

BLACKBURN YMCA

ANNUAL REPORT AND UNAUDITED FINANCIAL STATEMENTS

FOR THE YEAR ENDED 31 MARCH 2023

Company Registration No. 05194135 (England and Wales)

Charity Registration No. 1106198

Homes England PRP Number: 4639

BLACKBURN YMCA

LEGAL AND ADMINISTRATIVE INFORMATION

Trustees	Mr A Drake	
	Mr D Hall-Davies	
	M R Mulloy	
	Mr G Oatridge	
	Mr B R Cooke	
	Ms S Hartley	
	Mrs J Browne	(Appointed 27 September 2022)
	Mr M D Pattinson	(Appointed 25 October 2022)
	Mrs L Prentice	(Appointed 25 October 2022)
Secretary	M Lloyd	
Charity number	1106198	
Company number	05194135	
Homes England PRP Number	4639	
Registered office	St Albans Road Lytham St Annes Lancashire FY8 1XD	
Auditor	Champion Accountants LLP Unit 2 Olympic Court Whitehills Business Park Blackpool Lancashire FY4 5GU	

BLACKBURN YMCA

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BLACKBURN YMCA

TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) FOR THE YEAR ENDED 31 MARCH 2023

The trustees present their annual report and financial statements for the year ended 31 March 2023.

The financial statements have been prepared in accordance with the accounting policies set out in note 2 to the financial statements and comply with the charity's Memorandum & Articles of Association, 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's objects are to help young people, particularly at the time of need, regardless of gender, race, ability or faith. The policies adopted in furtherance of these objects arise from the acceptance of the "Basis of Union" adapted by the British Young Men's Christian Association in 1973, that is to say:

"The YMCA seeks to unite those unto, regarding Jesus Christ as their God and Saviour according to the Holy Scriptures, desire to be his disciples in their faith and in their life, and to associate the efforts for the extension of his Kingdom."

Accordingly the objectives of the charity are:

- i) To unite those who, regarding Jesus Christ as their God and Saviour according to the Holy Scriptures, desire to be his disciples in their faith and in their life, and to associate their efforts for the extension of his Kingdom.
- ii) To lead young people to the Lord Jesus Christ and to fullness of life in him.
- iii) To provide or assist in the provision in the interest of social welfare of facilities for recreation and other leisure time occupation for men, women and children with the object of improving their conditions of life.
- iv) To provide or assist in the provision of education for persons of all ages with the object of developing their physical, mental or spiritual capacities.
- v) To relieve or assist in the relief of persons of all ages who are in conditions of need, hardship or distress by reason of their social, physical or economic circumstances.
- vi) To provide residential accommodation or social housing for persons of all ages who are in need, hardship or distress by reason of their social, physical or economic circumstances.

The trustees have paid due regard to guidance issued by the Charity Commission in deciding what activities the charity should undertake.

Achievements and performance

The Trustees were pleased to see the key work of the charity successfully continue to deliver and develop. The fifth operational year has seen the successful completion of the YMCA Bolton development, increasing our housing offer by an additional 40 units of accommodation.

The final quarter of this year saw the commencement of the New College development in Wellington, an ambitious project to restore a grade 2 listed building enabling a further 28 units of accommodation. We have further expanded our work within the Telford and Wrekin area by working with a number of supported housing providers to add value to their housing offers through a management arrangement with Blackburn YMCA.

Looking ahead we continue to respond to new opportunities from our current providers and offer the option to work with other providers to develop and improve upon housing opportunities for people in need. The Wellington development is scheduled to complete in the final quarter of 23/24. The board remains confident it has the skills and expertise to oversee this work.

BLACKBURN YMCA

TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2023

Financial review

The results for the year show a surplus on activities before revaluation of investment properties of £289,012 (2022 : £322,108). Total funds carried forward to next year are £4,426,127 (2022 : £4,138,647), comprising restricted funds of £nil (2022 : £727,500) and unrestricted funds of £4,426,127 (2022 : £3,411,147). Included within unrestricted funds is a designated fund for major property repairs of £318,110.

It is the policy of the charity that unrestricted funds which have not been designated for a specific use should be maintained at a level equivalent to between three and six month's expenditure. The trustees consider that reserves at this level will ensure that, in the event of a significant drop in funding, they will be able to continue the charity's current activities while consideration is given to ways in which additional funds may be raised.

The trustees have assessed the major risks to which the charity is exposed, and are satisfied that systems are in place to mitigate exposure to the major risks.

Structure, governance and management

The charity is a company limited by guarantee. The company was established under a Memorandum of Association which established the objects and powers of the charitable company and is governed under its Articles of Association. In the event of the company being wound up, members are required to contribute an amount not exceeding £1.

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 A Drake	
Mr D Hall-Davies	
M R Mulloy	
Mr C N Seamarks	(Resigned 19 October 2022)
Mr G Oatridge	
Mr B R Cooke	
Ms S Hartley	
M Lloyd	(Appointed 7 September 2022 and resigned 22 August 2023)
Mrs J Browne	(Appointed 27 September 2022)
Mr M D Pattinson	(Appointed 25 October 2022)
Mrs L Prentice	(Appointed 25 October 2022)

All new Trustees undergo an appropriate induction programme.

None of the trustees has any beneficial interest in the company.

The Board receives support from Fylde Coast YMCA in respect of accounting and other functions.

Auditor

In accordance with the company's articles, a resolution proposing that Champion Accountants LLP be reappointed as auditor of the company will be put at a General Meeting.

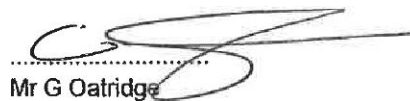
BLACKBURN YMCA

TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED) FOR THE YEAR ENDED 31 MARCH 2023

Disclosure of information to auditor

Each of the trustees has confirmed that there is no information of which they are aware which is relevant to the audit, but of which the auditor is unaware. They have further confirmed that they have taken appropriate steps to identify such relevant information and to establish that the auditor is aware of such information.

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



Mr G Oatridge
Trustee

Date: 12.9.23

BLACKBURN YMCA

STATEMENT OF TRUSTEES' RESPONSIBILITIES

FOR THE YEAR ENDED 31 MARCH 2023

The trustees, who are also the directors of Blackburn YMCA for the purpose 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 which give a true and fair view of the state of affairs of the charity and of the incoming resources and application of resources, including the income and expenditure, of the charitable company for that year.

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 judgements and 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; and
- 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 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.

BLACKBURN YMCA

INDEPENDENT AUDITOR'S REPORT

TO THE MEMBERS OF BLACKBURN YMCA

Opinion

We have audited the financial statements of Blackburn YMCA (the 'charity') for the year ended 31 March 2023 which comprise the statement of financial activities, the balance sheet, the statement of cash flows and notes to the financial statements, including significant accounting policies. The financial reporting framework that has been applied in their preparation is applicable law and United Kingdom Accounting Standards, including Financial Reporting Standard 102 *The Financial Reporting Standard applicable in the UK and Republic of Ireland* (United Kingdom Generally Accepted Accounting Practice) and the Statement of Recommended Practice (SORP) for Social Housing Providers 2018.

In our opinion, the financial statements:

- give a true and fair view of the state of the charitable company's affairs as at 31 March 2023 and of its 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.

Basis for opinion

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

Conclusions relating to going concern

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

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

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

Other information

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

We have nothing to report in this regard.

BLACKBURN YMCA

INDEPENDENT AUDITOR'S REPORT (CONTINUED)

TO THE MEMBERS OF BLACKBURN YMCA

Opinions on other matters prescribed by the Companies Act 2006

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

- the information given in the trustees' report for the financial year for which the financial statements are prepared, which includes the directors' report prepared for the purposes of company law, is consistent with the financial statements; and
- the directors' report included within 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 the knowledge and understanding of the charity and its environment obtained in the course of the audit, we have not identified material misstatements in the directors' report included within the trustees' report.

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

- adequate accounting records have not been kept, or returns adequate for our audit have not been received from branches not visited by us; or
- the 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.

Responsibilities of trustees

As explained more fully in the statement of trustees' responsibilities, the trustees, who are also the directors of the charity for the purpose 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 charity's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the trustees either intend to liquidate the charitable company or to cease operations, or have no realistic alternative but to do so.

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

The extent to which our procedures are capable of detecting irregularities, including fraud, is detailed below.

BLACKBURN YMCA

INDEPENDENT AUDITOR'S REPORT (CONTINUED)

TO THE MEMBERS OF BLACKBURN YMCA

As part of our planning process:

- We enquired of management the systems and controls the company has in place, the areas of the financial statements that are mostly susceptible to the risk of irregularities and fraud, and whether there was any known, suspected or alleged fraud. Management did not inform us of any known, suspected or alleged fraud.
- We obtained an understanding of the legal and regulatory frameworks applicable to the company. We determined that the following were most relevant: FRS 102, Companies Act 2006 and compliance with registered housing association regulations.
- We considered the incentives and opportunities that exist in the company, including the extent of management bias, which present a potential for irregularities and fraud to be perpetrated, and tailored our risk assessment accordingly.
- Using our knowledge of the company, together with the discussions held with management at the planning stage, we formed a conclusion on the risk of misstatement due to irregularities including fraud, and tailored our procedures according to this risk assessment.

The key procedures we undertook to detect irregularities including fraud during the course of the audit included:

- Identifying and testing journal entries in the overall accounting records, in particular those that were significant and unusual.
- Reviewing the financial statement disclosures and determining whether accounting policies have been appropriately applied.
- Reviewing and challenging the assumptions and judgements used by management in their significant accounting estimates, in particular in relation to investment property valuations.
- Assessing the extent of compliance with the relevant laws and regulations.
- Testing key revenue streams, in particular cut-off, for evidence of management bias.
- Obtaining third party confirmation of material bank balances.
- Documenting and verifying all significant related party balances and transactions.

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. 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 is available on the Financial Reporting Council's website at: <https://www.frc.org.uk/auditorsresponsibilities>. This description forms part of our auditor's report.

Use of our report

This report is made solely to the charitable company's members, as a body, in accordance with Chapter 3 of Part 16 of the Companies Act 2006. 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 auditor's report and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the charitable company and the charitable company's members as a body, for our audit work, for this report, or for the opinions we have formed.

BLACKBURN YMCA

INDEPENDENT AUDITOR'S REPORT (CONTINUED)

TO THE MEMBERS OF BLACKBURN YMCA

D L Thorn

Deborah Thorn FCA (Senior Statutory Auditor)
for and on behalf of Champion Accountants LLP

Chartered Accountants
Statutory Auditor

22.9.23
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Unit 2 Olympic Court
Whitehills Business Park
Blackpool
Lancashire
FY4 5GU

BLACKBURN YMCA

STATEMENT OF FINANCIAL ACTIVITIES INCLUDING INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 31 MARCH 2023

		Unrestricted funds 2023	Restricted funds 2023	Total 2023	Unrestricted funds 2022 as restated	Restricted funds 2022 as restated	Total 2022 as restated
	Notes	£	£	£	£	£	£
Income and endowments from:							
Charitable activities	3	-	269,554	269,554	-	209,200	209,200
Investments	4	612,332	-	612,332	498,563	-	498,563
Other income	5	6,127	-	6,127	28,927	-	28,927
Total income		618,459	269,554	888,013	527,490	209,200	736,690
Expenditure on:							
Charitable activities	7	388,817	-	388,817	209,444	79,582	289,026
Other	11	210,184	-	210,184	125,556	-	125,556
Total expenditure		599,001	-	599,001	335,000	79,582	414,582
Net incoming resources before transfers		19,458	269,554	289,012	192,490	129,618	322,108
Gross transfers between funds		997,054	(997,054)	-	209,200	(209,200)	-
Net income/(expenditure) for the year/ Net incoming/(outgoing) resources		1,016,512	(727,500)	289,012	401,690	(79,582)	322,108
Other recognised gains and losses							
Actuarial loss on defined benefit pension schemes		(1,532)	-	(1,532)	(9,242)	-	(9,242)
Net movement in funds		1,014,980	(727,500)	287,480	392,448	(79,582)	312,866
Fund balances at 1 April 2022		3,411,147	727,500	4,138,647	3,018,699	807,082	3,825,781
Fund balances at 31 March 2023		4,426,127	-	4,426,127	3,411,147	727,500	4,138,647

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.


BLACKBURN YMCA

BALANCE SHEET

AS AT 31 MARCH 2023

		2023		2022 as restated	
	Notes	£	£	£	£
Fixed assets					
Tangible assets	12	5,475,982		4,675,444	
Investment properties	13	7,031,203		7,031,203	
		<u>12,507,185</u>		<u>11,706,647</u>	
Current assets					
Debtors	14	5,413		210,067	
Cash at bank and in hand		507,108		493,164	
		<u>512,521</u>		<u>703,231</u>	
Creditors: amounts falling due within one year	16	<u>(444,678)</u>		<u>(473,193)</u>	
Net current assets			67,843		230,038
Total assets less current liabilities			<u>12,575,028</u>		<u>11,936,685</u>
Creditors: amounts falling due after more than one year	17		(8,131,247)		(7,778,627)
Provisions for liabilities	19		<u>(17,654)</u>		<u>(19,411)</u>
Net assets			<u>4,426,127</u>		<u>4,138,647</u>
Income funds					
Restricted funds	22		-		727,500
<u>Unrestricted funds</u>					
Designated funds	21	356,748		213,592	
General unrestricted funds		<u>4,069,379</u>		<u>3,197,555</u>	
			<u>4,426,127</u>		<u>3,411,147</u>
			<u>4,426,127</u>		<u>4,138,647</u>

The financial statements were approved by the Trustees on 12.9.23


Mr G Oatridge
Trustee

Company Registration No. 05194135

BLACKBURN YMCA

STATEMENT OF CASH FLOWS

FOR THE YEAR ENDED 31 MARCH 2023

		2023		2022 as restated	
	Notes	£	£	£	£
Cash flows from operating activities					
Cash generated from operations	27		347,247		115,390
Investing activities					
Purchase of tangible fixed assets		(858,181)		(4,304,294)	
Investment income received		612,332		498,563	
Net cash used in investing activities			(245,849)		(3,805,731)
Financing activities					
Proceeds from borrowings		-		90,000	
Proceeds of new bank loans		-		2,291,350	
Repayment of bank loans		(87,454)		(81,737)	
Net cash (used in)/generated from financing activities			(87,454)		2,299,613
Net increase/(decrease) in cash and cash equivalents			13,944		(1,390,728)
Cash and cash equivalents at beginning of year			493,164		1,883,892
Cash and cash equivalents at end of year			507,108		493,164

BLACKBURN YMCA

STATEMENT OF CASH FLOWS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2023

1 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.

2 Accounting policies

Charity information

Blackburn YMCA is a private company limited by guarantee incorporated in England and Wales. The registered office is St Albans Road, Lytham St Annes, Lancashire, FY8 1XD.

2.1 Accounting convention

The financial statements have been prepared in accordance with the charity's Memorandum & Articles of Association, 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 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, modified to include the revaluation of freehold properties and to include investment properties and certain financial instruments at fair value. The principal accounting policies adopted are set out below.

2.2 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.

The charity successfully completed a significant development in the current accounting period. Funding for this project was secured through grants, donations and loans and was in line with budgeted expenditure.

2.3 Charitable funds

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

Designated funds comprise funds which have been set aside at the discretion of the trustees for specific purposes. The purposes and uses of the designated funds are set out in the notes to the financial statements.

Restricted funds are subject to specific conditions by donors 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.

Endowment funds are subject to specific conditions by donors that the capital must be maintained by the charity.

BLACKBURN YMCA

NOTES TO THE FINANCIAL STATEMENTS

FOR THE YEAR ENDED 31 MARCH 2023

2 Accounting policies

(Continued)

2.4 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.

Cash donations are recognised on receipt. Other donations are recognised once the charity has been notified of the donation, unless performance conditions require deferral of the amount. Income tax recoverable in relation to donations received under Gift Aid or deeds of covenant is recognised at the time of the donation.

Legacies are recognised on receipt or otherwise if the charity has been notified of an impending distribution, the amount is known, and receipt is expected. If the amount is not known, the legacy is treated as a contingent asset.

Non-government grants

Grants from non-government sources are recognised when received.

Social Housing and other government grants

Where developments have been financed wholly or partly by social housing or other grants, the amount of the grant received has been included as deferred income and recognised in turnover over the estimated useful life of the asset structure, under the accruals basis. No turnover is recognised until the development is complete.

Rental income is accounted for when receivable.

2.5 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 cost related to the category. Where costs cannot be directly attributed to particular headings, they have been allocated to activities on a basis consistent with the use of resources.

2.6 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:

Leasehold improvements

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.

Tangible fixed assets include the cost of assets in the course of construction, which will be transferred to investment properties when complete and tenanted.

2.7 Investment properties

Investment property, which is property held to earn rentals and/or for capital appreciation, is initially recognised at cost, which includes the purchase cost and any directly attributable expenditure. Subsequently it is measured at fair value at the reporting end date. The surplus or deficit on revaluation is recognised in profit or loss.

BLACKBURN YMCA

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2023

2 Accounting policies

(Continued)

2.8 Impairment of fixed assets

At each reporting end date, the charity reviews the carrying amounts of its tangible assets to determine whether there is any indication that those assets have suffered an impairment loss. If any such indication exists, the recoverable amount of the asset is estimated in order to determine the extent of the impairment loss (if any).

2.9 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.

2.10 Financial instruments

The charity has elected to apply the provisions of Section 11 'Basic Financial Instruments' and Section 12 'Other Financial Instruments Issues' of FRS 102 to all of its financial instruments.

Financial instruments are recognised in the charity's balance sheet when the charity becomes party to the contractual provisions of the instrument.

Financial assets and liabilities are offset, with the net amounts presented in the financial statements, when there is a legally enforceable right to set off the recognised amounts and there is an intention to settle on a net basis or to realise the asset and settle the liability simultaneously.

Basic financial assets

Basic financial assets, which include debtors and cash and bank balances, are initially measured at transaction price including transaction costs and are subsequently carried at amortised cost using the effective interest method unless the arrangement constitutes a financing transaction, where the transaction is measured at the present value of the future receipts discounted at a market rate of interest. Financial assets classified as receivable within one year are not amortised.

Basic financial liabilities

Basic financial liabilities, including creditors and bank loans are initially recognised at transaction price unless the arrangement constitutes a financing transaction, where the debt instrument is measured at the present value of the future payments discounted at a market rate of interest. Financial liabilities classified as payable within one year are not amortised.

Debt instruments are subsequently carried at amortised cost, using the effective interest rate method.

Trade creditors are obligations to pay for goods or services that have been acquired in the ordinary course of operations from suppliers. Amounts payable are classified as current liabilities if payment is due within one year or less. If not, they are presented as non-current liabilities. Trade creditors are recognised initially at transaction price and subsequently measured at amortised cost using the effective interest method.

Derecognition of financial liabilities

Financial liabilities are derecognised when the charity's contractual obligations expire or are discharged or cancelled.

2.11 Employee benefits

The cost of any unused holiday entitlement is recognised in the period in which the employee's services are received.

Termination benefits are recognised immediately as an expense when the charity is demonstrably committed to terminate the employment of an employee or to provide termination benefits.

2.12 Retirement benefits

Payments to defined contribution retirement benefit schemes are charged as an expense as they fall due.

BLACKBURN YMCA

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2023

2 Accounting policies

(Continued)

Blackburn YMCA participated in a multi-employer defined benefit pension plan for employees of YMCAs in England, Scotland and Wales, which was closed to new members and accruals on 30 April 2007. The plan's actuary has advised that it is not possible to separately identify the assets and liabilities relating to Blackburn YMCA, therefore the scheme is accounted for as a defined contribution scheme.

As described in note 20, Blackburn YMCA has a contractual obligation to make pension deficit payments of £4,345 per annum over the period to April 2029, accordingly this is shown as a liability in these accounts. In addition, Blackburn YMCA is required to contribute £832 per annum to the operating expenses of the Pension Plan and these costs are charged to the Statement of Financial Activities as made.

3 Charitable activities

	Charitable Income 2023 £	Charitable Income 2022 as restated £
Performance related grants	-	200,000
Grant amortisation	269,554	9,200
	<u>269,554</u>	<u>209,200</u>

4 Investments

	Unrestricted funds 2023 £	Unrestricted funds 2022 as restated £
Rental income	612,117	498,552
Income from listed investments	215	11
	<u>612,332</u>	<u>498,563</u>

5 Other income

	Unrestricted funds 2023 £	Unrestricted funds 2022 as restated £
Other income	<u>6,127</u>	<u>28,927</u>

BLACKBURN YMCA

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 31 MARCH 2023

6 Support costs

	Support costs	Governance costs	2023	Support costs	Governance costs	2022 as restated
	£	£	£	£	£	£
Operating lease charges	5,415	-	5,415	65,000	-	65,000
Central management cost	16,491	-	16,491	38,954	-	38,954
Audit fees	-	5,740	5,740	-	4,840	4,840
Legal and professional	-	91,349	91,349	-	24,049	24,049
Bank charges	-	116	116	-	16,489	16,489
	<u>21,906</u>	<u>97,205</u>	<u>119,111</u>	<u>103,954</u>	<u>45,378</u>	<u>149,332</u>
Analysed between						
Charitable activities	<u>21,906</u>	<u>97,205</u>	<u>119,111</u>	<u>103,954</u>	<u>45,378</u>	<u>149,332</u>

Governance costs includes payments to the auditors of £5,740 (2022 as restated- £4,840) for audit fees.

7 Charitable activities

	Charitable Expenditure 2023	Charitable Expenditure 2022 as restated
	£	£
Staff costs	43,966	37,126
Depreciation and impairment	57,642	662
Grant to Bolton YMCA	80,000	-
Repairs & maintenance	44,461	74,683
Property insurance	30,650	21,918
Motor & travel expenses	4,451	997
Telephone	159	55
Postage & stationery	-	1,792
Grant funded programmes	3,785	2,461
Charitable expenditure heading 12	4,592	-
	<u>269,706</u>	<u>139,694</u>
Share of support costs (see note 6)	21,906	103,954
Share of governance costs (see note 6)	97,205	45,378
	<u>388,817</u>	<u>289,026</u>
Analysis by fund		
Unrestricted funds	388,817	209,444
Restricted funds	-	79,582
	<u>-</u>	<u>-</u>

BLACKBURN YMCA

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 31 MARCH 2023

8 Trustees

During the year trustee expenses totalling £nil (2022: £37) were paid.

9 Employees

The average monthly number of employees during the year was:

	2023 Number	2022 as restated Number
	1	1
	<u>1</u>	<u>1</u>
Employment costs	2023	2022 as restated
	£	£
Wages and salaries	42,867	36,314
Other pension costs	1,099	812
	<u>43,966</u>	<u>37,126</u>

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

10 Taxation

The charity is exempt from tax on income and gains falling within section 505 of the Taxes Act 1988 or section 252 of the Taxation of Chargeable Gains Act 1992 to the extent that these are applied to its charitable objects.

BLACKBURN YMCA

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 31 MARCH 2023

11 Other

	Unrestricted funds	Unrestricted funds
	2023	2022 as restated
Net loss on disposal of tangible fixed assets	-	2,648
Financing costs	210,184	122,908
	<u>210,184</u>	<u>122,908</u>

12 Tangible fixed assets

	Leasehold improvements	Assets under construction	Total
	£	£	£
Cost			
At 1 April 2022	-	4,675,443	4,675,443
Additions	-	858,181	6,391,805
Transfer to Leasehold property	5,533,624	(5,533,624)	-
	<u>5,533,624</u>	<u>-</u>	<u>5,533,624</u>
At 31 March 2023	5,533,624	-	5,533,624
Depreciation and impairment			
Depreciation charged in the year	57,642	-	57,642
	<u>57,642</u>	<u>-</u>	<u>57,642</u>
At 31 March 2023	57,642	-	57,642
Carrying amount			
At 31 March 2023	5,475,982	-	5,475,982
	<u>5,475,982</u>	<u>-</u>	<u>5,475,982</u>
At 31 March 2022	-	4,675,444	4,675,444
	<u>-</u>	<u>4,675,444</u>	<u>4,675,444</u>

The Assets in the course of construction were completed in the year and subsequently transferred to leasehold properties.

13 Investment property

	2023 £
Fair value	
At 1 April 2022 and 31 March 2023	<u>7,031,203</u>

BLACKBURN YMCA

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 MARCH 2023

13 Investment property

(Continued)

Investment properties acquired from YMCA England, which are occupied by individual YMCA's, were valued by Jones Lang LaSalle Limited in March 2015, for the purposes of the sale by YMCA England. The properties were valued on an existing use basis with occupation by a Registered Provider of Social Housing.

Subsequent acquisitions have been valued by Jones Lang LaSalle Limited and having been acquired at a discount from YMCA England, have been revalued on an existing use basis.

The trustees consider the market value of the current investment properties to be fairly stated in the financial statements.

14 Debtors

	2023	2022 as restated
	£	£
Amounts falling due within one year:		
Trade debtors	5,092	2,567
Other debtors	-	207,500
Prepayments and accrued income	321	-
	<u>5,413</u>	<u>210,067</u>

15 Loans and overdrafts

	2023	2022 as restated
	£	£
Bank loans	5,197,182	5,287,426
Other loans	92,790	90,000
	<u>5,289,972</u>	<u>5,377,426</u>
Payable within one year	143,193	130,321
Payable after one year	<u>5,146,779</u>	<u>5,247,105</u>
Amounts included above which fall due after five years:		
Payable by instalments	<u>(4,131,643)</u>	<u>(4,444,683)</u>

The long term bank loans are secured by:

- a) a first debenture creating a fixed and floating charge over the assets of the charitable company
- b) a first legal mortgage over the freehold property at Halton YMCA
- c) a first legal mortgage over six of the YMCA tenanted investment properties
- d) legal mortgage over the Bolton property

The bank loans are repayable over a 25 year period by monthly instalments expiring in 2043 and 2044.

BLACKBURN YMCA

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 31 MARCH 2023

16 Creditors: amounts falling due within one year

	Notes	2023 £	2022 as restated £
Bank loans	15	135,693	122,821
Other borrowings		7,500	7,500
Other taxation and social security		(6,313)	(1,792)
Deferred income	18	262,028	262,028
Payments received on account		5,807	-
Trade creditors		27,836	64,376
Accruals and deferred income		12,127	18,260
		<u>444,678</u>	<u>473,193</u>

17 Creditors: amounts falling due after more than one year

	Notes	2023 £	2022 as restated £
Bank loans	15	5,061,489	5,164,605
Other borrowings		85,290	82,500
Deferred income	18	2,809,468	2,356,522
Other creditors		175,000	175,000
		<u>8,131,247</u>	<u>7,778,627</u>

The loan of £175,000 is unsecured, interest free and with no fixed repayment terms.

18 Deferred income

	2023 £	2022 as restated £
Arising from government grants	2,841,246	2,388,300
Other deferred income	230,250	230,250
	<u>3,071,496</u>	<u>2,618,550</u>

Deferred income is included in the financial statements as follows:

BLACKBURN YMCA

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2023

18 Deferred income		(Continued)	
		2023	2022 as restated
		£	£
Deferred income is included within:			
Current liabilities		262,028	262,028
Non-current liabilities		2,809,468	2,356,522
		<u>3,071,496</u>	<u>2,618,550</u>
Movements in the year:			
Deferred income at 1 April 2022		2,618,550	2,167,500
Released from previous periods		(269,554)	(9,200)
Resources deferred in the year		722,500	460,250
		<u>3,071,496</u>	<u>2,618,550</u>
Deferred income at 31 March 2023			
		<u>3,071,496</u>	<u>2,618,550</u>
19 Provisions for liabilities		2023	2022 as restated
	Notes	£	£
Retirement benefit obligations	20	17,654	19,411
		<u>17,654</u>	<u>19,411</u>

20 Retirement benefit schemes

Defined contribution schemes

The charity operates a defined contribution pension scheme for all qualifying employees. The assets of the scheme are held separately from those of the charity in an independently administered fund.

The charge to profit or loss in respect of defined contribution schemes was £1,099 (2022 as restated - £812).

Defined benefit schemes

Blackburn YMCA participated in a contributory pension plan providing defined benefits based on final pensionable pay for employees of YMCA's in England, Scotland and Wales. The assets of the YMCA Pension Plan are held separately from those of Blackburn YMCA and at the year end these were invested in the Mercer Dynamic De-Risking Solution, 62% matching portfolio and 38% in the growth portfolio and Schroder (property units only).

BLACKBURN YMCA

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 31 MARCH 2023

20 Retirement benefit schemes

(Continued)

Valuation

The most recently completed three year valuation was as at 1 May 2020. The assumptions used which have the most significant effect on the results of the valuation are those relating to assumed rates of return on assets held before and after retirement of 2.59% and 1.09% respectively, the increase in pensions in payment of 2.99%, (for RPI capped at 5% per annum), and the average life expectancy from normal retirement age (of 65) for a current male pensioner of 22.0 years, female 24.4 years, and 23.7 years for male pensioners, female 26.1 years, retiring in 20 years time. The result of the valuation showed that the actuarial value of the assets were £146.1m which represented 79% of the benefits that had accrued to members.

The Pension Plan was closed to new members and future service accrual with effect from 30 April 2007. With the removal of the salary linkage for benefits all employed deferred members became deferred members as from 1 May 2011.

The valuation prepared as at 1 May 2020 showed that the YMCA Pension Plan had a deficit of £39 million. Blackburn YMCA has been advised that it will need to make monthly contributions of £292.77 from 1 May 2022. This amount is based on the current actuarial assumptions (as outlined above) and may vary in the future as a result of actual performance of the Pension Plan. Agreed future deficit contributions have been discounted using a rate of 3% (2022 : 3%). The current recovery period is 6 years commencing 1st May 2023.

In addition, Blackburn YMCA may have further liabilities in the event of non-payment by other participating YMCAs of their share of the YMCA Pension Plan's deficit. It is not possible to quantify the potential amount that Blackburn YMCA may be called upon to pay in the future.

The amounts included in the balance sheet arising from the charity's obligations in respect of defined benefit plans are as follows:

	2023	2022 as restated
	£	£
Due within one year	3,513	3,411
1 - 2 years	3,408	3,309
2 - 5 years	9,622	9,344
After 5 years	1,111	3,347
Total liability recognised	17,654	19,411

BLACKBURN YMCA

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 31 MARCH 2023

21 Designated funds

The income funds of the charity include the following designated funds which have been set aside out of unrestricted funds by the trustees for specific purposes:

	Movement in funds			Movement in funds			Balance at 31 March 2023
	Balance at 1 April 2021	Incoming resources	Resources expended	Balance at 1 April 2022	Incoming resources	Resources expended	
	£	£	£	£	£	£	£
Major repairs fund	108,452	147,928	(42,788)	213,592	147,926	(43,408)	318,110
	<u>108,452</u>	<u>147,928</u>	<u>(42,788)</u>	<u>213,592</u>	<u>147,926</u>	<u>(43,408)</u>	<u>318,110</u>

Each member YMCA contributes an annual amount towards the major repairs fund. Major repairs have been estimated over a 25 year period and the contribution has been averaged. Individual YMCA's should not exceed their own accumulated reserve, but if this occurs, Blackburn YMCA will use pooled resources temporarily.

BLACKBURN YMCA

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2023

22 Restricted funds

The income funds of the charity include restricted funds comprising the following unexpended balances of donations and grants held on trust for specific purposes:

	Balance at 1 April 2021 £	Movement in funds			Transfers £	Balance at 1 April 2022 £	Movement in funds			Transfers £	Balance at 31 March 2023 £
		Incoming resources £	Resources expended £				Incoming resources £				
Bolton YMCA	567,500	-	(65,000)		-	502,500	-			(502,500)	-
Big Lottery New Beginning	14,232	-	(14,232)		-	-	-			-	-
Donation	350	-	(350)		-	-	-			-	-
Garfield Weston	100,000	-	-		-	100,000	-			(100,000)	-
Clothworkers	90,000	-	-		-	90,000	-			(90,000)	-
Fylde Borough Council S106 Victoria Road	-	200,000	-		(200,000)	-	-			-	-
Beatrice Laing	35,000	-	-		-	35,000	-			(35,000)	-
Homes England - Victoria Road	-	9,200	-		(9,200)	-	9,200			(9,200)	-
All Churches	-	-	-		-	-	100,000			(100,000)	-
Sir James & Lady Scott Trust	-	-	-		-	-	30,000			(30,000)	-
Land Aid	-	-	-		-	-	90,250			(90,250)	-
Bradshaw Gass Trust	-	-	-		-	-	10,000			(10,000)	-
Homes England - Bolton	-	-	-		-	-	30,104			(30,104)	-
	21,741	209,200	(79,582)		(209,200)	727,500	269,554			(997,054)	-

BLACKBURN YMCA

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2023

22 Restricted funds

(Continued)

New Beginning - A peer-led project aimed at empowering the Refugee and Asylum community to engage in services, support each other in their new lives and help the local community to understand the circumstances that forced them to seek refuge in the UK.

Bolton YMCA - donation towards the costs of building 40 single-person flats.

Homes England - capital funding for the affordable housing building project at Bolton and Victoria Road.

Garfield Weston Foundation - capital funding for the affordable housing building project at Bolton.

The Clothworkers Foundation - capital funding for the affordable housing building project at Bolton.

Beatrice Laing Trust - capital funding for the affordable housing building project at Bolton.

All Churches - capital funding for the affordable housing project at Bolton.

Sir James & Lady Scott Trust - capital funding for the affordable housing building project at Bolton.

Fylde Borough Council - S106 funds for capital building project.

Land Aid - capital funding for the affordable housing project at Bolton.

Bradshaw Gass Trust - capital funding for the affordable housing project at Bolton.

The building work at Victoria Road was completed in the year ended 31 March 2022 and the Bolton development was completed in August 2022. Grant funding has been released to unrestricted funds in accordance with grant conditions. The Homes England grant is shown as deferred income and amortised over the useful life of the completed development.

BLACKBURN YMCA

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 31 MARCH 2023

23 Financial commitments, guarantees and contingent liabilities

The charity has purchased several properties from YMCA England which had originally been funded by Social Housing Grants. The funding was contingent on existing use basis being maintained and non-disposal of the properties without permission of the grantor. Blackburn YMCA has taken over the existing contingent liabilities in respect of these properties and the total potential liability amounts to £7,504,880. This amount has not been provided for in the accounts on the basis that there is no expectation of change of use, and should such events be likely to occur, they would be subject to negotiation with the original funder.

S106 funding from Fylde Borough Council must be repaid if the Victoria Road property is disposed of within 80 years from 29.10.2021, unless the property disposal meets the relevant criteria of the grant provider, including sale to another Registered Housing provider or Local Authority. This amount has not been provided for in the accounts as there is no expectation that the property will be disposed of without the grant providers consent and within the terms stipulated.

Funding from Homes England totalling £2,694,000 has been provided in perpetuity on existing use basis but the liability can be transferred if the property is sold to another Registered Housing provider. This amount has not been provided for in the accounts as there is no expectation that the relevant properties will be disposed of without consent from Homes England.

24 Capital commitments

	2023	2022 as restated
	£	£
At 31 March 2023 the charity had capital commitments as follows:		
Contracted for but not provided in the financial statements:		
Acquisition of property, plant and equipment	-	676,953

Capital commitments in the year ended 31st March 2022 related to the balance of costs associated with the construction of the new build housing scheme at Bolton.

BLACKBURN YMCA

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 31 MARCH 2023

25 Operating lease commitments

Lessee

At the reporting end date the charity had outstanding commitments for future minimum lease payments under non-cancellable operating leases, which fall due as follows:

	2023	2022 as restated
	£	£
Within one year	-	5,417

26 Related party transactions

During the year the charity received income totalling £612,117 (2022: £498,550) from other YMCAs who occupy property owned by Blackburn YMCA. The board of trustees of Blackburn YMCA includes a member from each of the tenant YMCAs.

27 Cash generated from operations

	2023	2022 as restated
	£	£
Surplus for the year	289,012	322,108
Adjustments for:		
Investment income recognised in statement of financial activities	(612,332)	(498,563)
(Gain)/loss on disposal of tangible fixed assets	-	2,648
Depreciation and impairment of tangible fixed assets	57,642	662
Difference between pension charge and cash contributions	(3,290)	(1,908)
Movements in working capital:		
Decrease/(increase) in debtors	204,656	(203,674)
(Decrease)/increase in creditors	(41,387)	43,067
Increase in deferred income	452,946	451,050
Cash generated from operations	347,247	115,390

BLACKBURN YMCA

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MARCH 2023

28 Analysis of changes in net (debt)/funds

	At 1 April 2022 £	Cash flows £	At 31 March 2023 £
Cash at bank and in hand	493,164	13,944	507,108
Loans falling due within one year	(130,321)	(12,882)	(143,193)
Loans falling due after more than one year	(5,247,105)	100,326	(5,146,779)
	<u>(4,884,262)</u>	<u>101,388</u>	<u>(4,782,864)</u>