

Charity Registration No. 1102855

Company Registration No. 05051071 (England and Wales)

**TABOR CENTRE**

**ANNUAL REPORT AND UNAUDITED FINANCIAL STATEMENTS**

**FOR THE YEAR ENDED 31 MARCH 2024**



11 De Grey Square  
De Grey Road  
Colchester  
Essex  
CO4 5YQ

## TABOR CENTRE

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## TABOR CENTRE

### LEGAL AND ADMINISTRATIVE INFORMATION

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<b>Trustees</b>	Mr G D Green V J Zammit Mr D F Mann Mr P H Whitehead
<b>Secretary</b>	Mr D F Mann
<b>Charity number</b>	1102855
<b>Company number</b>	05051071
<b>Registered office</b>	Weavers Park Courtauld Road Braintree Essex England CM7 9BT
<b>Independent examiner</b>	TC Group 11 De Grey Square De Grey Road Colchester Essex CO4 5YQ

## **TABOR CENTRE**

### **TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT AND STRATEGIC REPORT)**

#### **FOR THE YEAR ENDED 31 MARCH 2024**

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The trustees who are also directors of the Charity for the purposes of the Companies Act 2006, present their report with the financial statements of the Charity for the year ended 31 March 2024.

The financial statements have been prepared in accordance with the accounting policies set out in note 1 to the financial statements and comply with the Companies Act 2006 and "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)" (as amended for accounting periods commencing from 1 January 2016).

#### **Objectives and activities**

The charity is a day centre for adults with physical disabilities. The charity provides support, care and activities which assist with independent living. It operates in the Braintree District and is available to members five days a week throughout the year. The charity aims to assist and enable its members by:

- offering a range of opportunities to help develop members' potential, giving more confidence to be independent in making choices about lifestyle, work and particularly in today's society as equals
- providing social and vocational skills and development and encouraging participation in further education
- providing an informal and flexible environment to assist individual development
- involving members of the centre in decision making, and understanding and meeting their needs
- providing relief and respite for carers many of whom have a full-time care commitment
- providing wheelchair accessible transport which is essential to allow many members to attend
- offering specialist care, advice and support

#### **Public benefit**

The Tabor Centre provides a diverse comprehensive support service for those vulnerable residents in the local community and their family members who are often 24 hour carers. It's ethos centres around supporting adults and older people whatever their disability to live independently and with dignity.

In setting objectives, developing strategies and undertaking activities, the Trustees have given careful consideration to the Charity Commission's general guidance on public benefit.

**TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT AND STRATEGIC REPORT) (CONTINUED)**

**FOR THE YEAR ENDED 31 MARCH 2024**

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**Achievements and performance**

The aftermath of the Covid-19 pandemic continues to have an impact on the Centre with reduced members, activities, and funding.

Numbers attending have still not recovered to pre-pandemic levels which impacts on our ability to run full classes and the variety of activities we would like to achieve. We are pleased however that the weekly Boccia session continues to prove popular.

Our physiotherapist provides weekly services which include, as well as access to our specialist equipment, a weekly fitness class, one-to-one consultations, and individual fitness programmes towards rehabilitation. The members also have access to a chiropodist and this is well received.

The further reduction in staff hours have produced additional savings to core costs and we are continuing to manage to operate with only one bus for the time being. We review this situation at regular intervals.

We have had a number of new referrals both from the local authority and walk-ins.

**Financial review**

The financial outcome for the year reflects the position outlined above. The year-end financial accounts show a deficit of £44,743.

**Unrestricted Funds**

Income of £133,781 was mainly sourced by members' attendance payments and Essex County Council.

Charitable expenditure was £178,524.

**Restricted Funds**

The charity received restricted funds of £5,379 and spent £22,499, reducing by £17,120 the restricted funds at the year-end as detailed in note 15.

**Reserves policy**

Other than members contributions, funding for the Charity arises principally from one-off donations with little income committed beyond the current year. In view of the short term nature of the funding and uncertainty arising from economic pressures on even long term supporters. the trustees felt it is important to ensure stability' of the Charity in the near to medium term. For this purpose it was resolved some time ago to establish and hold reserves equivalent to at least one year's anticipated expenditure.

The reserves set aside previously have both been written back and the current free reserve of £60,000 does not fulfil the Trustees objective and the target is to re-establish this level of reserves over the next few years if this is at all possible.

**TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT AND STRATEGIC REPORT) (CONTINUED)**

**FOR THE YEAR ENDED 31 MARCH 2024**

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**Investment policy and objectives**

The trustees have continued to adopt a cautious approach and most funds not immediately required are placed on deposit account with access available if needed. However, a proportion of the funds are held on a fixed deposit to take advantage of the higher interest rates available to charities. This fixed rate deposit will be renewed on maturity to take advantage of the best rates of interest available.

**Financial and risk management objectives and policies**

The trustees review the risks to which the Charity may be exposed in particular those relating to the operations and funding of the Centre, and are satisfied that systems are in place to mitigate exposure to the major risks.

The major financial risk exemplified by Covid-19 is that of continued funding to cover the annual expenditure. The trustees recognise this will always be a risk with many organisations chasing limited funds and policy of retaining reserves to cover one years anticipated expenditure has proved a sound one but is no longer possible in the short term.

The lasting effects of a pandemic such as Covid-19 are an ongoing concern and will continue to challenge the Centre's financial position into 2024/25 and beyond.

**Future plans**

The Centre is keen to continue to attract new members so that the facilities offered are used to capacity. The exercise cycles continue to benefit those who have been able to return to the Centre and use them. This is also true of the balancing/standing frame. We are looking at ways to increase access to these facilities and indeed a third exercise cycle has just been obtained through a generous donation. Additional funding for the physiotherapist has ensured that her services will continue to be available for one day a week in the short term and further funding has been applied for.

**Structure, governance and management**

The charity is controlled by its governing document, a deed of trust, and constitutes a limited company, limited by guarantee, as defined by the Companies Act 2006.

The trustees, who are also the directors for the purpose of company law, and who served during the year and up to the date of signature of the financial statements were:

Mr G D Green

V J Zammit

Mr D F Mann

Mr P H Whitehead

New trustees are recruited and appointed by the board of trustees. The board have been attempting to recruit new trustees for some time, but have been unable to find suitable candidates. .

None of the trustees has any beneficial interest in the company. All of the trustees are members of the company and guarantee to contribute £1 in the event of a winding up.

**TABOR CENTRE**

**TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT AND STRATEGIC REPORT) (CONTINUED)**

***FOR THE YEAR ENDED 31 MARCH 2024***

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The trustees' report, including the strategic report, was approved by the Board of Trustees.

**Mr D F Mann**

Dated: 8 October 2024

## **TABOR CENTRE**

### **INDEPENDENT EXAMINER'S REPORT**

#### **TO THE TRUSTEES OF TABOR CENTRE**

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I report to the trustees on my examination of the financial statements of Tabor Centre (the charity) for the year ended 31 March 2024.

#### **Responsibilities and basis of report**

As the trustees of the charity (and also its directors for the purposes of company law) you are responsible for the preparation of the financial statements in accordance with the requirements of the Companies Act 2006 (the 2006 Act).

Having satisfied myself that the financial statements of the charity are not required to be audited under Part 16 of the 2006 Act and are eligible for independent examination, I report in respect of my examination of the charity's financial statements carried out under section 145 of the Charities Act 2011 (the 2011 Act). In carrying out my examination I have followed all the applicable Directions given by the Charity Commission under section 145(5)(b) of the 2011 Act.

#### **Independent examiner's statement**

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

- 1 accounting records were not kept in respect of the charity as required by section 386 of the 2006 Act; or
- 2 the financial statements do not accord with those records; or
- 3 the financial statements do not comply with the accounting requirements of section 396 of the 2006 Act other than any requirement that the accounts give a true and fair view which is not a matter considered as part of an independent examination; or
- 4 the financial statements have not been prepared in accordance with the methods and principles of the Statement of Recommended Practice for accounting and reporting by charities applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102).

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

Jacqueline Frost ACA

**Independent Examiner**

TC Group  
11 De Grey Square  
De Grey Road  
Colchester  
Essex  
CO4 5YQ

Dated: 28 October 2024



**TABOR CENTRE**

**STATEMENT OF FINANCIAL ACTIVITIES  
INCLUDING INCOME AND EXPENDITURE ACCOUNT**

**FOR THE YEAR ENDED 31 MARCH 2024**

		Unrestricted funds 2024 £	Restricted funds 2024 £	Total 2024 £	Unrestricted funds 2023 £	Restricted funds 2023 £	Total 2023 £
	Notes						
<b>Income from:</b>							
Donations and legacies	3	19,266	5,379	24,645	26,543	1,192	27,735
Charitable activities	4	109,058	-	109,058	119,576	-	119,576
Other trading activities	5	4,258	-	4,258	3,470	-	3,470
Investments	6	1,199	-	1,199	1,027	-	1,027
<b>Total income</b>		<u>133,781</u>	<u>5,379</u>	<u>139,160</u>	<u>150,616</u>	<u>1,192</u>	<u>151,808</u>
<b>Expenditure on:</b>							
Raising funds	7	61	-	61	61	-	61
Charitable activities	8	178,463	22,499	200,962	188,384	20,557	208,941
<b>Total expenditure</b>		<u>178,524</u>	<u>22,499</u>	<u>201,023</u>	<u>188,445</u>	<u>20,557</u>	<u>209,002</u>
<b>Net expenditure</b>		<u>(44,743)</u>	<u>(17,120)</u>	<u>(61,863)</u>	<u>(37,829)</u>	<u>(19,365)</u>	<u>(57,194)</u>
Transfers between funds		-	-	-	1,066	(1,066)	-
<b>Net movement in funds</b>		<u>(44,743)</u>	<u>(17,120)</u>	<u>(61,863)</u>	<u>(36,763)</u>	<u>(20,431)</u>	<u>(57,194)</u>
<b>Reconciliation of funds:</b>							
Fund balances at 1 April 2023		<u>214,859</u>	<u>154,676</u>	<u>369,535</u>	<u>251,623</u>	<u>175,106</u>	<u>426,729</u>
<b>Fund balances at 31 March 2024</b>		<u>170,116</u>	<u>137,556</u>	<u>307,672</u>	<u>214,860</u>	<u>154,675</u>	<u>369,535</u>

The statement of financial activities includes all gains and losses recognised in the year.

All income and expenditure derive from continuing activities.

The statement of financial activities also complies with the requirements for an income and expenditure account under the Companies Act 2006.

**TABOR CENTRE****BALANCE SHEET****AS AT 31 MARCH 2024**

	Notes	2024 £	£	2023 £	£
<b>Fixed assets</b>					
Tangible assets	<b>12</b>		181,088		211,268
<b>Current assets</b>					
Debtors	<b>13</b>	16,134		13,485	
Cash at bank and in hand		116,724		151,569	
		<u>132,858</u>		<u>165,054</u>	
<b>Creditors: amounts falling due within one year</b>	<b>14</b>	<u>(6,274)</u>		<u>(6,787)</u>	
Net current assets			126,584		158,267
<b>Total assets less current liabilities</b>			<u>307,672</u>		<u>369,535</u>
<b>Income funds</b>					
Restricted funds	<b>15</b>		137,556		154,675
Unrestricted funds			170,116		214,860
			<u>307,672</u>		<u>369,535</u>

The company is entitled to the exemption from the audit requirement contained in section 477 of the Companies Act 2006, for the year ended 31 March 2024.

The directors acknowledge their responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of financial statements.

The members have not required the company to obtain an audit of its financial statements for the year in question in accordance with section 476.

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

The financial statements were approved by the Trustees on 8 October 2024

Mr G D Green  
Trustee

Mr D F Mann  
Trustee

**Company Registration No. 05051071**

## 1 Accounting policies

### Charity information

Tabor Centre is a private company limited by guarantee incorporated in England and Wales. The registered office is Weavers Park, Courtauld Road, Braintree, Essex, CM7 9BT, England.

### 1.1 Accounting convention

The financial statements have been prepared in accordance with the charity's SORP (FRS 102), the Companies Act 2006 and "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)" (as amended for accounting periods commencing from 1 January 2016). The charity is a Public Benefit Entity as defined by FRS 102.

The charity has taken advantage of the provisions in the SORP for charities applying FRS 102 Update Bulletin 1 not to prepare a Statement of Cash Flows.

The financial statements are prepared in sterling, which is the functional currency of the charity. Monetary amounts in these financial statements are rounded to the nearest £.

The financial statements have been prepared under the historical cost convention. The principal accounting policies adopted are set out below.

### Public benefit entity

The charity meets the definition of a public benefit entity under FRS 102 as its primary purpose is for social benefit.

### 1.2 Going concern

At the time of approving the financial statements, the trustees have a reasonable expectation that the charity has adequate resources to continue in operational existence for the foreseeable future. Thus the trustees continue to adopt the going concern basis of accounting in preparing the financial statements.

### 1.3 Charitable funds

Unrestricted funds are available for use at the discretion of the trustees in furtherance of their charitable objectives.

Restricted funds are subject to specific conditions by donors or grantors as to how they may be used. The purposes and uses of the restricted funds are set out in the notes to the financial statements.

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

### 1.4 Incoming resources

Income is recognised when the charity is legally entitled to it after any performance conditions have been met, the amounts can be measured reliably, and it is probable that income will be received:

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2024

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**1 Accounting policies**

**(Continued)**

- Donations and legacies are recognised on the earlier of the charity being notified of an impending distribution or the money being received.
- Grant income is recognised on the date that the charity is notified that a grant has been awarded.
- Income from charitable activities is recognised in the period to which the services were supplied.
- Fundraising income is recognised on the date that the income is received.
- Gifts donated for resale are recognised when they are resold.

No amounts are included in the financial statements for services donated by volunteers.

**1.5 Resources expended**

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

Grants offered subject to conditions which have not been met at the year end date are noted as a commitment but not accrued as expenditure.

The company has one activity, so all costs relate to that activity. No apportionment of costs is required.

**1.6 Tangible fixed assets**

Tangible fixed assets are initially measured at cost and subsequently measured at cost or valuation, net of depreciation and any impairment losses.

Depreciation is recognised so as to write off the cost or valuation of assets less their residual values over their useful lives on the following bases:

Short leasehold	straight line over the period of the 30 year lease
Physio equipment	33% reducing balance
Fixtures and fittings	10% reducing balance
Motor vehicles	25% reducing balance

The gain or loss arising on the disposal of an asset is determined as the difference between the sale proceeds and the carrying value of the asset, and is recognised in the statement of financial activities.

**1.7 Cash and cash equivalents**

Cash and cash equivalents include cash in hand, deposits held at call with banks, other short-term liquid investments with original maturities of three months or less, and bank overdrafts. Bank overdrafts are shown within borrowings in current liabilities.

**1.8 Taxation**

The charity is exempt from corporation tax on its charitable activities.

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2024

**1 Accounting policies** **(Continued)**

**1.9 Pension costs and retirement benefits**

The charitable company operates a defined contribution pension scheme. Contributions payable to the charitable company's pension scheme are charged to the Statement to the Financial Activities in the period to which they relate.

**2 Critical accounting estimates and judgements**

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

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

**3 Donations and legacies**

	Unrestricted funds	Restricted funds	Total
	2024	2024	2024
	£	£	£
Donations and gifts	19,266	5,379	24,645
	<u>19,266</u>	<u>5,379</u>	<u>24,645</u>
<b>For the year ended 31 March 2023</b>	<u>26,543</u>	<u>1,192</u>	<u>27,735</u>

**4 Charitable activities**

	Unrestricted funds	Total
	2024	2023
	£	£
Attendance	102,711	113,496
Lunch	4,231	4,044
Boccia	2,116	2,036
	<u>109,058</u>	<u>119,576</u>

**TABOR CENTRE****NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)****FOR THE YEAR ENDED 31 MARCH 2024**

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**5 Income from other trading activities**

	<b>Unrestricted funds 2024 £</b>	<b>Unrestricted funds 2023 £</b>
Fundraising events	4,258	3,470

**6 Income from investments**

	<b>Unrestricted funds 2024 £</b>	<b>Unrestricted funds 2023 £</b>
Other income	1,199	1,027

**7 Raising funds**

	<b>Unrestricted funds 2024 £</b>	<b>Total 2023 £</b>
Sundries	61	61

**TABOR CENTRE**

**NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)**

**FOR THE YEAR ENDED 31 MARCH 2024**

**8 Charitable activities**

	Day Care Centre	Day Care Centre
	2024	2023
	£	£
Staff costs	126,267	125,636
Premises	16,023	19,659
Transport	9,549	10,204
Catering	3,616	4,027
Activity and project costs	8,966	6,770
Boccia	1,203	999
Sundries	2,968	2,349
Depreciation of tangible assets	30,179	34,909
	<u>198,771</u>	<u>204,553</u>
Share of support costs (see note 9)	150	629
Share of governance costs (see note 9)	2,041	3,759
	<u>200,962</u>	<u>208,941</u>
<b>Analysis by fund</b>		
Unrestricted funds	178,463	188,384
Restricted funds	22,499	20,557
	<u>200,962</u>	<u>208,941</u>
<b>For the year ended 31 March 2023</b>		
Unrestricted funds	188,384	
Restricted funds	20,557	
	<u>208,941</u>	

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2024

9 Support costs

	Support costs	Governance costs	2024	2023
	£	£	£	£
Computer costs	150	-	150	629
Accountancy and legal fees	-	2,041	2,041	3,759
	<u>150</u>	<u>2,041</u>	<u>2,191</u>	<u>4,388</u>
Analysed between				
Charitable activities	<u>150</u>	<u>2,041</u>	<u>2,191</u>	<u>4,388</u>

Included in governance costs are Independent Examiner's fees of £1,800 (2023: £1,500).

10 Trustees

None of the trustees (or any persons connected with them) received any remuneration, expenses or other benefits from the charity during the year.

11 Employees

Number of employees

The average monthly number of employees during the year was:

	2024 Number	2023 Number
Carers	<u>9</u>	<u>9</u>

Employment costs

	2024 £	2023 £
Wages and salaries	122,999	121,506
Social security costs	1,491	2,158
Other pension costs	1,777	1,972
	<u>126,267</u>	<u>125,636</u>

There were no employees whose annual remuneration was £60,000 or more.



**TABOR CENTRE**

**NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)**

**FOR THE YEAR ENDED 31 MARCH 2024**

**12 Tangible fixed assets**

	Short leasehold	Physio equipment	Fixtures and fittings	Motor vehicles	Total
	£	£	£	£	£
<b>Cost</b>					
At 1 April 2023	424,027	7,203	48,990	127,498	607,718
At 31 March 2024	424,027	7,203	48,990	127,498	607,718
<b>Depreciation and impairment</b>					
At 1 April 2023	283,517	5,376	30,488	77,070	396,451
Depreciation charged in the year	15,054	603	1,915	12,607	30,179
At 31 March 2024	298,571	5,979	32,403	89,677	426,630
<b>Carrying amount</b>					
At 31 March 2024	125,456	1,224	16,587	37,821	181,088
At 31 March 2023	140,510	1,827	18,503	50,428	211,268

Leasehold premises costs relate to the cost of refurbishing and enlarging the premises owned by the local authority. The costs were funded by a grant from the Big Lottery Fund, and cannot be sold without the permission of the fund.

**13 Debtors**

	2024	2023
	£	£
<b>Amounts falling due within one year:</b>		
Prepayments and accrued income	16,134	13,485

**14 Creditors: amounts falling due within one year**

	2024	2023
	£	£
Other creditors	1,309	1,502
Accruals and deferred income	4,965	5,285
	6,274	6,787

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2024

15 Restricted funds

The restricted funds of the charity comprise the unexpended balances of donations and grants held on trust subject to specific conditions by donors as to how they may be used.

	Balance at 1 April 2023	Incoming resources	Resources expended	Balance at 31 March 2024
	£	£	£	£
Other	8,695	5,379	(2,998)	11,076
Big Lottery	140,510	-	(15,054)	125,456
Mid Essex PCT	57	-	-	57
Physio Equipment	1,740	-	(788)	952
ECF Furniture	66	-	(66)	-
Physio	2,951	-	(2,951)	-
ECC Covid Infection Control	657	-	(642)	15
	<u>154,676</u>	<u>5,379</u>	<u>(22,499)</u>	<u>137,556</u>

**Big Lottery - Property**

Represents funding received in 2004 to help fund the refurbishment and enlargement of the leasehold premises. The building is depreciated over the term of the lease of 30 years and the relevant proportion is charged to the fund each year.

**ECF Furniture**

Funding was received to buy office equipment.

**Physio**

Funding received from various grants to enable continued weekly sessions from Physiotherapist for 2022 and 2023.

**ECC Covid Infection Control**

Funds received from local authority in 2020/21 to purchase specific Covid control items and cover overtime necessitated by Covid. The majority of the funds were unused and, with the agreement of the local authority, were retained as payment for unrestricted monthly attendance fees. This arrangement was treated in the 2021/22 accounts as a repayment of the original restricted grants and the receipt of unrestricted attendance fees. A small balance remains on the fund to cover other Covid expenses.

**Other funds**

Represents smaller funds where money has been collected for specific purposes and the money collected has not yet been spent.

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2024

## 16 Analysis of net assets between funds

	Unrestricted funds 2024 £	Restricted funds 2024 £	Total 2024 £
<b>At 31 March 2024:</b>			
Tangible assets	55,632	125,456	181,088
Current assets/(liabilities)	114,484	12,100	126,584
	<u>170,116</u>	<u>137,556</u>	<u>307,672</u>
	<u><u>170,116</u></u>	<u><u>137,556</u></u>	<u><u>307,672</u></u>
	Unrestricted funds 2023 £	Restricted funds 2023 £	Total 2023 £
<b>At 31 March 2023:</b>			
Tangible assets	70,758	140,510	211,268
Current assets/(liabilities)	144,102	14,165	158,267
	<u>214,860</u>	<u>154,675</u>	<u>369,535</u>
	<u><u>214,860</u></u>	<u><u>154,675</u></u>	<u><u>369,535</u></u>

## 17 Financial commitments, guarantees and contingent liabilities

The charity has a 30 year lease for the land and premises it occupies. The lease provides for an annual peppercorn rent of £1. The premises are required to be maintained in good repairs both internally and externally and decorated as often as necessary. The landlord inspects the property annually. No liability is included in the accounts for the rent or repairs obligations.

## 18 Related party transactions

There were no disclosable related party transactions during the year (2023 - none).