

**THE CHRIST CHURCH TRUST**

**REPORT OF THE TRUSTEES AND  
ACCOUNTS**

**YEAR ENDED 31 AUGUST 2022**

# **THE CHRIST CHURCH TRUST**

**Year ended 31 August 2022**

## **Report of the Trustees**

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### **Charity Number:**

1054542

### **Registered Office:**

8 Christ Church Road  
Surbiton  
Surrey KT5 8JJ

### **Trustees:**

Sue d'Albertanson – Secretary  
Lynda Byford – Co-Chair resigned February 2022  
Keith Mason – Chair  
Anne O'Brien  
Rev John Shepherd from March 2022

### **Structure and Governance**

The Trust was established by a trust deed dated 11 March 1996 as an unincorporated body.

The Trustees are appointed from the members of the Electoral Roll of Christ Church, Surbiton Hill by invitation from the outgoing and continuing Trustees.

Trustees' meetings are held regularly and minutes of those meetings are taken as a permanent record.

### **Objectives and Activities**

The Trust's objectives as set out in the governing document and within the main objective of the promotion of the Christian faith are:-

- a. To give practical experience and training in Christian work on a full or part-time basis.
- b. To employ members of staff in the parish of Christ Church, Surbiton Hill.
- c. To support members of Christ Church on short-term mission assignments at home or abroad.

In furtherance of those objectives, the Trust employs Assistant Ministers for service in the parish, assists with funding training of individuals for ministry purposes and owns and maintains suitable premises to assist the achievement of the staff's functions.

The trustees confirm that they have complied with the duty in section 4 of the Charities Act 2006 to have due regard to public benefit guidance published by the Commission.

# **THE CHRIST CHURCH TRUST**

**Year ended 31 August 2022**

## **Report of the Trustees**

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### **Achievements and Performance**

During the year the following individuals were employed by the Trust;

- Aneal Appadoo (Associate Minister)
- Steve Weston (Children's Pastor)
- Emma Purkess (Worship Pastor)

The Trust owns and maintains two residential properties, at 19 Dennen Road and 56 Britannia Road. During the year, Aneal Appadoo lived at Dennen Road, and Steve Weston at Britannia Road.

### **Changes during 2022**

Following discussions with the PCC and Church Wardens, the Trust have agreed to transfer the employment of the Christ Church staff to the PCC - to bring greater clarity to our finances, so that we can see all our income and expenditure in one place; and to bring unity to the oversight of strategy and vision for Christ Church (including staffing), which rests with the Vicar and the elected PCC. The official transfer took place in April 2022 to coincide with a new tax year.

The purpose of the Trust is "the advancement of the Christian Faith either in the United Kingdom or overseas", and it will continue to own and maintain the current properties (and any future properties donated or purchased), make some grants to that same end, and will make payments to the PCC from the income received in order to pay staff salaries.

### **Financial review**

The attached statement of accounts sets out the results for the year which, in the Trustees' opinion, are satisfactory.

**Approved by the Trustees on**

**XXXXXX 2023**

**Sue d'Albertanson  
Secretary**

**THE CHRIST CHURCH TRUST**  
Charity Number: 1054542

**STATEMENT OF FINANCIAL ACTIVITIES**  
Year ended 31 August 2022

|  | <b>2022</b>     | <b>2021</b>    |
|--|-----------------|----------------|
|  | <b>£</b>        | <b>£</b>       |
| <b>Incoming resources (Note 3)</b>             |                 |                |
| <b>Incoming resources from generated funds</b> |                 |                |
| Voluntary income                               | 78,606          | 128,238        |
| Investment income                              | 61              | 11             |
| <b>Total incoming resources</b>                | <b>78,667</b>   | <b>128,249</b> |
|  |                 |                |
| <b>Resources expended (Notes 4-5)</b>          |                 |                |
| Investment management costs                    | 14,081          | 42,400         |
| <b>Charitable activities</b>                   | <b>78,577</b>   | <b>87,177</b>  |
| <b>Governance costs</b>                        | <b>396</b>      | <b>300</b>     |
| <b>Total resources expended</b>                | <b>93,054</b>   | <b>129,877</b> |
| <b>Net (outgoing) incoming resources</b>       | <b>(14,387)</b> | <b>(1,628)</b> |
| <b>Total funds brought forward</b>             | <b>519,807</b>  | <b>521,435</b> |
| <b>Total funds carried forward (Note 9)</b>    | <b>505,420</b>  | <b>519,807</b> |

**THE CHRIST CHURCH TRUST**  
Charity Number : 1054542

**BALANCE SHEET**  
**At 31 August 2022**

|  | <b>2022</b>    | <b>2021</b>    |
|--|----------------|----------------|
|  | <b>£</b>       | <b>£</b>       |
|  |                |                |
| <b>Fixed Assets</b>  |                |                |
| Tangible assets (Note 6)   | 420,700        | 420,700        |
|  | <b>420,700</b> | <b>420,700</b> |
| <b>Current assets</b>  |                |                |
| Debtors (Note 7)   | 775            | 987            |
| Cash at bank and in hand   | 83,945         | 98,120         |
|  | <b>84,720</b>  | <b>99,107</b>  |
|  |                |                |
| Creditors: amounts falling due within one year (Note 8)          | 0              | 0              |
| <b>Net current assets</b>  | <b>84,720</b>  | <b>99,107</b>  |
|  |                |                |
| <b>Total assets less current liabilities</b>                     | <b>505,420</b> | <b>519,807</b> |
|  |                |                |
| Creditors: amounts falling due after more than one year (Note 8) | -              | -              |
| <b>Net assets</b>  | <b>505,420</b> | <b>519,807</b> |
|  |                |                |
|  |                |                |
| <b>Funds of the charity</b>                                      |                |                |
| Unrestricted funds   | <b>505,420</b> | <b>519,807</b> |
| <b>Total funds (Note 9)</b>                                      | <b>505,420</b> | <b>519,807</b> |

Signed on behalf of all the trustees on

21 June 2023

**Keith Mason**  
Chair

**THE CHRIST CHURCH TRUST**  
**Charity Number: 1054542**

**ANNUAL ACCOUNTS**  
**Year ended 31 August 2022**

**Notes to the accounts**

**Note 1      Basis of preparation**

The accounts have been prepared under the historical cost convention and in accordance with the second edition of the Charities Statement of Recommended Practice issued in October 2019, the Financial Reporting Standard applicable in the United Kingdom (FRS 102) and the Charities Act 2011.

There has been no change to the accounting policies (valuation rules and methods of accounting) since last year.

**Note 2      Accounting policies**

This standard list of accounting policies has been applied by the charity except for those deleted. Where a different or additional policy has been adopted then this is detailed below.

**INCOMING RESOURCES**

**Recognition of incoming resources**

Income resources are recognised in the Statement of Financial Activities (SoFA) when:

- The charity becomes entitled to the resources;
- The trustees are virtually certain they will receive the resources; and
- The monetary value can be measured with sufficient reliability

**Incoming resources with related expenditure**

Where incoming resources have related expenditure (as with fund raising or contract income) the incoming resources and related expenditure are reported gross in the SoFA.

**Grants and donations**

Grants and donations are only included in the SoFA when the charity has unconditional entitlement to the resources.

**Tax reclaims on donations and gifts**

Incoming resources from tax reclaims are included in the SoFA at the same time as the gift to which they relate.

**Gifts in kind**

Gifts in kind are accounted for at a reasonable estimate of their value to the charity or the amount actually realised.  
Gifts in kind for sale or distribution are included in the accounts as gifts only when sold or distributed by the charity.  
Gifts in kind for use by the charity are included in the SoFA as incoming resources when receivable.

**Volunteer help**

The value of any voluntary help received is not included in the accounts but is described in the Report of the Trustees.

**Investment income**

Investment income is recognised when receivable.

**THE CHRIST CHURCH TRUST**  
Charity Number: 1054542

**ANNUAL ACCOUNTS**  
Year ended 31 August 2022

**Note 2      Accounting policies (continued)**

**EXPENDITURE AND LIABILITIES**

**Liability recognition**      Liabilities are recognised as soon as there is a legal or constructive obligation committing the charity to pay out resources.

**Governance costs**      Governance costs include costs of the preparation and examination of statutory accounts, the costs of trustee meetings and cost of any legal advice to trustees on governance or constitutional matters.

**Grants payable without performance conditions**      Grants payable are only recognised in the accounts when a commitment has been made and there are no conditions to be met relating to the grant which remain in the control of the charity.

**ASSETS**

**Tangible fixed assets for use by the charity**      Tangible fixed assets maybe capitalised if they can be used for more than one year, and cost at least £1,000. Fixed assets are valued at cost or, if gifted, at the value to the charity on receipt.

**Note 3      Analysis of incoming resources**

|                          |                         | <b>2022</b>   | <b>2021</b>    |
|--------------------------|-------------------------|---------------|----------------|
|                          |                         | <b>£</b>      | <b>£</b>       |
| <b>Voluntary income</b>  | Donations               | 64,540        | 109,431        |
|                          | Gift aid tax recoveries | 14,066        | 18,807         |
|                          | <b>Total</b>            | <b>78,606</b> | <b>128,238</b> |
| <b>Investment income</b> | Rental income           | -             | -              |
|                          | Bank deposit interest   | 61            | 11             |
|                          | <b>Total</b>            | <b>61</b>     | <b>11</b>      |

**Note 4      Analysis of resources expended**

|                                    |                                  | <b>2022</b>   | <b>2021</b>   |
|------------------------------------|----------------------------------|---------------|---------------|
|                                    |                                  | <b>£</b>      | <b>£</b>      |
| <b>Investment management costs</b> | Property costs 56 Britannia Road | 5,985         | 38,3559       |
|                                    | Property costs Wren Court        | -             | -             |
|                                    | Property costs 19 Dennen Road    | 8,096         | 4,045         |
|                                    | Property costs 2 Berrylands      | -             | -             |
|                                    | <b>Total</b>                     | <b>14,081</b> | <b>42,400</b> |
| <b>Charitable activities</b>       | Staff costs                      | 78,454        | 86,107        |
|                                    | Support costs                    | 123           | 120           |
|                                    | Grants                           | 0             | 950           |
|                                    | <b>Total</b>                     | <b>78,577</b> | <b>87,177</b> |
| <b>Governance costs</b>            | Legal costs and insurance        | 396           | 300           |
|                                    | <b>Total</b>                     | <b>396</b>    | <b>300</b>    |

**THE CHRIST CHURCH TRUST**  
Charity Number: 1054542

**ANNUAL ACCOUNTS**  
Year ended 31 August 2022

**Note 5      Paid employees**

**5.1      Staff costs**

|                                     | 2022<br>£     | 2021<br>£     |
|-------------------------------------|---------------|---------------|
| Gross salaries and benefits in kind | 71,195        | 76,465        |
| Employer's national insurance costs | 3,320         | 4,694         |
| Pension costs                       | 3,939         | 4,948         |
| <b>Total staff costs</b>            | <b>78,454</b> | <b>86,107</b> |

**5.2**      Average number of full-time equivalent employees in 2022 was 2.5 (2021:2.5).

**5.3      Pension contribution**

Individual pension arrangements exist for all employees.

**Note 6      Tangible fixed assets**

**Cost/Valuation**

|   | Freehold<br>land &<br>buildings | Total<br>£     |
|---|---------------------------------|----------------|
| <b>Balance as at 1 September 2021 and at<br/>31 August 2022</b> | <b>420,700</b>                  | <b>420,700</b> |

**Note 7      Debtors and prepayments**

**Analysis of debtors**

|                                | Amounts falling due<br>within one year |            | Amounts falling due after<br>more than one year |           |
|--------------------------------|--|------------|---|-----------|
|                                | 2022<br>£                              | 2021<br>£  | 2022<br>£                                       | 2021<br>£ |
| Rent Deposit                   |  | 0          | -   | -         |
| Prepayments and accrued income | 775                                    | 987        | -   | -         |
| <b>Total</b>                   | <b>775</b>                             | <b>987</b> | <b>-</b>  | <b>-</b>  |

**THE CHRIST CHURCH TRUST**  
Charity Number: 1054542

**ANNUAL ACCOUNTS**  
Year ended 31 August 2022

**Note 8      Creditors and accruals**

| Analysis of creditors | Amounts falling due within one year |           | Amounts falling due after more than one year |           |
|-----------------------|-------------------------------------|-----------|--|-----------|
|                       | 2022<br>£                           | 2021<br>£ | 2021<br>£                                    | 2020<br>£ |
| Other creditors       | 0                                   | 0         | -  | -         |
| <b>Total</b>          | <b>0</b>                            | <b>0</b>  | <b>-</b>                                     | <b>-</b>  |

**Note 9      Total funds**

|                                  | 2022          |                |                | 2021           |                |                |
|----------------------------------|---------------|----------------|----------------|----------------|----------------|----------------|
|                                  | General<br>£  | Property<br>£  | Total<br>£     | General<br>£   | Property<br>£  | Total<br>£     |
| <b>Unrestricted funds</b>        |               |                |                |                |                |                |
| Balance at 1 September 2021      | 104,000       | 415,807        | 519,807        | 105,628        | 415,807        | 521,435        |
| Net deficit for the year         | (14,387)      |                | (14,387)       | (1,628)        |                | (1,628)        |
| Transfer                         | (4,893)       | 4,893          |                |                |                |                |
| <b>Balance at 31 August 2022</b> | <b>84,720</b> | <b>420,700</b> | <b>505,420</b> | <b>104,000</b> | <b>415,807</b> | <b>519,807</b> |

**Independent Examiner's Report to the Trustees of  
The Christ Church Trust (Charity no 1054542)  
for the year ended 31<sup>st</sup> August 2022 as set out on pages 3 to 8**

**Responsibilities and basis of report**

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

I report in respect of my examination of the Trust's accounts carried out under section 145 of the 2011 Act and in carrying out my examination, I have followed the applicable Directions given by the Charity Commission under section 145(5)(b) of the Act.

**Independent examiner's statement**

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

- accounting records were not kept in accordance with section 130 of the Act or
- the accounts do not accord with the accounting records

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

**Signed**

**Date**

**Name: A J Whelan**

**Relevant professional qualification(s) or body (if any): Chartered Accountant – FCA**

**Address:**

**32 Parkside Crescent**

**Surbiton**

**KT5 9HT**