

Registered number: 03422363
Charity number: 1064473

EMMAUS CAMBRIDGE
(A Company Limited by Guarantee)

TRUSTEES' REPORT AND FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 OCTOBER 2024

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EMMAUS CAMBRIDGE
(A Company Limited by Guarantee)

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REFERENCE AND ADMINISTRATIVE DETAILS OF THE CHARITY, ITS TRUSTEES AND ADVISERS
FOR THE YEAR ENDED 31 OCTOBER 2024

Trustees

Dr C A Cornish, Acting Chair from 13 February 2025
Ms A Davis (until 20 February 2025)
Mr J Dawson
Mr W Erby (until 20 November 2024)
Mr B Griffiths (from 15 February 2024 until 19 June 2024)
Mr J Humpston, Chair until 13 February 2025
Ms L E Matheson, Treasurer
Ms J May
Mr J W Murphy
Ms C Nicol (until 13 February 2025)
Ms H M Renfrew-Knight

Company registered number

03422363

Charity registered number

1064473

Registered office

Green End, Landbeach, Cambridge, Cambridgeshire, CB25 9FD

Chief executive officer

Ms D M Talbot

Independent auditors

Peters Elworthy & Moore, Salisbury House, Station Road, Cambridge, CB1 2LA

Bankers

CAF Bank Limited, Kings Hill, West Malling, Kent, ME19 4JQ

Cambridge Building Society, PO Box 232, 51 Newmarket Road, Cambridge, CB5 8FF

Triodos Bank NV, Deanery Road, Bristol, BS1 5AS

Unity Trust Bank plc, Four Brindley Place, Birmingham, B1 2JB

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TRUSTEES' REPORT
FOR THE YEAR ENDED 31 OCTOBER 2024

The Trustees present their annual report together with the audited financial statements of the charity for the year 1 November 2023 to 31 October 2024. The Trustees confirm that the Annual Report and financial statements of the company comply with the current statutory requirements, the requirements of the company's governing document and the provisions of the Statement of Recommended Practice (SORP), 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 2015) as amended by Update Bulletin 1 (effective 1 January 2015).

Since the charity qualifies as small under section 383, the strategic report required of medium and large companies under The Companies Act 2006 (Strategic Report and Director's Report) Regulations 2013 is not required.

Constitution

The charity is constituted under a Memorandum of Association dated 20 August 1997 and is a registered charity number 1064473.

Our Vision

A world in which everyone has a home and a sense of belonging.

Our Mission

Emmaus Cambridge is committed to working as a community, sharing a life where everyone is treated equally, and living in harmony with dignity by helping those less fortunate than ourselves.

Our Strategic Priorities (which are set in line with the Emmaus UK Federation Plan) are to:

1. Help more people by:
 - Working with companions to help them realise their aspirations and full potential
 - Delivering a wide range of activities to address social exclusion
2. Secure sustainability for our community by:
 - Increasing income and surplus to ensure sustainability
 - Building an environmentally focused and active organisation
 - Demonstrate organisational sustainability and ethical practice
3. Support the Emmaus Federation by:
 - Demonstrating unity and working together with other Emmaus communities for mutual benefit
 - Promoting who we are, what we do, why and how we do it as part of the wider Emmaus movement

Objectives and Activities

In setting objectives and planning for activities, the Trustees have given due consideration to guidance published by the Charity Commission relating to public benefit, and in particular to its supplementary public benefit guidance. The objects of the charity are the alleviation of homelessness and relief of poverty, hardship and the distress they cause to those in need. Our current strategic plan runs from 2021 to 2026:

Work with companions to realise their aspirations and potential by:

- Delivering companion support and development
- Developing a range of employment and move-on housing options
- Creating more homes

Deliver a wider range of activities to address social exclusion by:

- Expanding our activities beyond the current community model

Operate a range of social enterprises to provide financial sustainability by:

- Increasing income and surplus to ensure sustainability
- Improving our processes & making better use of technology

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FOR THE YEAR ENDED 31 OCTOBER 2024

Build an environmentally focused and active organisation by:

- Becoming a beacon known for our environmental values and practices

Demonstrate organisational sustainability and ethical practice by:

- Developing the Emmaus Cambridge organisation through working with staff to achieve their ambitions and potential
- Ensuring that we have the staff, infrastructure and local support needed to sustain ourselves
- Growing through partnerships

Demonstrate solidarity with the UK Federation and working together for mutual benefit by:

- Supporting other Emmaus Communities in the UK, Europe and internationally, through solidarity activities.
- Facilitating companion involvement in the wider movement

Promote who we are, what we do, why and how we do it by:

- Enhancing brand credibility through greater understanding by those who engage with us

Solidarity

As the country experiences financial pressures and the political landscape remains volatile, trustees, staff, volunteers and companions are committed to providing solidarity through a range of activities locally and further afield.

We continue to host non-residential companions by providing valuable interaction with current companions and staff. This also enables the person to continue to be involved with the social enterprise through volunteering on ad hoc days or potentially over a series of days with the option of overnight stays. For some people this is sufficient to recognise where additional support may be required to ensure that they remain on a positive path.

Supporting companions without recourse to public funding is also an important aspect of our work. During the year at any one time between one and three rooms were utilised by people in this situation. Where possible we help individuals to achieve settlement status and subsequently secure paid work to contribute to wider society and, from a more personal perspective, hope for a better future life.

We had the pleasure of welcoming a Spanish student keen to learn about Emmaus and its emphasis on minimising environmental impact through its circular economy, alongside an opportunity to live and volunteer in an Emmaus community so he could perfect his English ahead of a language exam. Accommodation, food and some transport was funded by Emmaus Cambridge as a further act of solidarity.

With the support of trustees, companions were approved their own solidarity fund from March 2024 and in the subsequent months donated a collective sum to the value of £2,000 to the following causes: CamCRAG, Emmaus International in respect of the Turkiye Earthquake Appeal, Emmaus Bolton, Cambridge City Foodbank and StreetVet.

Wider Emmaus

In a financial year which celebrated the 70th anniversary of the Uprising of Kindness we supported Emmaus Suffolk and Emmaus Hertfordshire with donations of preloved goods, whilst as highlighted above, our companions chose to help provide funding for repairs to the roof at Emmaus Bolton.

We also had the pleasure of working alongside the Satu Mare community in Romania as we welcomed staff and companions to Emmaus Cambridge in February. The community joined us to receive a container of donated goods which had been collected, packed and funded by Emmaus Cambridge. Helping others who are less well-off is key to how Emmaus communities operate and as a community fortunate to receive large numbers of donations from people across Cambridgeshire, we are in a favourable position to support others. In addition to benefiting from spending time in another community, the team from Satu Mare were able to raise vital funds to

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TRUSTEES' REPORT (CONTINUED)
FOR THE YEAR ENDED 31 OCTOBER 2024

continue their essential work, supporting a largely younger group of people who have typically been in care and have little or no support on reaching adulthood.

A solidarity sale took place on 29 June 2024, raising £3,783 for Emmaus International. A solidarity sale sees takings from the day donated to support activities in the wider international movement.

In October we hosted representatives from Emmaus Norfolk and Waveney as they embarked on their Walk of Kindness from St. Davids in Wales all the way back to their site in Norfolk. It was a pleasure to provide accommodation, hot meals and packed lunches in support of their fundraiser. In support of this, a team from Emmaus Cambridge also joined them for a ten mile stretch of the 450-mile route.

At a national level Emmaus UK continues to make great strides in respect of raising the profile of Emmaus as an organisation driven to do more than offer a bed for a night. The support alongside the work experience and safe, secure accommodation is integral in helping people through and out of homelessness.

There is a continued emphasis on delivering consistent services in line with the Emmaus Quality Standards through the introduction and use of a dedicated companion relationship system and review of a raft of policies to underpin this important work.

This is complemented by our focus on compliance with the Supporting Housing Act. Emmaus UK has developed a Supported Housing Act working group and Emmaus Cambridge is delighted to have both staff and companion representation in this group.

We have also maintained our presence at national events such as our National Assembly and national and regional meetings. Encouragingly, five companions attended the 2024 assembly and contributed to the many workshops and plenary sessions. We work hard to involve companions in activities and to support their requests to attend companion meetings and to represent companions and to present the views of our wider community. We were delighted our longest serving companion was recognised for his valuable contribution to Emmaus Cambridge and highly commended as a Community Hero.

A challenging aspect of the year, however, has been the devastating developments relating to our international founder, Abbe Pierre. News broke in July 2024 of allegations of abhorrent acts undertaken by Abbe Pierre which sent shockwaves through Emmaus Cambridge and all Emmaus communities. As a comprehensive investigation continues, we stand in solidarity with all of the victims of these terrible events, and we vow to learn from these to ensure acts of this type cannot be repeated and we rigorously protect the safety of all those in our services.

Subscriptions

Subscriptions are provided by Emmaus Cambridge to continue the valuable national and international work undertaken by the Federation. Amounts paid over during the year (calculated on 2022-23 results) were:

- Emmaus International received 1.5% of trading income: £16,654 (£5,905 2022-23)
- Emmaus Europe received a standard contribution of £2,786 (£3,021 2022-23)
- Emmaus UK received 0.5% of trading income and a fixed levy of £500.00, totalling: £5,530 (£5,558 2022-23)

Helping other organisations (solidarity)

We are committed to helping other organisations, and, in this twelve-month period, we have worked alongside and supported many projects, including:

- As in prior years, at least one and on occasions up to three students from the Castle School join us once a week with their teaching assistant to help with tasks in our gardens, and retail areas. Alongside providing practical opportunities they enjoy lunch and refreshments in our shared dining room and the company of staff, volunteers and companions.
- Companions and staff took part in the Perse School sleepout, answering questions candidly around the causes and challenges of being homeless.

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FOR THE YEAR ENDED 31 OCTOBER 2024

- We remain engaged with Jimmy's and Wintercomfort, providing clothing and sleeping bags and also donated to support It Takes A City with soft furnishings, lighting and furniture for projects including their female only initiative The Haven.
- CamCRAG, a local charity who supports refugees invited Emmaus Cambridge on the committee for their February Winter Fair and Sleepout and subsequently donated £2,834 in support of our work.
- We collected prescription glasses and sunglasses and donated these to Specsavers to benefit people in other countries.
- We supported a theatre group by donating some items for their production, ensuring less goes to landfill and benefiting local people through social activities and entertainment, thus reducing social isolation.
- We work with the Institute of Offenders' Management, providing clothing and homewares on an ad hoc basis.
- Our support for international projects includes a Lung Health Centre in Sierra Leone, where we donated clothing, footwear and bric-a-brac goods. The items were greatly appreciated by the charity, helping to support people living in poverty and experiencing ill health. We also gave suitcases to a local school which they then filled with clothing to distribute to a school in Africa, in addition to a further donation of bedding and clothing to an African charity.
- In our previous report we mentioned that we continue to have a positive relationship with New Meaning, a local social enterprise. We formally took possession of one of their modular units with an agreement to continue advertising their facility for a period.

Helping families and individuals (solidarity)

- Our solidarity packages, which are delivered with support from Cambridge Aid and other agencies, see individuals or families in South and East Cambridgeshire and Cambridge City receive up to £400 of products from the charity, £100 of which is funded by Cambridge Aid or applicable agencies and the balance by Emmaus Cambridge.
- Further to the generosity of its donors, Emmaus Cambridge budgets to provide up to four packages per week (208 per year). In this financial year, 95 were awarded to individuals or families, providing goods to the value of £23,719 (£38,100 2022-23) plus a further 21 solidarity packages (116 combined total, 194 in 2022-23) were provided to other causes equating to £20,957. The total goods gifted through solidarity was £44,676.
- In addition to this the charity also offers smaller occasional donations, one-off donations or discounts such as free delivery to support people in need.
- Several companions took part in solidarity which ranged from attending events, sharing their stories and supporting other local activities.
- Finally, at the request of companions, the community, supported by the staff team, hosted a solidarity Christmas Lunch. Held on 10 December, 34 people were invited along to enjoy a three-course lunch in the company of Sir Terry Waite, Emmaus UK president.

Achievements and performance

Review of activities (November 2023 to October 2024)

Community

18,300 bed spaces were available during the year and we filled 16,458, resulting in an occupancy rate of 90% (92% 2022-2023). The Emmaus model tailors support to meet the individual need and typically welcomes a more mature demographic, this results in great complexity and longer time needed to build trust and support with the development of a routine. In the financial year 2024-25, a new companion relationship management system will be launched which will provide greater insights into the support offered and crucially help evidence the growing unmet need which we are witnessing.

During the year, the number of companions being supported has been stable, fluctuating between 43 and 48. As

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FOR THE YEAR ENDED 31 OCTOBER 2024

part of the referral process prospective companions go through a methodical and supportive process to understand their motivations to join an Emmaus Community and help determine their suitability. Emmaus and its balance of communal living alongside support and work experience is a lifeline for many and a combination which enables them to tread a new path to a brighter and more purposeful future. Subject to assessments of their health, existing skill set and appetite to learn, companions undertake tasks within the community and social enterprise to the best of their ability.

Several people see Emmaus as a stepping stone to a new life and, with support, quickly set goals with others needing more help to gain confidence and overcome the fear of past experiences. The diversity of life experiences means that companions are well placed to support one another, and we find this companionship is key to finding a direction and understanding their own worth.

Alongside a trauma counsellor who supports a selected group of companions, we have continued to secure funding to enable us to welcome the Fitness Rush Group mobile gym, pro-bono support for a bio dynamics therapist and more recently a pro-bono podiatrist. In the new financial year, we will further complement our offer with a trainee counsellor and a poet laureate. We have also forged a new relationship with Cambridge Regional College (CRC) to increase the range of options open to companions.

For those needing more specialist support, we have deepened our relationship with Change, Grow, Live (CGL). We also work closely with a dietician. We have forged stronger relationships with Changing Futures, with companions and staff taking part in co-production sessions alongside attending SUN network events. This is a powerful way in which companions can use their lived experience to benefit others, and staff can build useful connections and peer support.

As in previous years, we have facilitated five COVID vaccination appointments for those eligible and achieved take up for flu vaccinations of 55%. We have also assisted with dental and optical appointments, sourcing NHS funded care where available and visits to Polling Stations to vote.

In-house training has slowed during this year, due to a change of personnel at Emmaus UK, however emphasis will be placed on this in the new year. We are delighted that an individual who joined us from the probation service has embarked on a fishing qualification, which he is due to complete in the next financial year.

Following on and from a social perspective, several companions have continued fishing together and we have supported the renewal of licences. Some have attended quiz nights, many have enjoyed meeting and supporting overseas volunteers either through simply spending time with them or participating in shuffleboard, a communal form of evening entertainment.

Additionally, we continued our relationship with StreetVet and the Dogs Trust to support companions who have pets living with them at Emmaus Cambridge.

We welcomed 14 new companions during this year and said farewell to 16. Of those arriving, referrals came from South Cambridgeshire District Council, the Institute of Offenders' Management with some from other Emmaus Communities. Those who left have secured jobs and accommodation, moved overseas or chosen avenues outside of Emmaus to continue their personal journeys.

Social Enterprise Activity

Following strategic investment in the team in 2022-23, the social enterprise has seen further financial success in 2023-24. The team have demonstrated that all areas have the capacity to grow, creating a welcome discussion for the new financial year. Furniture has remained the highest income generator, with textiles and Bric a Brac in second and third respectively. The Bric a Brac department was recognised as a flourishing area in the previous financial year and benefited from the floor space for the sale of Bric a Brac in our emporium being doubled by our maintenance team.

As well as providing affordable items for the public, this well supported service means people can furnish their

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FOR THE YEAR ENDED 31 OCTOBER 2024

entire home at good prices and very reasonable delivery rates. A further positive being that reuse results in less going to landfill.

eBay has gone from strength to strength, regularly generating income averaging £7,800 per month. The items selected for eBay are usually of a higher value or expected to draw a niche audience which may be more accessible via online platforms.

ReBoot complements the Emmaus Cambridge offer with reconditioned IT equipment. From laptops to monitors and towers to tablets, the team provides a vital service to ensure that through solidarity or customer purchases we can help children access the resources they need for school and for parents to keep connected.

Emmaus Cambridge have been responsible for 1,942 collections and 1,517 deliveries of larger items to households predominantly in Cambridgeshire. The crews are typically companions who work in small teams in the charity's small fleet of vehicles.

Alongside this, on non-trading days, the largest proportion of companions and staff spend the days restocking and refreshing the retail areas and ensuring that the donation hub and recycling area are cleared in preparation for the next trading week or completing house clearances. 24 house clearances took place in 2023-2024 with enquiries at 57, this was a conversion rate of 42%.

Excellent relationships have been forged with Abbey College, Godolphin Stables and The Railway Student Accommodation helping to again enhance stock for sale in our shop.

Our activities have not been without their challenges, however. The industry wide impact of textile recycling companies ceasing or reducing their services had a significant impact for several weeks. The charity worked to source alternative partners, at lower prices but gladly the new arrangements have been effective and involve another charity partner, the Salvation Army. The charity also used the opportunity to review its approach to resale of some textiles and scheduled a jumble sale which took place in the financial year that follows this report.

In October 2023 we also experienced an underground electrical cable fault, which required emergency services and power company support. The following six weeks saw the companion house operate on a generator and pressure placed on the social enterprise as card machines failed due to power outages and the commercial kitchen was used to cater for the companions who live on site, meaning that a reduced food offering was available to customers. This caused the coffee shop to sadly secure less income in the period than we would have expected given the growth in all other areas.

Disappointingly in February 2024 we were also victim to a second workshop burglary. Sadly, the Cambridgeshire Constabulary have been unable to identify the person(s) involved via the CCTV images. It has become apparent given the nature of the crimes that one theft is often followed by a second in short succession as criminals are acutely aware of the insurance claim timeframe and can be typically guaranteed newer equipment on the second attempt. Emmaus Cambridge has tried to mitigate this type of incident by enhancing security and an overhaul of CCTV across its site. However as with many retail businesses, we have also witnessed theft on a much lower value, but more regular basis, from members of the public from our charity shop. As a small charity this remains both disappointing and frustrating with the whole Emmaus team working hard to address the issue without risking the safety of the team, the public or our reputation.

Finally, due to movement in companions, we agreed to pause temporarily the Market Stall in Ely. Initially the initiative was introduced to extend the reach of Emmaus Cambridge and raise our profile. As the strategic plan develops for 2024-2025, a decision will be made as to whether this resumes or whether this activity is directed to a different geographical area or resources to another area of the social enterprise.

Environmental

This year saw us utilise further funds from Emmaus UK to insulate our companion house, an ongoing project, which will see the balance of these funds spent in the next financial year.

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Although we incur a fee, we work with a local company to take faulty electrical goods, and we have a good relationship with Milton Recycling Centre in respect of unsaleable or faulty white goods to ensure that we are responsible and compliant in the safe disposal of these items.

We also work closely with S&N books to recycle books which have not sold on the shop floor, where we have multiple copies or the quality is not sufficient for sale.

As in previous reports, we accepted over six tonnes of clothing from OSB events further to the Cambridge Half Marathon – these items were either sold in our shop, distributed or recycled and this gained positive news coverage from BBC Cambridgeshire and BBC News.

When changes are made at the site, we inevitably repurpose materials using them elsewhere or transforming them to bird boxes or storage boxes.

We continue to champion reuse and recycle and all aspects of our work are built on sending less to landfill. One of our aims for the next financial year is to measure more robustly and record this data more accurately to demonstrate the added value.

Solar panels help to keep our electricity costs as low as possible with any extra provided back to the grid.

The team also use environmentally friendly cleaning products, an initiative which helps keeps the site working effectively as it is not on the main sewage network but also ensures higher waste water quality.

And lastly, we have changed our electricity supplier to one which is renewable energy. Each of these actions are small but collectively they make a difference and Emmaus Cambridge recognise the value of small improvements.

Staff, Volunteers and Trustees

Our focus for 2023-24 was to reach full staff complement and pleasingly this was achieved by the end of the financial year. Trustees also approved the addition of four support workers to support with the development of our companions and to respond to both the Emmaus Quality Standards and in preparation for the supported housing act.

The entire team places great importance on the balance between our purpose to help develop our companions and the need to support our wider community alongside financing the increasing costs in these increasingly turbulent financial times. The government announcement of increases to national insurance contributions and the reduction in tax thresholds were unexpected and disappointingly will mean that less of the money secured by Emmaus Cambridge can directly benefit companions in the next financial year.

Throughout the year individual volunteer numbers were between 14 and 31. The volunteers helped in a range of areas from helping to process our high levels of stock, representing us at events, working on our shop counters, preparing stock for our seasonal promotions, such as Christmas or Return to School and winning awards at the Christmas tree festival at our local church, All Saint's, Landbeach. Collectively our volunteers contributed 3,807 hours to support the work of Emmaus Cambridge.

We have welcomed an increasing number of corporate volunteers during this period. This includes staff from Cadent, AztraZeneca, Mathworks, BayWa r.e. EMEA and our new charity partner The Cambridge Building Society. All have added great value and shown sensitivity and respect for the causes of homelessness and the work we are doing to rebuild people's lives.

We have also had the pleasure of welcoming two overseas volunteers, and people from Red Balloon. The new financial year will also see us resume the Duke of Edinburgh scheme.

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FOR THE YEAR ENDED 31 OCTOBER 2024

The Board appointed a new board member in this financial year, who unfortunately had to step down due to personal circumstances. A robust selection recruitment process is underway, with the intention to welcome new trustees in the financial year 2024-25. Additionally, Andrew Cornish has served three terms and it was agreed his term be extended to provide continued stability until a suitable replacement can be secured and inducted. The Board meet quarterly and the various committees meet bi-monthly or quarterly.

Public Relations activity

As part of the Federation, we benefit from the expertise of a Regional Communications Officer weekly for half a day. As recognition to the importance of this role, this resource has been increased since July 2024 to one day per week with Emmaus Cambridge supplementing the additional half day. This support helps our small charity to celebrate our successes, raise our profile and engage a larger audience. Key achievements include:

- 150,146 (152,537 2022-23) visitors to our website. Of these, 2,707 (2,572 2022-23) were via social media.
- Facebook posts reached 324,380 (171,400 2022-23), an 89% increase on the previous year.
- 46,877 (6,500 2022-23) reached on Instagram, a 621% increase on the prior year and a welcome illustration of the success of this platform. New followers on Instagram have risen to 679 (227 2022-23).
- 71 (31 2022-2023) pieces of press coverage with a total reach of 19,826,232 (4,056,711 2022-2023)

Some successful stories and posts throughout the year include:

- Solidarity Sleepout with CamCrag - raising £9,932 and raising awareness of rough sleeping and the refugee crisis – of which we received a donation as highlighted previously in our report
- We sent donated goods to Emmaus Romania's Satu Mare Community and shared interviews with Satu Mare team online.
- Our Chief Executive visited 10 Downing Street following an invitation from Rt Hon Mel Stride MP Secretary of State for Work and Pensions to celebrate 20 years of the Centre for Social Justice
- The newly elected Liberal Democrat MP for Ely and East Cambridgeshire, Charlotte Cane, pledging her support for Emmaus UK's campaign for more supported housing during her visit to our community. She also pledged support to Emmaus UK's calls for the government to properly consult and act on the Supported Housing Act to introduce national standards across the country, ensuring people who have experienced homelessness have a place to call home.
- We were privileged to join the team of Emmaus Norfolk & Waveney walkers on the Cambridgeshire leg of their epic 450-mile cross-UK sponsored walk, resulting in great social media engagement and media coverage.

Changes to X (formerly Twitter) resulted in declining use and subsequently we have withdrawn reporting of this platform.

Programme related investments

As per previous reports, in addition to its paid staff, Emmaus Cambridge's greatest investment is its site and buildings. The community, located off the A10 at Landbeach comprises shared accommodation and modular homes for companions with access to communal dining, laundry, television and IT areas and gardens, plus four flats which currently accommodate three staff members who reside on site. One staff member left in the period and the flat is currently being trialled as an additional space for dedicated companion support.

The residential area is complemented by a series of further buildings which are used for warehousing, donation receipt, retail and catering premises, and offices to oversee the operation.

Discussions have taken place with trustees in relation to financial investments and these will be explored further in the next financial year.

Building works/maintenance

Emmaus Cambridge has two paid maintenance staff who work with a small cohort of companions who have

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indicated an interest in this field. As in previous years, the team diligently manage a significant programme of activities to maintain the buildings and site. As we house largely vulnerable adults, our supported housing facilities typically experience more repair and renewal than found in other types of social housing.

In this period, in addition to refurbishments of rooms on the departure of a companion, we have also completed works to remove and replace internal ceilings to be compliant with updated building regulations. As highlighted earlier, we have continued the programme of window replacements in the main house. The electrical cable incident in October 2023 provided an opportunity to upgrade various electrical panels and boards and this work has now been completed. The second burglary also required repairs and upgrades to facilities, which included the installation of additional cabling to enable the CCTV to cover a larger area including the main gate.

From the perspective of the social enterprise:

- We have upgraded CCTV across the site and within the retail premises and enhanced our signage.
- We replaced the main gate to our site further improving our security.
- We have moved the communications cabinet to a more secure area.
- We have refitted and relocated the New Meaning building. We are currently reviewing if this could be used by our companions or community.
- We are in the process of handing over to the social enterprise, the structure replacing the original New Meaning building. Due to the feedback from our customers and following support from companions we are intending to open this as a summer ice cream or tearoom.
- We have added new fencing in the car park to help protect the top field, out of season.
- We have spread over six tonnes of gravel in our car parks to help maintain them and we have resurfaced paths and tarmac.
- We have added fireboards to the Emporium.
- We planted a further 250 saplings to help develop our grounds and encourage wildlife.
- We have begun work to reconfigure office space and introduce a dedicated reception area.
- We have a plan in place to make the shop more open plan in an aim to reduce theft.
- We have ordered materials to replace the roofing to the front of our shop.

Financial Review

Going concern

After making appropriate enquiries, the trustees have a reasonable expectation that the charity has adequate resources to continue in operational existence for the foreseeable future. For this reason, they continue to adopt the going concern basis in preparing the financial statements.

General overview

The trustees have carried out their annual review of their reserves policy in the year. As part of this process, they have considered both the financial impact of risks facing the charity as well as reserves required for future planned capital projects, commitments and contingent events.

Designated Funds	Note	Amount
Cessation of operations	1	240,000
Capital projects	2	30,000

1. The Trustees have agreed that the charity should hold 3 months operating expenses in reserve, and in particular ring fence sufficient funds to meet creditors and obligations to Companions and staff should we be forced to cease operations.
2. We have planned further capital projects as listed above, and we have allocated £30,000 to meet the estimated costs.

At the year end the Charity had total funds of £3,359,013 of which £3,229,868 are unrestricted. Of these unrestricted funds, £56,818 are held by the subsidiary and £2,457,496 are represented by fixed assets leaving

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free reserves of £715,554. After the above designations, free reserves are £445,554, against a target of £NIL. The trustees are satisfied reserves held are not excessive, with operating expenses expected to increase in coming years.

Principal funding

The results of the year's operations are set out in the attached financial statements. The net inflow of funds amounted to £288,077 (2022-2023 - £201,205) after including donations of £129,925 (2022-2023 - £140,435), grants of £6,500 (2022-2023 - £18,327) and one-off legacies of £15,303 (2022-2023 - £15,000) and the total income raised was £2,004,221 (2022-2023 - £1,787,014).

£19,138 (2022-2023 - £30,264) has been spent on governance costs, whilst other expenditure has focused on supporting companions, their accommodation and welfare, the business activities including administration, the running of the workshops, the retail shop and the collection of donated goods, all of which create the important platform for supporting and developing companions' personal skills and self-esteem.

Donations to the social enterprise remain buoyant with daily levels fluctuating between the lowest of 56 to the highest of 171. This volume of goods is essential to help finance the running of the charity and ensures that currently the charity does not outlay stock for our social enterprise other than in our coffee shop.

Governance and management

Method of appointment or election of Trustees

The management of the charity is the responsibility of the trustees who are elected and co-opted under the terms of the Articles of Association.

Trustee nominations either come from other trustees within the charity and its supporters or via open advertisement and must be approved by existing trustees, in accordance with the Articles of Association.

When specific skills are required, approaches are made to people with relevant expertise who are sympathetic to the ethos of the charity. If necessary, a trustee would be co-opted specifically to cover the required function.

The current Trustees and those who served during the year are shown on page 1.

Policies adopted for the induction and training of Trustees

Each new trustee is required to undertake an induction programme which includes briefings on their legal and ethical responsibilities as trustees, the ethos and values of the Emmaus movement together with the governance, history and operation of Emmaus Cambridge.

Annual appraisals of trustees were not undertaken in this financial year. The chair of trustees, however, has a schedule of activity planned for the next financial year, the aim being to help measure their collective and individual performance. Suitable training is offered in line with the NCVO Code of Good Governance and via Emmaus UK and any refreshers on training available is circulated via the Chief Executive, by email or in Board papers.

Organisational structure and decision making

In order to work effectively towards the alleviation of homelessness and relief of poverty and hardship and the distress they cause to those in need, the board of trustees and the leadership team believe that companions must be at the centre of the organisation, and this is reflected in the structure of the charity.

Daily morning meetings take place to discuss feedback, raise concerns and agree decisions. The community also has a fortnightly companion forum, with feedback presented to staff for comment/action. The community also elects a representative who attends meetings at a national level organised by Emmaus UK. Due to movement of companions attendance has been erratic in this period however the staff team and trustees are passionate about its continuation and work is under way in response.

EMMAUS CAMBRIDGE
(A Company Limited by Guarantee)

TRUSTEES' REPORT (CONTINUED)
FOR THE YEAR ENDED 31 OCTOBER 2024

The recently added Solidarity committee meets quarterly and is chaired by a trustee. Companions are encouraged to attend and bring points for discussion or feedback on policy or developments. Companions are integral to the ethos of, by helping others, you help yourself and as highlighted earlier in our report, in the financial year companions requested funds to distribute to causes passionate to them, in line with our articles of association.

We were also delighted to involve companions in our Strategy Day in March 2024 to hear what is important to them and what they would like to protect for others in the future. It was also refreshing to hear about their vision and their appetite for future aspects of the social enterprise in what proved to be an energetic and well supported offsite activity.

Related party relationships

Emmaus Cambridge is a member of the Emmaus UK Federation, working alongside other communities and groups. Emmaus Cambridge also operates Emmaus Cambridge Homes, a separate entity introduced further to the construction of 10 new rooms in 2018.

Risk management

Trustees have a risk register which aims to manage and mitigate risks that the charity might face, and this is reviewed regularly.

A nominated trustee oversees health and safety issues throughout the community with nominated personnel having day to day responsibility for ensuring compliance.

A nominated trustee also supports in a safeguarding capacity.

This is recognised as an area of importance and a dedicated meeting to scrutinise the current risks in greater length has been agreed for the first quarter of 2025.

Future developments

Strategic Plan

Whilst our current strategic plan was due to run to November 2026, trustees agreed that we would launch a new strategy in November 2025 to ensure that we were aligned with the Emmaus Quality Standards and the Supported Housing Act. This can be viewed on our website <https://emmaus.org.uk/cambridge/>

This takes into account and complements the strategic priorities which have been set out by Emmaus UK, which are detailed in our strategy:

We will help more people by:

- Enhancing our support offer so we can work with more complex people.
- Developing our companion offer.
- Increasing the profile of solidarity to help more people.
- Fundraising where we need too.

We will work smarter by:

- Improving our process and make better use of technology.
- Improving our environmental impact
- Reviewing governance and succession planning for staff and trustees.
- Supporting the EUK Transformation process.

We will shout louder about

- Who we are and how we make a difference.

EMMAUS CAMBRIDGE
(A Company Limited by Guarantee)

TRUSTEES' REPORT (CONTINUED)
FOR THE YEAR ENDED 31 OCTOBER 2024

- Celebrating what we achieve.
- Working closer with the local authority and other local partners.

Trustees' responsibilities statement

The Trustees (who are also directors of Emmaus Cambridge for the purposes of company law) 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).

Company law requires the Trustees to prepare financial statements for each financial year. Under company law the Trustees must not approve the financial statements unless they are satisfied that they give a true and fair view of the state of affairs of the charity and of the incoming resources and application of resources, including the income and expenditure, of the charity for that period. In preparing 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;
- 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 will continue in operation.

The Trustees are responsible for keeping adequate accounting records that are sufficient to show and explain the charity's transactions and disclose with reasonable accuracy at any time the financial position of the charity and enable them to ensure that the financial statements comply with the Companies Act 2006. 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.

The Trustees are responsible for the maintenance and integrity of the corporate and financial information included on the charity's website. Legislation in the United Kingdom governing the preparation and dissemination of financial statements may differ from legislation in other jurisdictions.

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 charity'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 charity's auditors are aware of that information.

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

Louisa Matheson

Ms L E Matheson
Trustee, Treasurer

Date: 02 June 2025

EMMAUS CAMBRIDGE
(A Company Limited by Guarantee)

INDEPENDENT AUDITORS' REPORT TO THE MEMBERS OF EMMAUS CAMBRIDGE

OPINION

We have audited the financial statements of Emmaus Cambridge (the 'parent charitable company') and its subsidiaries (the 'group') for the year ended 31 October 2024 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).

In our opinion the financial statements:

- give a true and fair view of the state of the Group's and of the parent charitable company's affairs as at 31 October 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 Companies Act 2006 and 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 charitable company'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.

EMMAUS CAMBRIDGE
(A Company Limited by Guarantee)

INDEPENDENT AUDITORS' REPORT TO THE MEMBERS OF EMMAUS CAMBRIDGE (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.

OPINION ON OTHER MATTERS PRESCRIBED BY THE COMPANIES ACT 2006

In our opinion, based on the work undertaken in the course of the audit:

- the information given in the Trustees' Report for the financial year for which the financial statements are prepared is consistent with the financial statements.
- the Trustees' Report has been prepared in accordance with applicable legal requirements.

MATTERS ON WHICH WE ARE REQUIRED TO REPORT BY EXCEPTION

In the light of our knowledge and understanding of the charitable company and its environment obtained in the course of the audit, we have not identified material misstatements in the Trustees' Report.

We have nothing to report in respect of the following matters in relation to which Companies Act 2006 requires us to report to you if, in our opinion:

- the parent charitable company has not kept adequate and sufficient accounting records, or returns adequate for our audit have not been received from branches not visited by us; or
- the parent charitable company financial statements are not in agreement with the accounting records and returns; or
- certain disclosures of Trustees' remuneration specified by law are not made; or
- we have not received all the information and explanations we require for our audit; or
- the Trustees were not entitled to prepare the financial statements in accordance with the small companies regime and take advantage of the small companies' exemptions in preparing the Trustees' Report and from the requirement to prepare a Strategic Report.

EMMAUS CAMBRIDGE
(A Company Limited by Guarantee)

INDEPENDENT AUDITORS' REPORT TO THE MEMBERS OF EMMAUS CAMBRIDGE (CONTINUED)

RESPONSIBILITIES OF TRUSTEES

As explained more fully in the Trustees' Responsibilities Statement, the Trustees (who are also the directors of the charitable company for the purposes of company law) 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's and the parent charitable company'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 charitable company or to cease operations, or have no realistic alternative but to do so.

AUDITORS' RESPONSIBILITIES FOR THE AUDIT OF THE FINANCIAL STATEMENTS

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:

Our approach to identifying and assessing the risks of material misstatement in respect of irregularities, including fraud and non-compliance with laws and regulations, was as follows:

- the engagement partner ensured that the engagement team collectively had the appropriate competence, capabilities and skills to identify or recognise non-compliance with applicable laws and regulations;
- we identified the laws and regulations applicable to the group through discussions with trustees and other management, and from our knowledge of charity and company law and experience of the sector;
- we focused on specific laws and regulations which we considered may have a direct material effect on the financial statements or the operations of the charitable company, including the Companies Act 2006, Charities Act 2011, UK taxation legislation, as well as those laws and regulations with an indirect effect;
- we assessed the extent of compliance with the laws and regulations identified above through making enquiries of management and inspecting legal correspondence;
- identified laws and regulations were communicated within the audit team regularly and the team remained alert to instances of non-compliance throughout the audit; and
- we reviewed the minutes of Trustees' meetings to identify any references to non-compliances with laws and regulations.

EMMAUS CAMBRIDGE
(A Company Limited by Guarantee)

INDEPENDENT AUDITORS' REPORT TO THE MEMBERS OF EMMAUS CAMBRIDGE (CONTINUED)

We assessed the susceptibility of the group's financial statements to material misstatement, including obtaining an understanding of how fraud might occur, by:

- making enquiries of management as to where they considered there was susceptibility to fraud, their knowledge of actual, suspected and alleged fraud; and
- considering the internal controls in place to mitigate risks of fraud and non-compliance with laws and regulations.

To address the risk of fraud through management bias and override of controls, we:

- performed analytical procedures to identify any unusual or unexpected relationships;
- tested journal entries to identify unusual transactions;
- evaluated the assumptions and judgements used by management within significant accounting estimates and assessed whether these indicated evidence of management bias; and
- performed audit work over the risk of management override of controls, evaluating the business rationale of significant transactions outside the normal course of business and reviewing accounting estimates for bias.

In response to the risk of irregularities and non-compliance with laws and regulations, we designed procedures that included, but were not limited to:

- agreeing financial statement disclosures to underlying supporting documentation;
- reading the minutes of meetings of those charged with governance;
- enquiring of management as to actual and potential litigation and claims; and
- reviewing correspondence with relevant regulators such as the Charity Commission.

There are inherent limitations in our audit procedures described above. The more removed that laws and regulations are from financial transactions, the less likely it is that we would become aware of non-compliance. Auditing standards also limit the audit procedures required to identify non-compliance with laws and regulations to enquiry of the directors and other management and the inspection of regulatory and legal correspondence, if any.

Material misstatements that arise due to fraud can be harder to detect than those that arise from error as they may involve deliberate concealment or collusion.

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.

EMMAUS CAMBRIDGE
(A Company Limited by Guarantee)

INDEPENDENT AUDITORS' REPORT TO THE MEMBERS OF EMMAUS CAMBRIDGE (CONTINUED)

USE OF OUR REPORT

This report is made solely to the charitable company's members, as a body, in accordance with Chapter 3 of Part 16 of the Companies Act 2006, and to the charitable company's trustees, as a body, Part 4 of the Charities (Accounts and Reports) Regulations 2008. Our audit work has been undertaken so that we might state to the charitable company's members 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 charitable company and its members, as a body, for our audit work, for this report, or for the opinions we have formed.

Michael Hewett (Senior Statutory Auditor)

for and on behalf of

Peters Elworthy & Moore

Chartered Accountants

Statutory Auditors

Salisbury House

Station Road

Cambridge

CB1 2LA

Date: 02 June 2025

EMMAUS CAMBRIDGE
(A Company Limited by Guarantee)

**CONSOLIDATED STATEMENT OF FINANCIAL ACTIVITIES (INCORPORATING INCOME AND
EXPENDITURE ACCOUNT)
FOR THE YEAR ENDED 31 OCTOBER 2024**

	Note	Restricted funds 2024 £	Unrestricted funds 2024 £	Total funds 2024 £	Total funds 2023 £
INCOME FROM:					
Donations and legacies	3	9,184	142,544	151,728	173,872
Charitable activities					
Housing benefit		-	495,738	495,738	470,144
Social enterprise		-	1,273,391	1,273,391	1,110,288
Interest income		-	15,127	15,127	6,818
Other income		-	68,237	68,237	25,892
TOTAL INCOME		9,184	1,995,037	2,004,221	1,787,014
EXPENDITURE ON:					
Charitable activities	4	23,282	1,692,862	1,716,144	1,585,809
TOTAL EXPENDITURE		23,282	1,692,862	1,716,144	1,585,809
NET (EXPENDITURE)/INCOME		(14,098)	302,175	288,077	201,205
Transfers between funds	12	3,546	(3,546)	-	-
NET MOVEMENT IN FUNDS	12	(10,552)	298,629	288,077	201,205
RECONCILIATION OF FUNDS:	12				
Total funds brought forward	12	139,697	2,931,239	3,070,936	2,869,731
Net movement in funds	12	(10,552)	298,629	288,077	201,205
TOTAL FUNDS CARRIED FORWARD	12	129,145	3,229,868	3,359,013	3,070,936

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

The notes on pages 24 to 38 form part of these financial statements.

EMMAUS CAMBRIDGE
(A Company Limited by Guarantee)
REGISTERED NUMBER: 03422363

CONSOLIDATED BALANCE SHEET
AS AT 31 OCTOBER 2024

	Note	2024 £	2023 £
FIXED ASSETS			
Tangible assets	8	2,565,288	2,607,407
		<u>2,565,288</u>	<u>2,607,407</u>
CURRENT ASSETS			
Debtors	9	106,854	91,385
Cash at bank and in hand		795,482	562,315
		<u>902,336</u>	<u>653,700</u>
Creditors: amounts falling due within one year	10	(100,908)	(167,293)
NET CURRENT ASSETS		801,428	486,407
Creditors: amounts falling due after more than one year	11	(7,703)	(22,878)
TOTAL NET ASSETS		<u>3,359,013</u>	<u>3,070,936</u>
CHARITY FUNDS			
Restricted funds	12	129,145	139,697
Unrestricted funds	12	3,229,868	2,931,239
TOTAL FUNDS		<u>3,359,013</u>	<u>3,070,936</u>

The Trustees acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and preparation of financial statements.

The financial statements have been prepared in accordance with the provisions applicable to entities subject to the small companies regime.

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

Louisa Matheson

Ms L E Matheson
Trustee, Treasurer

Date: 02 June 2025

The notes on pages 24 to 38 form part of these financial statements.

EMMAUS CAMBRIDGE
(A Company Limited by Guarantee)
REGISTERED NUMBER: 03422363

CHARITY BALANCE SHEET
AS AT 31 OCTOBER 2024

	Note	2024 £	2023 £
FIXED ASSETS			
Tangible assets	8	2,565,288	2,607,407
		<u>2,565,288</u>	<u>2,607,407</u>
CURRENT ASSETS			
Debtors	9	87,126	77,964
Cash at bank and in hand		758,392	479,494
		<u>845,518</u>	<u>557,458</u>
Creditors: amounts falling due within one year	10	(100,908)	(167,293)
NET CURRENT ASSETS		<u>744,610</u>	<u>390,165</u>
TOTAL ASSETS LESS CURRENT LIABILITIES		<u>3,309,898</u>	<u>2,997,572</u>
Creditors: amounts falling due after more than one year	11	(7,703)	(22,878)
TOTAL NET ASSETS		<u><u>3,302,195</u></u>	<u><u>2,974,694</u></u>
CHARITY FUNDS			
Restricted funds	12	129,145	139,697
Unrestricted funds	12	3,173,050	2,834,997
TOTAL FUNDS		<u><u>3,302,195</u></u>	<u><u>2,974,694</u></u>

The Charity's net movement in funds for the year was £327,501 (2023 - £116,346).

The Trustees acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and preparation of financial statements.

The financial statements have been prepared in accordance with the provisions applicable to entities subject to the small companies regime.

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

Louisa Matheson

Ms L E Matheson
Trustee, Treasurer

Date: 02 June 2025

EMMAUS CAMBRIDGE
(A Company Limited by Guarantee)
REGISTERED NUMBER: 03422363

CHARITY BALANCE SHEET (CONTINUED)
AS AT 31 OCTOBER 2024

The notes on pages 24 to 38 form part of these financial statements.

EMMAUS CAMBRIDGE
(A Company Limited by Guarantee)

CONSOLIDATED STATEMENT OF CASH FLOWS
FOR THE YEAR ENDED 31 OCTOBER 2024

	2024 £	2023 £
CASH FLOWS FROM OPERATING ACTIVITIES		
Net cash used in operating activities	320,831	329,425
CASH FLOWS FROM INVESTING ACTIVITIES		
Dividends, interests and rents from investments	15,127	6,818
Purchase of tangible fixed assets	(102,791)	(141,357)
NET CASH USED IN INVESTING ACTIVITIES	(87,664)	(134,539)
CHANGE IN CASH AND CASH EQUIVALENTS IN THE YEAR	233,167	194,886
Cash and cash equivalents at the beginning of the year	562,315	367,429
CASH AND CASH EQUIVALENTS AT THE END OF THE YEAR	795,482	562,315

The notes on pages 24 to 38 form part of these financial statements

EMMAUS CAMBRIDGE
(A Company Limited by Guarantee)

NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 OCTOBER 2024

1. GENERAL INFORMATION

Emmaus Cambridge is a private charitable company limited by guarantee and incorporated in England and Wales. Its registered office is Green End, Landbeach, Cambridge, CB25 9FD.

The Charity's functional and presentational currency is GBP.

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 Companies Act 2006.

Emmaus Cambridge 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 (note 20). The results of the subsidiary are consolidated on a line by line basis.

The Charity has taken advantage of the exemption allowed under section 408 of the Companies Act 2006 and has not presented its own Statement of Financial Activities in these financial statements.

2.2 GOING CONCERN

The trustees have reviewed the risk register and the forecasts to 31 October 2025 and consider that there are no material uncertainties relating to the Charity remaining a going concern for a period of at least 12 months from the date of approval of these financial statements.

EMMAUS CAMBRIDGE
(A Company Limited by Guarantee)

NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 OCTOBER 2024

2. ACCOUNTING POLICIES (CONTINUED)

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.

The recognition of income from legacies is dependent on establishing entitlement, the probability of receipt and the ability to estimate with sufficient accuracy the amount receivable. Evidence of entitlement to a legacy exists when the Charity has sufficient evidence that a gift has been left to them (through knowledge of the existence of a valid will and the death of the benefactor) and the executor is satisfied that the property in question will not be required to satisfy claims in the estate. Receipt of a legacy must be recognised when it is probable that it will be received and the fair value of the amount receivable, which will generally be the expected cash amount to be distributed to the Charity, can be reliably measured.

Grants are included in the Consolidated Statement of Financial Activities on a receivable basis. The balance of income received for specific purposes but not expended during the period is shown in the relevant funds on the Balance Sheet. Where income is received in advance of entitlement of receipt, its recognition is deferred and included in creditors as deferred income. Where entitlement occurs before income is received, the income is accrued.

Income tax recoverable in relation to donations received under Gift Aid or deeds of covenant is recognised at the time of the donation.

Sales of donated goods are recognised at the time of sale.

Housing benefit income and rent is recognised in the period to which the housing benefit and rent relates.

2.4 EXPENDITURE

Expenditure is recognised once there is a legal or constructive obligation to transfer economic benefit to a third party, it is probable that a transfer of economic benefits will be required in settlement and the amount of the obligation can be measured reliably.

Support costs are those costs incurred directly in support of expenditure on the objects of the Charity. Governance costs are those incurred in connection with administration of the Charity and compliance with constitutional and statutory requirements.

Charitable activities and governance costs are costs incurred on the Charity's operations, including support costs and costs relating to the governance of the Charity apportioned to charitable activities.

Expenditure on charitable activities is incurred on directly undertaking the activities which further the Charity's objectives, as well as any associated support costs.

Grants payable are charged in the year when the offer is made except in those cases where the offer is conditional, such grants being recognised as expenditure when the conditions attaching are fulfilled. Grants offered subject to conditions which have not been met at the year end are noted as a commitment, but not accrued as expenditure.

EMMAUS CAMBRIDGE
(A Company Limited by Guarantee)

**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 OCTOBER 2024**

2. ACCOUNTING POLICIES (CONTINUED)

2.5 INTEREST RECEIVABLE

Interest on funds held on deposit is included when receivable and the amount can be measured reliably by the Charity; this is normally upon notification of the interest paid or payable by the institution with whom the funds are deposited.

2.6 TANGIBLE FIXED ASSETS AND DEPRECIATION

Tangible fixed assets costing £500 or more are capitalised and recognised when future economic benefits are probable and the cost or value of the asset can be measured reliably.

Tangible fixed assets are initially recognised at cost. After recognition, under the cost model, tangible fixed assets are measured at cost less accumulated depreciation and any accumulated impairment losses. All costs incurred to bring a tangible fixed asset into its intended working condition should be included in the measurement of cost.

Depreciation is charged so as to allocate the cost of tangible fixed assets less their residual value over their estimated useful lives, using the straight-line method.

Depreciation is provided on the following bases:

Freehold property	- 2-10%
Assets under construction	- not depreciated
Motor vehicles	- 20 - 33%
Fixtures and fittings	- 4-20%

The assets' residual values, useful lives and depreciation methods are reviewed, and adjusted prospectively if appropriate, or if there is an indication of a significant change since the last reporting date. Freehold land is not depreciated.

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.

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.

EMMAUS CAMBRIDGE
(A Company Limited by Guarantee)

NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 OCTOBER 2024

2. ACCOUNTING POLICIES (CONTINUED)

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.

Provisions are measured at the best estimate of the amounts required to settle the obligation. Where the effect of the time value of money is material, the provision is based on the present value of those amounts, discounted at the pre-tax discount rate that reflects the risks specific to the liability. The unwinding of the discount is recognised in the Consolidated Statement of Financial Activities as a finance cost.

2.10 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.

2.11 PENSIONS

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

2.12 FUND ACCOUNTING

General funds are unrestricted funds which are available for use at the discretion of the Trustees in furtherance of the general objectives of the Group and which have not been designated for other purposes.

Designated funds comprise unrestricted funds that have been set aside by the Trustees for particular purposes. The aim and use of each designated fund is set out in the notes to the financial statements.

Restricted funds are funds which are to be used in accordance with specific restrictions imposed by donors or which have been raised by the Group for particular purposes. The costs of raising and administering such funds are charged against the specific fund. The aim and use of each restricted fund is set out in the notes to the financial statements.

Investment income, gains and losses are allocated to the appropriate fund.

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**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 OCTOBER 2024**

3. INCOME FROM DONATIONS AND LEGACIES

	Restricted funds 2024 £	Unrestricted funds 2024 £	Total funds 2024 £	Total funds 2023 £
Donations	9,184	120,741	129,925	140,545
Legacies	-	15,303	15,303	15,000
Grants	-	6,500	6,500	18,327
	<u>9,184</u>	<u>142,544</u>	<u>151,728</u>	<u>173,872</u>
TOTAL 2023	<u>31,590</u>	<u>142,282</u>	<u>173,872</u>	

4. ANALYSIS OF EXPENDITURE BY ACTIVITIES

	Activities undertaken directly 2024 £	Grant funding of activities 2024 £	Support costs 2024 £	Total funds 2024 £	Total funds 2023 £
Charitable activities	<u>1,669,139</u>	<u>27,867</u>	<u>19,138</u>	<u>1,716,144</u>	<u>1,585,809</u>
TOTAL 2023	<u>1,541,061</u>	<u>14,484</u>	<u>30,264</u>	<u>1,585,809</u>	

Grants represent amounts payable to other Emmaus communities and solidarity giving. Support costs represent the governance costs of the Group.

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**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 OCTOBER 2024**

4. ANALYSIS OF EXPENDITURE BY ACTIVITIES (CONTINUED)

ANALYSIS OF DIRECT COSTS

	Activities 2024 £	Total funds 2024 £	Total funds 2023 £
Staff costs	732,247	732,247	593,439
Depreciation	144,910	144,910	140,493
Companions' weekly allowances	105,857	105,857	105,706
Companions' leaving and holiday allowances	31,789	31,789	32,267
Food and sundries	124,072	124,072	102,454
Travel and vehicle costs	42,795	42,795	54,990
Clothing and health expenses	31,722	31,722	40,810
Sundry expenses	39,711	39,711	19,351
Light and heat	48,473	48,473	44,177
Rates and water	15,503	15,503	13,891
Repairs and low cost assets	68,337	68,337	38,103
Insurance	30,264	30,264	15,464
Social enterprise direct costs	139,117	139,117	243,875
Coffee shop costs	86,836	86,836	94,105
Administration expenses	27,506	27,506	1,936
	<u>1,669,139</u>	<u>1,669,139</u>	<u>1,541,061</u>
TOTAL 2023	<u>1,541,061</u>	<u>1,541,061</u>	

5. AUDITORS' REMUNERATION

	2024 £	2023 £
Fees payable to the Charity's auditor for the audit of the Charity's annual accounts	13,000	10,800
Fees payable to the Charity's auditor in respect of:		
All non-audit services not included above	<u>2,600</u>	<u>2,200</u>

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**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 OCTOBER 2024**

6. STAFF COSTS

	Group 2024 £	Group 2023 £	Charity 2024 £	Charity 2023 £
Salaries	648,610	525,674	648,610	525,674
National insurance	54,765	48,532	54,765	48,532
Pension costs	28,872	19,233	28,872	19,233
	<u>732,247</u>	<u>593,439</u>	<u>732,247</u>	<u>593,439</u>

The average number of persons employed by the Charity during the year was as follows:

	Group 2024 No.	Group 2023 No.	Charity 2024 No.	Charity 2023 No.
Charitable operations	20	18	20	18
Community operations	4	3	4	3
Fundraising and administration	1	1	1	1
	<u>25</u>	<u>22</u>	<u>25</u>	<u>22</u>

The number of employees whose employee benefits (excluding employer pension costs) exceeded £60,000 was:

	Group 2024 No.	Group 2023 No.
In the band £60,001 - £70,000	1	-

The key management personnel of the Charity are considered to be the trustees and chief executive officer. The total employment benefits including employer's national insurance and pension contributions of key management personnel were £79,046 (2023 - £66,861).

7. TRUSTEES' REMUNERATION AND EXPENSES

During the year, no Trustees received any remuneration or other benefits (2023 - £NIL).

During the year ended 31 October 2024, expenses totalling £NIL were reimbursed or paid directly to Trustee (2023 - £NIL).

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**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 OCTOBER 2024**

8. TANGIBLE FIXED ASSETS

GROUP AND CHARITY

	Freehold property £	Motor vehicles £	Fixtures, fittings and office equipment £	Assets under construction £	Total £
COST OR VALUATION					
At 1 November 2023	3,457,098	133,888	253,209	10,141	3,854,336
Additions	39,365	-	46,923	16,503	102,791
Transfers between classes	16,047	-	-	(16,047)	-
At 31 October 2024	3,512,510	133,888	300,132	10,597	3,957,127
DEPRECIATION					
At 1 November 2023	1,011,520	99,749	135,660	-	1,246,929
Charge for the year	110,029	13,619	21,262	-	144,910
At 31 October 2024	1,121,549	113,368	156,922	-	1,391,839
NET BOOK VALUE					
At 31 October 2024	2,390,961	20,520	143,210	10,597	2,565,288
At 31 October 2023	2,445,578	34,139	117,549	10,141	2,607,407

9. DEBTORS

	Group 2024 £	Group 2023 £	Charity 2024 £	Charity 2023 £
DUE WITHIN ONE YEAR				
Trade debtors	27,368	4,329	27,368	4,329
Amounts owed by group undertakings	-	-	5,140	5,140
Other debtors	10,169	17,967	10,169	17,967
Prepayments and accrued income	69,317	69,089	44,449	50,528
	106,854	91,385	87,126	77,964

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**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 OCTOBER 2024**

10. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	Group 2024 £	Group 2023 £	Charity 2024 £	Charity 2023 £
Bank loans	14,214	13,409	14,214	13,409
Trade creditors	34,662	98,933	34,662	98,933
Other taxation and social security	14,417	13,654	14,417	13,654
Other creditors	8,525	10,192	8,525	10,192
Accruals	29,090	31,105	29,090	31,105
	100,908	167,293	100,908	167,293

The Charity has an unsecured bank loan which is repayable in monthly instalments by 2 November 2025. The loan incurs interest at 5.6%.

Other creditors includes undrawn savings owed to companions amounting to £4,560.

11. CREDITORS: AMOUNTS FALLING DUE AFTER MORE THAN ONE YEAR

	Group 2024 £	Group 2023 £	Charity 2024 £	Charity 2023 £
Bank loans	1,160	14,663	1,160	14,663
Other creditors	6,543	8,215	6,543	8,215
	7,703	22,878	7,703	22,878

The Charity has an unsecured bank loan which is repayable in monthly instalments by 2 November 2025. The loan incurs interest at 5.6%.

Other creditors includes undrawn savings owed to companions amounting to £6,543.

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**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 OCTOBER 2024**

12. STATEMENT OF FUNDS

STATEMENT OF FUNDS - CURRENT YEAR

	Balance at 1 November 2023 £	Income £	Expenditure £	Transfers in/out £	Balance at 31 October 2024 £
UNRESTRICTED FUNDS					
DESIGNATED FUNDS					
Cessation of operations	240,000	-	-	-	240,000
Capital projects	30,000	-	-	-	30,000
Fixed assets	2,495,014	-	-	(37,518)	2,457,496
GENERAL FUNDS					
General Funds	69,983	2,034,401	(1,692,802)	33,972	445,554
Subsidiary Funds	96,242	(39,364)	(60)	-	56,818
TOTAL UNRESTRICTED FUNDS	2,931,239	1,995,037	(1,692,862)	(3,546)	3,229,868
RESTRICTED FUNDS					
National Lottery Building Fund	112,393	-	(4,601)	-	107,792
Waterson Bursary	-	-	-	3,546	3,546
Companion Training Fund	9,380	3,513	(2,916)	-	9,977
ReBoot Fund	150	-	(150)	-	-
The Clothworkers Foundation	3,936	-	(620)	-	3,316
Tools Fund	3,438	5,671	(7,151)	-	1,958
Windows Fund	10,220	-	(7,844)	-	2,376
Jon Plumb Fund	180	-	-	-	180
	139,697	9,184	(23,282)	3,546	129,145
TOTAL OF FUNDS	3,070,936	2,004,221	(1,716,144)	-	3,359,013

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**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 OCTOBER 2024**

12. STATEMENT OF FUNDS (CONTINUED)

STATEMENT OF FUNDS - PRIOR YEAR

	Balance at 1 November 2022 £	Income £	Expenditure £	Transfers in/out £	Balance at 31 October 2023 £
UNRESTRICTED FUNDS					
DESIGNATED FUNDS					
Cessation of operations	240,000	-	-	-	240,000
Capital projects	30,000	-	-	-	30,000
Fixed assets	-	-	-	2,495,014	2,495,014
GENERAL FUNDS					
General Funds	1,975,470	1,285,280	(1,577,835)	(1,612,932)	69,983
Subsidiary Funds	11,383	470,144	2	(385,287)	96,242
	<u>1,986,853</u>	<u>1,755,424</u>	<u>(1,577,833)</u>	<u>(1,998,219)</u>	<u>166,225</u>
TOTAL UNRESTRICTED FUNDS	<u>2,256,853</u>	<u>1,755,424</u>	<u>(1,577,833)</u>	<u>496,795</u>	<u>2,931,239</u>
RESTRICTED FUNDS					
National Lottery Building Fund	116,994	-	(4,601)	-	112,393
Waterson Bursary	3,114	-	-	(3,114)	-
Companion Training Fund	8,545	4,210	(3,375)	-	9,380
ReBoot Fund	5,000	150	-	(5,000)	150
Lift Fund	5,000	-	-	(5,000)	-
The Clothworkers Foundation	17,900	-	-	(13,964)	3,936
Pods Fund	456,325	-	-	(456,325)	-
Tools Fund	-	8,723	-	(5,285)	3,438
Windows Fund	-	18,327	-	(8,107)	10,220
Jon Plumb Fund	-	180	-	-	180
	<u>612,878</u>	<u>31,590</u>	<u>(7,976)</u>	<u>(496,795)</u>	<u>139,697</u>
TOTAL OF FUNDS	<u>2,869,731</u>	<u>1,787,014</u>	<u>(1,585,809)</u>	<u>-</u>	<u>3,070,936</u>

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**NOTES TO THE FINANCIAL STATEMENTS
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12. STATEMENT OF FUNDS (CONTINUED)

The National Lottery Building Fund - represents capital grants from the National Lottery Charities Board to fund building works at the community in previous years. Expenditure on this fund represents depreciation charged for the year. The National Lottery Charities Board require capital grants to be accounted for as restricted funds and to be charged with the depreciation of the underlying assets. There are various grant conditions that require the Trustees to obtain The National Lottery Board's permission to sell the building for a period of 80 years from the date of the grant.

The Waterson Bursary - represents a fund from which companions could apply for funding to carry out projects that will be of benefit both to themselves and to others.

The Companion Training Fund - represents donations towards the costs of companion training.

ReBoot Fund - Funds towards recycling and refurbishing computer equipment for resale.

Lift Fund - Funds towards the costs of a new lift for the mezzanine. The transfer in the year represents amounts spent and capitalised during the year.

The Clothworkers Foundation - this fund represents a grant towards a capital project for lifts. The transfer in the year represents amounts spent and capitalised during the year.

Pods Fund - this represented the value of the six Solohaus pods donated by Hill Group. These were transferred to unrestricted funds upon legal completion in January 2023.

Tools Fund - this fund represents donations received for replacement tools, following a theft during the year.

Windows Fund - this fund represents a capital grant towards new windows. The transfer in the year represents amounts spent and capitalised during the year.

Jon Plumb Fund - represents a small donation for restricted purposes.

Transfers not specified above relate to funds fully spent in the year and transferred to unrestricted funds.

13. ANALYSIS OF NET ASSETS BETWEEN FUNDS

ANALYSIS OF NET ASSETS BETWEEN FUNDS - CURRENT PERIOD

	Restricted funds 2024 £	Unrestricted funds 2024 £	Total funds 2024 £
Tangible fixed assets	107,792	2,457,496	2,565,288
Current assets	21,353	880,983	902,336
Creditors due within one year	-	(100,908)	(100,908)
Creditors due in more than one year	-	(7,703)	(7,703)
TOTAL	129,145	3,229,868	3,359,013

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13. ANALYSIS OF NET ASSETS BETWEEN FUNDS (CONTINUED)

ANALYSIS OF NET ASSETS BETWEEN FUNDS - PRIOR PERIOD

	Restricted funds 2023 £	Unrestricted funds 2023 £	Total funds 2023 £
Tangible fixed assets	112,393	2,495,014	2,607,407
Current assets	27,304	626,396	653,700
Creditors due within one year	-	(167,293)	(167,293)
Creditors due in more than one year	-	(22,878)	(22,878)
TOTAL	139,697	2,931,239	3,070,936

14. RECONCILIATION OF NET MOVEMENT IN FUNDS TO NET CASH FLOW FROM OPERATING ACTIVITIES

	Group 2024 £	Group 2023 £
Net income for the period (as per Statement of Financial Activities)	288,077	201,205
ADJUSTMENTS FOR:		
Depreciation charges	144,910	140,493
Investment income	(15,127)	(6,818)
Increase in debtors	(15,469)	(39,720)
Increase/(decrease) in creditors	(81,560)	34,265
NET CASH PROVIDED BY OPERATING ACTIVITIES	320,831	329,425

15. ANALYSIS OF CASH AND CASH EQUIVALENTS

	Group 2024 £	Group 2023 £
Cash in hand	795,482	562,315
TOTAL CASH AND CASH EQUIVALENTS	795,482	562,315

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**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 OCTOBER 2024**

16. ANALYSIS OF CHANGES IN NET DEBT

	At 1 November 2023	Cash flows	Other non- cash changes	At 31 October 2024
	£	£	£	£
Cash at bank and in hand	562,315	233,167	-	795,482
Debt due within 1 year	(13,409)	12,698	(13,503)	(14,214)
Debt due after 1 year	(14,663)	-	13,503	(1,160)
	<u>534,243</u>	<u>245,865</u>	<u>-</u>	<u>780,108</u>

17. PENSION COMMITMENTS

The Charity operates a defined contribution pension scheme. The assets of the scheme are held separately from those of the Charity in an independently administered fund. The pension cost charge represents contributions payable by the Charity and amounted to £28,872 (2023 - £19,233). Contributions totalling £3,965 (2023 - £2,085) were payable to the fund at the balance sheet date and are included in other creditors.

18. OPERATING LEASE COMMITMENTS

At 31 October 2024 the Group and the Charity had commitments to make future minimum lease payments under non-cancellable operating leases as follows:

	Group 2024	Group 2023	Charity 2024	Charity 2023
	£	£	£	£
Not later than 1 year	27,407	11,806	27,407	11,806
Later than 1 year and not later than 5 years	36,275	2,663	36,275	2,663
	<u>63,682</u>	<u>14,469</u>	<u>63,682</u>	<u>14,469</u>

19. RELATED PARTY TRANSACTIONS

During the year the Charity received distributions from its subsidiary, Emmaus Cambridge (Homes) Limited amounting to £535,273 (2023: £385,287). At the year end the subsidiary owed Emmaus Cambridge £5,140 (2023: £5,140).

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NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 OCTOBER 2024

20. SUBSIDIARY UNDERTAKINGS

The Charity has a wholly controlled subsidiary, Emmaus Cambridge (Homes) Limited (11470806), a company limited by guarantee and incorporated in England & Wales. The profit for the year of the subsidiary was £495,849 (2023 - £470,146) and at the year end the net assets were £56,818 (2023 - £96,242).