to its investments. Rather it subscribes to the policy of its discretionary investment managers, Sarasin & Partners (this being a factor in their selection for this role by the Trustees).

PLANS FOR FUTURE PERIODS

During the year work was carried out to update the Charity's website and application process and this was completed by the end of the year, the new website being launched at the beginning of 2021. Further discussion of future planning will be reviewed when current restrictions are removed and life returns to normal.

STRUCTURE, GOVERNANCE AND MANAGEMENT

The Charity is an unincorporated association with significant invested funds. It also wholly owns Geoffrey Watling (Norwich) Limited, a registered Company. The Company directly owns properties, principally in Hemsby, Norfolk. The Company remits annually an appropriate and permitted amount of its profits through Gift Aid to the Charity.

When a new Trustee is appointed, there is a short briefing procedure covering relevant governance issues.

The Trustees meet formally every three months, with the appropriate officers and advisers, to agree plans, programmes and budgets; agree and review policies; and to monitor progress and review performance. During the last year, most of the meetings of the trustees have been held in a virtual environment. The trustees have had to adapt to the challenging circumstances of lockdown and social distancing necessitated by the pandemic. The Director of the Company meets with the company's property adviser about once a month and visits the Company's properties particularly during the summer season at Hemsby. They also attend regular Coastal Protection Meetings organised by Great Yarmouth Borough Council. During the first lockdown beginning in March meetings did not take place but continued once restrictions were eased.

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2020

Connected Charities

There are no connected Charities.

REFERENCE AND ADMINISTRATIVE DETAILS

The Geoffrey Watling Charity is a registered Charity, number 1025258. It is an unincorporated association.

The Board of Trustees comprises not fewer than 3 and not more than 6 Trustees who are appointed by the Board at the time. Those who served in these capacities during 2019/20 and/or are Trustees at the time of the approval of these financial statements are shown in the table below.

Alan Watling is Chairman of the Board.

Geoffrey Watling (Norwich) Limited is a Registered Company (number 00957457), the shares of which are owned wholly by The Geoffrey Watling Charity. Alan Watling is the sole Director of the Company and is also a Trustee of the Geoffrey Watling Charity. Yvonne Johnston is the Company Secretary, appointed to the role on 1 April, 2015.

Trustees

Trustee	Period of office
Alan C Watling	To August 2021
Susan P Watling	To June 2023
Richard S Marks	To December 2023
David J Lundean	To March 2022

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2020

John Weston, MRICS, and Registered Valuer, of Brown & Co LLP, is the property adviser to the Company and Charity, responsible for the management of the invested estate and for advising the Trustees on these matters. His services are received through a service level agreement with Brown & Co LLP.

In addition, the Trustees employ two senior officers to advise them and to carry out their approved plans:

Yvonne Johnston
Armana Handley

Accountant
Grants and Charity Administrator

Trustees and key management personnel

The Trustees consider that the Board of Trustees is responsible for directing and controlling the Charity and running and operating the Charity on a day-to-day basis. All Trustees give of their time freely and no Trustee remuneration was paid in the year. Details of Trustees' expenses and related party transactions are disclosed in note 10 to the accounts.

Trustees are required to disclose all relevant interests to the Grants and Charity Administrator and to their colleagues and to withdraw from decisions where a conflict of interest arises.

The remuneration of the Charity's Accountant and Administrator is reviewed annually.

Fundraising Standards Information

The Charity does not participate in fundraising activities or instruct anyone to act on their behalf with regards to fundraising.

True and Fair override

The accounts (financial statements) have been prepared to give a "true and fair" view and 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 Accounting and Reporting by charities by Charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102) issued in October 2019 rather than Accounting and Reporting by Charities: Statement of Recommended Practice effective from 1 April 2005 which has since been withdrawn.

Statement of Trustees' Responsibilities

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

The law applicable to charities in England & Wales 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 group and of its incoming resources and application of resources of the charity and the group for that period.

The Geoffrey Watling Charity

Trustees Report Continued

Year ended 30 September 2020

Statement of Trustees' Responsibilities (continued)

In preparing these financial statements, the Trustees are required to:

- select suitable accounting policies and then apply them consistently;
- observe the methods and principles in the Charities SORP 2019 (FRS102);
- make judgments and estimates that are reasonable and prudent;
- state whether applicable accounting standards have been followed, subject to any material departures disclosed and explained in the financial statements;
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the Charity and group will continue in operation.

The Trustees are responsible for keeping proper accounting records that disclose with reasonable accuracy at any time the financial position of the Charity and group and 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.

Thanks

Thanks are due to Yvonne Johnston, Armana Handley and John Weston and his team. Without their dedication and skill, the Charity's work would not be as effective and valued as it is.

FOR AND ON BEHALF OF THE TRUSTEES

Alan Watling
Chairman of the Board of Trustees
8A Ber Street
Norwich, NR1 3EJ

12 March 2021

The Geoffrey Watling Charity

Independent Auditor's Report to the Trustees

Year ended 30 September 2020

Opinion

We have audited the financial statements of The Geoffrey Watling Charity (the 'parent charity') and its subsidiaries (the 'group') for the year ended 30 September 2020 which comprise the consolidated statement of financial activities, consolidated balance sheet, consolidated cash flow and notes to the financial statements, including a summary of significant accounting policies. The financial reporting framework that has been applied in their preparation is applicable law and United Kingdom Accounting Standards, including Financial Reporting Standard 102 *The Financial Reporting Standard applicable in the UK and Republic of Ireland* (United Kingdom Generally Accepted Accounting Practice).

In our opinion the financial statements:

- give a true and fair view of the state of the group's and parent charity's affairs as at 30 September 2020, and of the group's incoming resources and application of resources, including its income and expenditure, for the year then ended;
- have been properly prepared in accordance with United Kingdom Generally Accepted Accounting Practice; and
- have been prepared in accordance with the requirements of the Charities Act 2011.

Basis for opinion

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

Conclusions relating to going concern

We have nothing to report in respect of the following matters in relation to which the ISAs (UK) require us to report to you where:

- the trustees' use of the going concern basis of accounting in the preparation of the financial statements is not appropriate; or
- the trustees have not disclosed in the financial statements any identified material uncertainties that may cast significant doubt about the group or parent charity's ability to continue to adopt the going concern basis of accounting for a period of at least twelve months from the date when the financial statements are authorised for issue.

The Geoffrey Watling Charity

Independent Auditor's Report to the Trustees

Year ended 30 September 2020

Other information

The trustees are responsible for the other information. The other information comprises the information included in the trustees' annual report, other than the financial statements and our auditor's report thereon. Our opinion on the financial statements does not cover the other information and, except to the extent otherwise explicitly stated in our report, we do not express any form of assurance conclusion thereon.

In connection with our audit of the financial statements, our responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the financial statements or our knowledge obtained in the audit or otherwise appears to be materially misstated. If we identify such material inconsistencies or apparent material misstatements, we are required to determine whether there is a material misstatement in the financial statements or a material misstatement of the other information. If, based on the work we have performed, we conclude that there is a material misstatement of this other information, we are required to report that fact.

We have nothing to report in this regard.

Matters on which we are required to report by exception

We have nothing to report in respect of the following matters in relation to which the Charities (Accounts and Reports) Regulations 2008 require us to report to you if, in our opinion:

- the information given in the financial statements is inconsistent in any material respect with the trustees' report; or
- sufficient accounting records have not been kept; or
- the parent charity's financial statements are not in agreement with the accounting records and returns; or
- we have not received all the information and explanations we require for our audit.

Responsibilities of trustees

As explained more fully in the trustees' responsibilities statement set out on pages 9 and 10, the trustees are responsible for the preparation of financial statements which give a true and fair view, and for such internal control as the trustees determine is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, the trustees are responsible for assessing the group's and parent charity's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the trustees either intend to liquidate the group or the parent charity or to cease operations, or have no realistic alternative but to do so.

The Geoffrey Watling Charity

Independent Auditor's Report to the Trustees

Year ended 30 September 2020

Auditor's responsibilities for the audit of the financial statements

We have been appointed as auditor under section 151 of the Charities Act 2011 and report in accordance with regulations made under section 154 of that Act.

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

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

Use of our report

This report is made solely to the charity's trustees, as a body, in accordance with Part 4 of the Charities (Accounts and Reports) Regulations 2008. Our audit work has been undertaken so that we might state to the charity's trustees those matters we are required to state to them in an auditor's report and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the charity and the charity's trustees as a body, for our audit work, for this report, or for the opinions we have formed.

Lovewell Blake LLP
Statutory Auditor

Date: 21 May 2021

Bankside 300
Peachman Way
Broadland Business Park

Norwich
Norfolk, NR7 0LB

Lovewell Blake LLP is eligible to act as an auditor in terms of section 1212 of the Companies Act 2006.

The Geoffrey Watling Charity

Consolidated Statement of Financial Activities

Year ended 30 September 2020

	Note	Unrestricted General fund £	Unrestricted Investment fund £	2020 Total £	Unrestricted 2019 £
Income and endowments from:					
Investments	2	726,435	-	726,435	774,117
Total income and endowments		726,435	-	726,435	774,117
Expenditure on:					
Raising Funds					
Investment management costs	4	188,082	68,179	256,261	197,398
Charitable Activities	5	499,246	-	499,246	508,960
Total expenditure		687,328	68,179	755,507	706,358
Net income / (expenditure) before revaluation of investments		39,107	(68,179)	(29,072)	67,759
Net gains/(losses) on investment portfolio		-	425,299	425,299	556,118
Net gains/(losses) on investment properties	3	128,450	-	128,450	-
Net income and net movement in funds		167,557	357,120	524,677	623,877
Reconciliation of funds:					
Total funds brought forward		762,064	15,734,421	16,496,485	15,872,608
Total funds carried forward		929,621	16,091,541	17,021,162	16,496,485

The Statement of Financial Activities includes all gains and losses recognised in the year.

All income and expenditure derive from continuing activities.

The notes set out on pages 17 to 28 form an integral part of these financial statements.

The Geoffrey Watling Charity

Consolidated Balance Sheet

As at 30 September 2020

	Notes	2020		2019	
		Charity £	Group £	Charity £	Group £
Fixed Assets					
Tangible fixed assets	12	265,000	2,539,201	265,000	3,362,534
Investments	13	13,453,006	13,453,006	12,083,396	12,083,396
Subsidiary	13	2,847,938	-	2,847,938	-
Cash deposits		95	95	6,417	6,417
		<u>16,566,039</u>	<u>15,992,302</u>	<u>15,202,751</u>	<u>15,452,347</u>
Current Assets					
Debtors : amounts falling due within one year	14	70,982	127,844	257,805	120,119
Debtors : amounts falling due after one year	14	-	506,975	-	563,465
Cash at bank and in hand		<u>519,155</u>	<u>808,175</u>	<u>659,932</u>	<u>955,706</u>
		<u>590,137</u>	<u>1,442,994</u>	<u>917,737</u>	<u>1,639,290</u>
Current Liabilities					
Creditors : Amounts falling due within one year	15	(1,244,918)	(377,634)	(659,935)	(592,152)
Net current assets / (liabilities)		<u>(654,781)</u>	<u>1,065,359</u>	<u>257,802</u>	<u>1,047,138</u>
Total assets less current liabilities		<u>15,911,258</u>	<u>17,057,662</u>	<u>15,460,553</u>	<u>16,499,485</u>
Creditors : Amounts falling due after one year	15	(36,500)	(36,500)	(3,000)	(3,000)
Total net assets		<u><u>15,874,758</u></u>	<u><u>17,021,162</u></u>	<u><u>15,457,553</u></u>	<u><u>16,496,485</u></u>
Funds of the charity					
Unrestricted funds					
General	16	779,247	929,621	719,162	762,064
Investment	16	15,095,511	16,091,541	14,738,391	15,734,421
Total charity funds		<u><u>15,874,758</u></u>	<u><u>17,021,162</u></u>	<u><u>15,457,553</u></u>	<u><u>16,496,485</u></u>

These accounts were approved by the Trustees on 12 March 2021.

A C Watling

R S Marks

The notes set out on pages 17 to 28 form an integral part of these financial statements.

The Geoffrey Watling Charity

Consolidated Cash Flow

As at 30 September 2020

	Charity 2020 £	Group 2020 £	Charity 2019 £	Group 2019 £
Net cash flow from operating activities	475,355	(793,957)	(129,495)	(455,503)
Cash flow from investing activities				
Payments to acquire tangible fixed assets	-	(6,401)	-	(7,918)
Payments to acquire investments	(1,033,380)	(1,033,380)	(18,390)	(18,390)
Receipts from disposal of Fixed Assets	-	953,450	-	3,849
Rents received from investment properties	18,079	308,949	12,000	365,085
Interest received	1,454	26,093	1,464	30,521
Investment portfolio income	391,393	391,393	378,511	378,511
Net cash flow from investing activities	(622,454)	640,104	373,585	751,658
Net (decrease) / increase in cash and cash equivalents	(147,099)	(153,853)	244,090	296,155
Cash and cash equivalents at 1 October 2019	666,349	962,123	422,259	665,968
Cash and cash equivalents at 30 September 2020	<u>519,250</u>	<u>808,270</u>	<u>666,349</u>	<u>962,123</u>
Reconciliation of net income / (expenditure) to net cash flow from operating activities				
Net income for the year	417,205	524,677	624,206	623,877
Rents received from investment properties	(18,079)	(308,949)	(12,000)	(365,085)
Interest receivable	(1,454)	(26,093)	(1,464)	(30,521)
Investment portfolio income	(391,393)	(391,393)	(378,511)	(378,511)
Depreciation of tangible fixed assets	-	4,734	-	5,951
Investment management fees	89,069	89,069	84,326	84,326
(Gains) in investments	(425,299)	(425,299)	(556,118)	(556,118)
Gain on sale of investment property	-	(128,450)	-	-
(Increase) / decrease in debtors	186,823	48,765	(72,703)	32,366
Increase / (decrease) in creditors	618,483	(181,018)	182,769	128,212
	<u>475,355</u>	<u>(793,957)</u>	<u>(129,495)</u>	<u>(455,503)</u>

The notes set out on pages 17 to 28 form an integral part of these financial statements.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2020

1 Summary of significant accounting policies

(a) General information and basis of preparation

The Geoffrey Watling Charity is an unincorporated charity in the United Kingdom. The address of the registered office is given in the charity information on page 1 of these financial statements. The nature of the charity's operations and principal activities remains as described within the Trustees Report on pages 2 to 3.

The charity constitutes a public benefit entity as defined by FRS 102. The financial statements have been prepared in accordance with 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) issued in October 2019, the Financial Reporting Standard applicable in the United Kingdom and Republic of Ireland (FRS 102), the Charities Act 2011, and UK Generally Accepted Practice.

The financial statements have been prepared to give a "true and fair" view and we 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 the 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 (FRS102) issued in October 2019 rather than the Accounting and Reporting by Charities: Statement of Recommended Practice effective from 1 April 2005 which has since been withdrawn.

The financial statements are prepared on a going concern basis under the historical cost convention, modified to include certain items at fair value. The financial statements are prepared in sterling which is the functional currency of the charity.

The significant accounting policies applied in the preparation of these financial statements are set out below. These policies have been consistently applied to all years presented unless otherwise stated.

(b) Group financial statements

These financial statements consolidate the results of the charity and its wholly owned subsidiary Geoffrey Watling (Norwich) Limited on a line by line basis. A separate Statement of Financial Activities and income and expenditure accounts are not presented for the charity following the exemptions afforded the SORP.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2020

1 Summary of significant accounting policies (continued)

(c) Funds

All of the charity's funds are unrestricted funds.

Unrestricted funds are available for use at the discretion of the trustees in furtherance of the general objectives of the charity.

The Investment Fund was established with the initial transfer of capital from the estate of the late Geoffrey Watling and is unrestricted. The income from the fund is used by the charity to undertake its objectives.

(d) Income recognition

All income is included in the Statement of Financial Activities (SoFA) when the charity is legally entitled to the income and the amount can be measured reliably and it is probable that the income will be received.

Investment income is earned through holding assets for investment purposes such as shares and property. It includes dividends, interest and rent. Where it is not practicable to identify investment management costs incurred within a scheme with reasonable accuracy the investment income is reported net of these costs. It is included when the amount can be measured reliably. Interest income is recognised using the effective interest method and dividend and rent income is recognised as the charity's right to receive payment is established.

(e) Expenditure recognition

All expenditure is accounted for on an accruals basis and has been classified under headings that aggregate all costs related to the category. Expenditure is recognised where there is a legal or constructive obligation to make payments to third parties, it is probable that the settlement will be required and the amount of the obligation can be measured reliably.

It is categorised under the following headings:

- Costs of raising funds comprise the costs associated with property and investment management.
- Expenditure on charitable activities comprises those costs incurred by the charity in the delivery of its activities and services for its beneficiaries. It includes both costs that can be allocated directly to such activities and those costs of an indirect nature necessary to support them.

Irrecoverable VAT is charged as an expense against the general activity category for which expenditure arose.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2020

1 Summary of significant accounting policies (continued)

(e) Expenditure recognition (continued)

Grants payable to third parties are within the charitable objectives. Where unconditional grants are offered, this is accrued as soon as the recipient is notified of the grant, as this gives rise to a reasonable expectation that the recipient will receive the grants. Where grants are conditional relating to performance then the grant is only accrued when any unfulfilled conditions are outside of the control of the charity.

(f) Investment properties

Investment properties where fair value can be measured reliably without undue cost or effort are measured at fair value at each reporting date with changes in fair value recognised in net gains / (losses) on investments in the SoFA. All investment properties owned by the charity are included at fair value. Current Values are based on a valuation undertaken by John Weston of Brown and Co. Property and Business Consultants LLP on 30 September 2018.

(g) Tangible fixed assets

Land and property is included at fair value and based on a valuation undertaken by John Weston of Brown and Co. Property and Business Consultants LLP on 30 September 2018. No depreciation is charged as property is subject to regular revaluation and any depreciation is considered to be immaterial.

Machinery and office equipment are stated at cost less accumulated depreciation calculated at 25% reducing balance.

(h) Investments

Investments are recognised initially at fair value which is normally the transaction price excluding transaction costs. Subsequently, they are measured at fair value with changes recognised in 'net gains / (losses) on investments' in the SoFA, based upon the market value at the period end.

In the charity investment in the subsidiary is measured at cost less impairment.

The Charity's investment policy is laid out in the Trustees Annual Report.

(i) Debtors and creditors receivable / payable within one year

Debtors and creditors with no stated interest rate and receivable or payable within one year are recorded at transaction price. Any losses arising from impairment are recognised in expenditure

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2020

1 Summary of significant accounting policies (continued)

(j) Debtors receivable after one year

Debtors receivable after one year constitute loans and mortgages which are initially recognised at the transaction price. Subsequently they are measured at amortised cost using the effective interest rate method less impairment.

(k) Going concern

The financial statements have been prepared on a going concern basis as the trustees believe that no material uncertainties exist. The trustees have considered the level of funds held and the expected level of income and expenditure for 12 months from authorising these financial statements. The budgeted income and expenditure is sufficient with the level of reserves for the charity to be able to continue as a going concern. The Trustees have taken into account the impact of COVID-19 on the charity in making this assessment.

(l) Cash at bank

Cash at bank and cash in hand includes cash and short term highly liquid investments with a short maturity of three months or less.

(m) Financial Instruments

The Charity only has financial assets and financial liabilities of a kind that qualify as basic financial instruments. Basic financial instruments are initially recognised at transaction value and subsequently measured at their settlement value with the exception of bank loans which are subsequently measured at amortised cost using the effective interest method

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2020

	General fund £	Investment fund £	Unrestricted 2020 Total £	Unrestricted 2019 Total £
2 Income from investments				
Rental income	308,949	-	308,949	365,085
Deposit interest	1,454	-	1,454	1,464
Interest on loans	24,639	-	24,639	29,057
Investment portfolio income	391,393	-	391,393	378,511
	<u>726,435</u>	<u>-</u>	<u>726,435</u>	<u>774,117</u>
3 Realised gains on the disposal of investment properties by Geoffrey Watling (Norwich) Ltd. amounted to £128,450.				
4 Investment management costs				
Rent, rates and insurance	22,956	-	22,956	24,692
Repairs and maintenance	53,797	-	53,797	27,563
Wages and National insurance	19,170	-	19,170	17,820
Sundry	18,101	-	18,101	14,501
Management charges	25,122	63,445	88,567	88,408
Legal and professional fees	31,973	-	31,973	1,712
Directors remuneration	12,000	-	12,000	12,000
Depreciation and loss on disposal of assets	-	4,734	4,734	5,951
Governance costs (note 6)	4,963	-	4,963	4,751
	<u>188,082</u>	<u>68,179</u>	<u>256,261</u>	<u>197,398</u>
5 Analysis of expenditure on charitable activities				
Grants (note 7)	416,200	-	416,200	483,220
Donations (note 7)	50,000	-	50,000	-
Salaries	17,291	-	17,291	19,196
Sundry expenses	10,810	-	10,810	1,812
Governance costs (note 6)	4,945	-	4,945	4,732
	<u>499,246</u>	<u>-</u>	<u>499,246</u>	<u>508,960</u>
6 Governance costs				
Auditor's remuneration:				
Audit services - current year	10,000	-	10,000	10,000
- prior year	(1,430)	-	(1,430)	(1,720)
Other services	1,250	-	1,250	1,115
Other	88	-	88	88
	<u>9,908</u>	<u>-</u>	<u>9,908</u>	<u>9,483</u>

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2020

7 Analysis of grants and donations

The grants and donations recognised during the period are analysed as follows :-

		2020	2019
		£	£
Purpose			
Social and Welfare	60	280,200	273,160
Churches and Historic Buildings	22	43,000	57,302
Education and Arts	22	52,500	60,458
Environment	7	25,500	11,300
Medical	6	51,500	80,000
Sporting	5	17,500	12,000
Infrastructure	2	9,000	-
	<u>124</u>	<u>479,200</u>	<u>494,220</u>
Grants withdrawn	<u>4</u>	<u>13,000</u>	<u>11,000</u>
Total grants	<u>120</u>	<u>466,200</u>	<u>483,220</u>

All grants and donations authorised during the year were payable to institutions. Below are details of the activities which have been funded by grants and donations authorised of £10,000 or more:

		£
St Martins	Donation Station apprenticeships and support to build skills and confidence	10,000
Norfolk Community Law Service	Delivery of debt and welfare services for vulnerable people	10,000
Memorial Trust of the 2nd Air Division USAAF	To refurbish and relaunch the Memorial Library at the Forum	10,000
Norwich City Community Sports Foundation	To develop Phase 2 of The Nest community sports facility in Norwich	10,000
Ted Ellis Trust	To replace 170 metres of Boardwalk at Wheatfen Nature Reserve SSSI	10,000
University of East Anglia	Equipment to develop a new test to detect replicating Coronavirus by 9-2020	30,000
Norfolk Community Foundation	Donation agreed by the trustees for the Nfk C Fdn Covid 19 Appeal	50,000
Centre 81 Limited	To relocate from failing portacabins to a retail warehouse in Gt Yarmouth	50,000
		<u>180,000</u>

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2020

8 Net income for the year

Net income is stated after charging / (crediting):

	2020 £	2019 £
Depreciation of tangible fixed assets	4,734	4,178
Gain on fair value movement of investments	425,299	556,118
(Gain)/Loss on disposal of fixed assets	<u>(128,450)</u>	<u>1,773</u>

9 Auditor's remuneration

	2020 £	2019 £
Audit services - current year	10,000	10,000
- prior year	(1,430)	(1,720)
Other services	<u>1,250</u>	<u>1,115</u>
	<u>9,820</u>	<u>9,395</u>

10 Trustees' and key management personnel remuneration and expenses

The trustees did not receive any remuneration from the charity in respect to their roles as trustees during the period.

A.C. Watling received gross remuneration of £12,000 (2019: £12,000) from the charity's subsidiary for his role as company director and received reimbursed expenses totalling £184 (2019: £363) through the subsidiary.

The total amount of employee benefits received by key management personnel is £48,461 (2019: £49,016). The charity considers all its staff to be key management personnel.

11 Staff costs and employee benefits

The average monthly number of employees during the year was three part time individuals, two of which are included in Investment Management Costs and one in Charitable Activities.

The total staff costs and employees benefits was as follows:

	Charity £	Subsidiary £	2020 Total £	2019 Total £
Wages and salaries	16,250	29,750	46,000	46,487
Social security	1,041	-	1,041	1,209
Pension contributions	-	1,420	1,420	1,320
	<u>17,291</u>	<u>31,170</u>	<u>48,461</u>	<u>49,016</u>

No employees received total employee benefits (excluding employer pension costs) of more than £60,000

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2020

12 Tangible Fixed Assets - Group	Freehold Investment Property £	Tangible Property £	Machinery and Office Equipment £	Total £
Cost or valuation				
As at 1 October 2019	3,341,887	37,000	32,397	3,411,284
Additions	-	-	6,401	6,401
Disposals	(825,000)	-	-	(825,000)
As at 30 September 2020	2,516,887	37,000	38,798	2,592,685
Depreciation				
As at 1 October 2019	28,887	-	19,863	48,750
Charge for the period	-	-	4,734	4,734
Disposals	-	-	-	-
As at 30 September 2020	28,887	-	24,597	53,484
Net book value				
Total as at 30 September 2020	2,488,000	37,000	14,201	2,539,201
Total as at 1 October 2019	3,313,000	37,000	12,534	3,362,534

Tangible Fixed Assets - Charity	Freehold Investment Property £	Tangible Property £	Total £
Cost or valuation			
As at 1 October 2019	228,000	37,000	265,000
As at 30 September 2020	228,000	37,000	265,000
Net book value			
As at 1 October 2019	228,000	37,000	265,000
As at 30 September 2020	228,000	37,000	265,000

Investment properties and freehold tangible property owned by the charity are included at fair value. Current values are based on a valuation undertaken by John Weston BSc (Hons) MRICS of Brown & Co - Property and Business Consultants LLP on 30 September 2018.

The methods and significant assumptions used to ascertain the fair value of £2,525,000 (2019: £3,350,000) for the group of investment and tangible property and £265,000 for the charity investment and tangible property are as follows:

Valuation is made in accordance with the RCIS Valuation - Professional Standards and complies with the International Valuation Standards.

The basis of the valuation is the estimated amount for which the assets should exchange on the valuation date in an arms length transaction based on vacant possession.

The historical cost of investment properties held by the group is £1,369,143 (2019: £2,402,158) and £9,382 regarding tangible property (2019: £9,382).

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2020

13 Investments - Group and Charity

	Listed Investments £
Cost or valuation	
As at 1 October 2019	12,083,396
Additions at cost	1,033,380
Unrealised gains on year end valuation	<u>336,230</u>
As at 30 September 2020	<u>13,453,006</u>

The fair value of listed investments is determined by reference to the quoted price for identical assets in an active market at the balance sheet date.

The investments above are held in the Sarasin Endowments Fund (previously called The Alpha CIF for Endowments Income Fund).

Subsidiary

The charity owns 100% of the share capital of Geoffrey Watling (Norwich) Limited (incorporated in England - registration number 0957457).

<i>Results of Geoffrey Watling (Norwich) Limited</i>	2020	2019
	£	£
Investment and property income	315,509	382,142
Direct costs	(92,492)	(77,959)
Overheads	(50,800)	(48,694)
Gain on disposal of investment property	<u>128,450</u>	<u>-</u>
Profit of the year before tax and gift aid	<u>300,667</u>	<u>255,489</u>
Gift aid	<u>193,193</u>	<u>255,820</u>
Net assets	<u>3,994,343</u>	<u>3,886,870</u>

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2020

	Charity 2020	Group 2020	Charity 2019	Group 2019
	£	£	£	£
14 Debtors : amounts due within one year				
Trade debtors	200	45,850	123	48,501
Other debtors	-	79,312	-	69,756
VAT	2,589	2,682	1,767	1,767
Prepayments and accrued income	-	-	95	95
Amounts due from subsidiary undertakings	68,193	-	255,820	-
	<u>70,982</u>	<u>127,844</u>	<u>257,805</u>	<u>120,119</u>

Debtors : amounts due after one year

Other debtors	-	506,975	-	563,465
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Other debtors of £567,934 (2019: £619,359) represent five long-term loans, four of which totalling £340,789 (2019: £348,729) are unsecured and one of £227,144 (2019: £270,630) is secured against property at 2, 4 & 6 Ber Street, Norwich, Norfolk.

	Charity 2020	Group 2020	Charity 2019	Group 2019
	£	£	£	£
15 Creditors: amounts falling due within one year				
Accruals and deferred income	47,891	115,737	20,969	97,706
Other creditors	6,240	19,197	5,000	5,622
Accruals for grants payable	242,000	242,000	486,002	486,002
Other tax and social security	224	700	216	652
VAT	-	-	-	2,170
Amounts due to subsidiary undertakings	948,563	-	147,748	-
	<u>1,244,918</u>	<u>377,634</u>	<u>659,935</u>	<u>592,152</u>

	Charity 2020	Group 2020	Charity 2019	Group 2019
	£	£	£	£
Creditors: amounts falling due after more than one year				
Accruals for grants payable	36,500	36,500	3,000	3,000

	Charity 2020	Group 2020	Charity 2019	Group 2019
	£	£	£	£
Deferred income				
At 1 October 2019	-	57,611	-	55,075
Additions during the year	-	52,934	-	57,611
Amounts released to income	-	(57,611)	-	(55,075)
At 30 September 2020	-	<u>52,934</u>	-	<u>57,611</u>

Income has been deferred as related to rental income invoiced in advance of future periods.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2020

16 Funds reconciliation

	Unrestricted funds 2020			Unrestricted funds 2019		
	General fund	Investment fund	Total	General fund	Investment fund	Total
	£	£	£	£	£	£
Balance at 1 October 2019/2018	762,064	15,734,421	16,496,485	628,360	15,244,248	15,872,608
Income	726,435	-	726,435	774,117	-	774,117
Expenditure	(687,328)	(68,179)	(755,507)	(640,413)	(65,945)	(706,358)
Net gains on investments	-	425,299	425,299	-	556,118	556,118
Balance at 30 September 2020/2019	<u>801,171</u>	<u>16,091,541</u>	<u>16,892,712</u>	<u>762,064</u>	<u>15,734,421</u>	<u>16,496,485</u>

Analysis of net assets between funds

	Unrestricted funds 2020			Unrestricted funds 2019		
	General fund	Investment fund	Total	General fund	Investment fund	Total
	£	£	£	£	£	£
Tangible assets	-	2,539,201	2,539,201	-	3,362,534	3,362,534
Investment assets	-	13,453,006	13,453,006	-	12,083,396	12,083,396
Cash investment assets	-	95	95	-	6,417	6,417
Debtors : due within one year	127,844	-	127,844	120,119	-	120,119
Debtors : due after one year	506,975	-	506,975	563,465	-	563,465
Cash at bank	708,936	99,239	808,175	673,632	282,074	955,706
Creditors: due within one year	(377,634)	-	(377,634)	(592,152)	-	(592,152)
Creditors: due after one year	(36,500)	-	(36,500)	(3,000)	-	(3,000)
	<u>801,171</u>	<u>16,091,541</u>	<u>16,892,712</u>	<u>762,064</u>	<u>15,734,421</u>	<u>16,496,485</u>

The Investment Fund was established with the initial transfer of capital from the estate of the late Geoffrey Watling. The income from the fund is used by the charity to undertake its objectives.

The Geoffrey Watling Charity

Notes to the Accounts

Year ended 30 September 2020

17 Analysis of changes in net debt

	Charity		
	At 1 October	Cash flows	At 30 September
	2019	2020	2020
	£	£	£
Cash at bank and in hand	666,349	(147,099)	519,250

	Group		
	At 1 October	Cash flows	At 30 September
	2019	2020	2020
	£	£	£
Cash at bank and in hand	962,123	(153,853)	808,270

18 Operating lease commitments

The company has the following long term lease commitments in place in relation to its owned properties:

	Term of Lease	Annual Rent
		£
The Dinosaur Park, Hemsby	31/12/2040	10,000
Olley's Shop, Hemsby	31/12/2100	2,841
Hollywood Diner, Hemsby	31/12/2025	20,000
Former Supermarket, Hemsby	02/05/2025	12,500
Lifeboat Station, Hemsby	31/12/2030	-

19 Commitment

At the year end the Charity had a revenue commitment of £6,766 (2019: £Nil) to complete renovation work on 8 Ber Street.

20 Results of the charity

The charity generated total income of £604,119 (2019: £647,795) which includes £193,193 (2019: £255,820) of gift aid from the company. Net increase in funds (after investment gains and losses) of £417,205 (2019: £624,206).