

Springhead

A rural centre for creative and sustainable living

The Springhead Trust Limited

(A Charitable Company Limited by Guarantee)

Annual Report & Financial Statements Financial Year Ended 31st December 2024

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Annual Report and Financial Statements 2024

The Directors present their annual report for the year ended 31 December 2024. As The Springhead Trust Limited is a registered charity and company, this statutory Directors' Report also serves as the Trustees' Annual Report.

REFERENCE AND ADMINISTRATION INFORMATION

Charity Name:	The Springhead Trust Limited		
Charity Registration Number:	1112083		
Company registration number:	5370640		
Registered Office:	Springhead Mill Street Fontmell Magna Shaftesbury Dorset SP7 0NU		
Telephone Number:	01747 811853		
Email:	info@springheadtrust.org.uk		
Web site:	www.springheadtrust.org.uk		
Trustees / Directors:	Nikolaus Boulting (Chair)	appointed	01.01.2006
	Ian Scott	appointed	01.01.2006
	Lee Smith (Treasurer)	appointed	11.12.2008
	Julian Richards	appointed	11.03.2023
Trust Managers:	Joanna Poole Jonathan Pinder		
Trust Administrator:	Helen Baker		
Bankers:	CAF Bank PO Box 289 West Malling Kent ME194TA		
Solicitors:	Maclachlan Solicitors 2 Salisbury Street Shaftesbury Dorset SP7 8EJ		
Reporting Accountants:	Yuval Salomi FCCA Avencia Tax and Accountancy Ltd 13a Mill Lane Wimborne Dorset BH21 1LN		

OBJECTIVES AND ACTIVITIES

BACKGROUND TO THE SPRINGHEAD TRUST

The Springhead Trust was established by the family of the late Rolf and Marabel Gardiner to preserve and make accessible to the public Springhead's buildings and gardens, and to promote public awareness of Rolf Gardiner's pioneering work as an organic farmer, forester and ecologist. From the early 1930s, Gardiner, one of the founding members of the Soil Association, farmed the Springhead estate on strict organic lines. He planted a large area of mixed woodland on the downs to the north of Springhead - some 3 million trees in a period of 12 years - against the prevailing fashion for conifer favoured by the Forestry Commission.

Springhead is mentioned in the Domesday Book as Upper Mill, Fontmell Magna. The property, a cluster of former farm and mill buildings listed by Historic England as being of historical and architectural interest, is set beside a lake formed out of the original mill pond. The lake is fed by seven springs that bubble out through the greensand under the surrounding North Dorset chalk downland. The lake is bordered by Springhead's picturesque gardens.

Since 1973, when the Trust was set up, Springhead has operated as a venue for environmental education, especially for school groups, for arts and cultural activities and other community uses. In 2006, The Springhead Trust Limited took over the running of these activities from the former unincorporated charity, The Springhead Trust. In March 2017, The Springhead Trust, which previously held leases on various parts of the Springhead property, was wound up in favour of The Springhead Trust Limited, the freehold property having been transferred to the Charitable Company in November 2016, following the death of Rosalind Richards, Rolf and Marabel Gardiner's daughter who was the last family member to claim the life tenancy of Springhead – for further information, please see www.springheadtrust.org.uk

MISSION, OBJECTIVES AND ACTIVITIES

The Springhead Trust's mission is to encourage people of all ages and backgrounds to experience and value the rural environment, and to learn about the sustainable use of natural resources, as well as to preserve Springhead's buildings and gardens as a special place for education and the enjoyment of the arts, music and rural culture. The objects of the charity, as set out in the Memorandum & Articles of Association of the Springhead Trust Limited, are 'to promote and / or support any exclusively charitable purposes or charitable objects in the United Kingdom as the Trustees in their discretion shall think fit'.

The Trust's objectives and key areas of work are:

- To advance environmental education and personal development through the delivery of courses and hosting of day and residential visits, particularly for children and young people
- To promote the conservation, protection and improvement of the natural environment following organic principles, promoting biodiversity and the use of renewable energy
- To enable people to enjoy and learn about the arts, by staging performances in Springhead's Rotunda Open-Air Theatre and Mill Room, and holding exhibitions, concerts, workshops and classes and other participatory events
- To give the public opportunities to enjoy and learn at Springhead, through open days, volunteering and providing spaces for community use
- To conserve and enhance Springhead's buildings and gardens for future generations.

PUBLIC BENEFIT

The Trust's charitable purposes are exclusively for the public benefit. Our trustees are fully aware of the Charity Commission's public benefit guidance. We have reviewed our aims and activities to ensure that we carry out our charitable purposes for the public benefit.

PRINCIPAL ACHIEVEMENTS OF 2024

CONTINUING TO MEET OUR MISSION

With invaluable support from the Trust's staff and our growing body of volunteers, during 2024 Springhead continued to achieve its mission: that is, principally, to encourage people of all ages and backgrounds to experience and value the rural environment; to learn about the sustainable use of natural resources; and to conserve and make accessible Springhead's buildings and gardens as a special place for education and enjoyment of the arts and rural culture.

EDUCATIONAL ACTIVITIES

Back in 2022, despite largely positive feedback on Springhead's learning programme for schools, the Board had taken the view that the Trust's environmental education offer should be independently reviewed. It was decided that the review should be carried out by Lifeworlds Learning Limited, an organisation specialising in environmental education. The agreed brief was that Springhead's learning programme should reflect both current trends in environmental education as well as certain site-specific factors - Springhead's history, its geographical location, topography, geology, biodiversity and the existence of organic covenants on the Trust's land. It was also agreed that the learning programme should satisfy the requirements of visiting schools, helping them to achieve curriculum-related learning outcomes, as well as to develop social skills and friendships and enjoy the benefits of being engaged in outdoor activities.

A major review meeting was held in October 2022 at which it was agreed that the Trust and Lifeworlds Learning Limited would continue to work in partnership in developing and further trialling Springhead's bespoke environmental education programme. On 8th March 2023, the programme's dedicated website had been launched – see www.learnwithspringhead.org.uk

During 2024, continuing working with Lifeworlds Learning Limited, Springhead hosted 424 pupils from 20 schools, together with 64 teachers and 3 members of Lifeworlds Learning Limited's team, for both day and residential courses involving, in all, a total of some 1,750 day and/or over-night visits. The programme was led by Joanna Poole and Jonathan Pinder, Springhead's Managers, who were again supported by Tracey Dewey, a qualified teaching assistant who has worked at St Andrews's Primary School, Fontmell Magna. Springhead's team was also supported by Sarah King - see *Plans for 2025 and Beyond* below. Although most visiting school parties came from primary schools in Dorset, others were from neighbouring southern counties, including Hampshire, Wiltshire, Somerset, Bristol and Oxfordshire; from Buckinghamshire, Surrey and Kent; and one from Worcestershire.

EXPANDING OUR OFFER

In addition to the Trust's learning programme for primary school children, in their review Lifeworlds Learning Limited proposed expanding Springhead's provision to pupils from secondary schools and making the site available for teachers and others to attend CPD (continuous professional development) programmes for environmental education. During 2024, while some inroads were made into attracting secondary school groups to Springhead, to date interest in our proposed CPD programmes has been very limited.

OTHER ACTIVITIES

The Trust's bespoke environmental learning programme apart, the activities staged at Springhead during 2024 included the on-going maintenance of the site, its buildings and grounds, and a range of revenue-generating events including visiting interest groups - walkers and cyclists, musicians, etc - and families; those staging lakeside weddings and other celebrations and commemorations; dramatic and musical performances, lectures, talks and seminars.

PROTECTING & CONSERVING SPRINGHEAD'S BUILT & NATURAL ENVIRONMENT

BACKGROUND

In recent years, helped by the continuation of various Covid-19 recovery funds and the support of other grant-awarding charities, the Trust was able to complete a number of major overhauls of the property, both our buildings and grounds. These capital works focused on: (i) the conversion of our timber-clad and shingle-roofed garages to form The Barn, an invaluable flexible outdoor workspace; (ii) the long overdue re-roofing of our historic Mill Building, using a mixture of salvaged tiles on the west slope and matching new hand-made clay tiles on the east slope; (iii) the continuing development of Springhead's kitchen garden and orchards, including the erection of an additional poly-tunnel, the creation of new raised beds, and the felling and lopping of some of the dangerously tall poplar trees in the North Orchard to ensure the safety of those engaged in restoring the orchard as an activity space, with its fruit trees, bird hide and pond; and (iv) at the insistence of the Trust's insurers, Ecclesiastical, we made adjustments to the various raised timber walkways in the vicinity of the mill race and the springs, and refurbished the access ramp from the car park to the terrace outside the first floor Drawing Room in the Mill Building.

PLANNED WORK

During 2023 and 2024, though essential maintenance was carried out on both the buildings and gardens, no major capital works projects were undertaken. We sought funding for a number of projects, including remedial work on the ridge of the thatched roof of Springhead House and Cottage and rationalisation of the electrical heating system, replacing the unreliable night storage heaters in the Mill Building, the hub of the Trust's activities, and in the Stables and Fruit Store, which provide the majority of the Trust's sleeping accommodation. Frustratingly, several of our various funding applications were unsuccessful and the works were either handled in a piecemeal manner or had to be delayed – see *Plans for 2025 & Beyond* below.

MAINTENANCE PROJECTS

The various minor maintenance projects undertaken in 2024 included: (i) extensive bamboo removal and water margin restoration alongside our chalk stream to the west of our site - these works were informed by advice from the Wild Trout Trust, and were funded by the Farming in Protected Landscapes Fund (FiPL); (ii) river-edge native species planting and hedging restoration to improve the habitat and biodiversity of this unique, valuable, and rare part of our grounds - the hope is to build on this project and further broaden the education offer at Springhead to include more about habitat protection, natural flood defences and traditional and sustainable land management around chalk streams; (iii) further reconfiguring of the timber walkways and bridges over the springs and mill race, thereby improving public access to the site and offering greater inclusivity to visitors, especially those with additional needs - these works were supported by Defra's Access for All Fund as part of the support received by the Trust from the Cranborne Chase National Landscape team for Wiltshire Council; (iv) making improvements to emergency lighting and signage across the site; (v) upgrading our existing accessible bathroom facilities to comply with current legislative requirements, and (vi) improving fire safety in the dormitories by ensuring that the fire doors comply with current legislative requirements; (vii) replacing the oil-fired boiler in Springhead House; (viii) re-decorating the function rooms in the Mill Building; and (ix) beginning the restoration of the former Dairy building as part of a project to improve the site's visitor facilities.

Dairy Building Work on the former Dairy Building means that a previously under-used area can now begin to be more effective as an arrival and visitor hub and an additional multi-functional space for all of the Trust's charitable activities. This project offers us greater flexibility of site use and will enable greater community involvement as this area is located next to our carpark and can be reached by a permissive path to and from the village and the wider landscape. Like some of the improvements to accessibility listed above, this first stage of improvements and development were made possible through our successful application to the Department of Rural Affairs' *Access for All* fund.

Alternative Energy In 2024, the Trust's array of photo-voltaic panels continued to operate effectively, while the erratic performance of our water turbine resulted in the continued loss of income to the Trust of access to subsidised electricity, and to ESVIPS the loss of earnings from the sale of energy to the national grid. Resolving the operational problems of the water turbine is an absolute priority for 2025.

Ornamental and productive gardens Also in 2024, Springhead's gardens continued to delight visitors of all ages and to engage increasing numbers of gardening volunteers; while organic produce from the kitchen garden and orchards made a significant contribution to the well-being of the Trust and its visitors.

COMMUNITY USE AND ARTS ACTIVITIES

Events staged in Springhead's gardens and in the Mill Room in 2024 included:

- *Open Gardens*: in addition to our February Snowdrop Festival Week, which attracted some 300 visitors, we staged a further three Open Gardens in the summer months, each of them attracting around 150 visitors.
- *Music*: in April and December 2024, the Mill Room provided the venue for concerts by Dorset Rural Music School Choir; and, in August, for a recital by the internationally-renowned harpist Gwyneth Wentink.
- *Talks*: archaeologist Julian Richards, one of Springhead's trustees, organised two, day-long seminars: one focused on current thinking about *Stonehenge*; while the other, *Grave Concerns*, addressed the question of what archaeology tells us about society's attitude to death and burial
- *Drama*: in July, in collaboration with Artsreach, Springhead, St Andrew's School and Fontmell Magna's Village Hall provided venues for the Treehouse Theatre's adventurous county-wide, peripatetic, community production, *The Shaftesbury Tales*.
- *Garden of Delights Craft Fair*: December saw the return of this pre-Christmas Fair, showcasing the work of local craft practitioners.
- *Weddings*: during the year Springhead provided the venue for seven weddings as well as a number of other celebratory and commemorative events

OUR SUPPORTERS

The Board would like to put on record its thanks to a number of organisations and individuals who generously provided financial support for Springhead during 2024, including, in alphabetical order: DEFRA's *Awards for All* and *Farming in Protected Landscapes Fund*, the Edgar Lee Foundation, the Garfield Weston Foundation, the St James Place Partnership Community Fund and the Valentine Charitable Trust.

The Springhead Trust is extremely grateful to these bodies and to others who have made personal donations but have chosen to remain anonymous.

OUR STAFF

During 2024, Joanna Poole and Jonathan Pinder, the Trust's Manager and Assistant Manager, continued to manage Springhead, the site and all its operations. Apart from working with Lee Smith, our Treasurer, in matters relating to budgeting and financial management, Joanna's responsibilities included overseeing all operations relating to our visitors: from cleaning and catering to organising our learning programmes. While Jonathan's activities largely focused on co-ordinating the maintenance of Springhead's buildings and grounds. With the support of the Trust's newly-appointed Administrator, Helen Baker, and a number of other regular part-time members of staff and the growing number of gardening volunteers, throughout 2024 Joanna and Jonathan have successfully managed both the site and its various operations.

OUR TRUSTEES

2024 also saw the departures of two of the three eminently well-qualified and local new trustees who had been appointed to Springhead's Board of Trustees in 2023. Sadly, *Wai Man Cheung* and *Matthew House* felt that they could not continue to dedicate the time required to make a significant contribution towards securing the future of the Trust. The Board would like to put on record its thanks to both Wai Man and Matthew for their efforts and to express its regret that the timing of their appointments as trustees militated against their continuing active involvement with Springhead.

During 2014, the Board of Trustees met , face-to-face, on six occasions and, virtually, on a further five occasions to review the activities and finances of the Company and to ensure its effective management and governance. Additional meetings involving some trustees and members of staff were held to address specific issues: for example, staff recruitment; arrangements for Open Garden and other events, including musical and theatrical performances; budgeting, finances and the letting of contracts for insurance, power supply, etc; fundraising; planning issues relating to a building site directly opposite Springhead's entrance gates, etc.

OUR VOLUNTEERS AND FRIENDS

The Trust is indebted to the Friends of Springhead and a number of volunteers who continue to make a major contribution to both the maintenance of the gardens and to the smooth running of the organisation, supporting a variety of fundraising events staged at Springhead. Special thanks go to the regular team of gardening volunteers who during 2024, under the direction of Jonathan Pinder, continued to ensure that the gardens never failed to impress our visitors.

PLANS FOR 2025 AND BEYOND

Priorities for 2025 include:

STAFFING

To relieve Joanna Poole of some of her time-consuming responsibilities, early in 2025 the Springhead's staff team will be joined by *Sarah King*. Sarah is no stranger to Springhead. In 2024 she supported those delivering our environmental learning programme. Her principal role will revolve around house-keeping: ensuring that cleaning, laundry and catering are handled efficiently.

TRUSTEES & OTHER VOLUNTEERS

In seeking to replace the trustees who recently resigned, the Board is conscious of the fact that it needs to become more diverse. The successful operation of Springhead also depends on the involvement of other volunteers. In addition to those who make such an invaluable contribution to the maintenance of our gardens, it is felt that we should seek to involve those with a range of interests and professional skills, specifically those familiar with fundraising and social media.

FUNDRAISING

During 2025, the Trust will continue to seek to complement the income it generates from its activities with grants from a variety of sources; from central and local government, grant-awarding charities and private donations. Funding applications will be for contributions towards core costs and specific projects, capital works and activities. Importantly, the Trust will seek to restore its depleted reserves.

It is accepted that the appointment of a dedicated fundraiser is an absolute priority. To further release Joanna and Jonathan from the time-consuming distraction of having to add fundraising to their already over-subscribed lists of responsibilities, one of the Board's priorities for 2025 will be to seek funding to enable the Trust to appoint a part-time fundraiser to lead Springhead's fundraising initiatives. Meanwhile, between them, the trustees will have to step into the breach and devote the time required to secure grants to complement Springhead's earned income.

CAPITAL WORKS

As well as sustaining the normal programme of activities for visiting groups during 2025, our priorities for capital works to be undertaken in the year and going forward include: (i) the restoration of the ridge and parts of the thatched roof of Springhead House and the Cottage; (ii) the conservation of the murals in the painted dining room in Springhead House; and (iii) further infrastructural works including upgrading the surface of the access track and car parking area. These projects apart, during 2025 we hope, at last, to secure financial support from the National Lottery Heritage Fund to undertake a series of surveys and planning exercises to inform future projects to restore the natural and built heritage of Springhead, including:

- Enhancing the biodiversity of the ornamental and productive gardens, including removing the build-up of silt in the lake, refurbishing the timber revetment and improving the environs of the chalk stream;
- Refurbishing the interiors of the Mill Building, the hub of the Trust's activities, to meet the Trust's operational needs, including considering the environmental and financial benefits of installing a water source pump system to heat the whole site, making the Trust still less dependent on fossil fuel; and
- Further exploring the history of the site, including its archaeology.

Our plan is to submit a revised application to the National Lottery Heritage Fund by the Summer of 2025 for the initial phases of our planning project: *Springhead Revisited: Planning Organic Growth for a Sustainable Future*, our project to restore Springhead's natural and built heritage.

STRUCTURE, GOVERNANCE AND MANAGEMENT

GOVERNING DOCUMENT

The Springhead Trust Limited was incorporated by guarantee on 21 February 2005. It has no share capital and is a registered charity. The guarantee of each member is limited to £1.00. The governing document is the *Memorandum and Articles of Association of the Company*, and the Directors of Springhead Trust Limited are Trustees of Springhead for the purpose of charity law. The Company was formed to take over the activities of the former unincorporated charity which had been formed on 1st March 1973.

The Springhead Trust was formally wound up on 10th March 2017; its remaining funds were transferred to The Springhead Trust Limited on 23 March 2017 and its bank accounts were closed. The freehold of the Springhead property, its buildings and fifteen acres of grounds, had been transferred to the Company in November 2016.

THE BOARD OF DIRECTORS

The Board of Directors or Trustees of the Springhead Trust Limited has overall responsibility for ensuring the effective and efficient operation of the organisation within charity law and in line with the objects of the charitable company.

BOARD OF DIRECTORS INDUCTION POLICY

The Board uses its discretion to select and invite appropriate people to become Board Members. All new Board Members are offered an induction to introduce the breadth of the Company's remit, to explain their general duties and to agree their specific roles.

MANAGEMENT COMMITTEE

At a Board meeting in 2010, it was agreed that, to avoid time-consuming duplication, the roles of the former Management Committee would be taken over by the Company's Board, and that key members of the staff would be invited to attend Board meetings.

RISK MANAGEMENT

Under the guidance of the Trust's Management team, the Board of Directors assesses the major risks to which the company is exposed, in particular those relating to the operations and finances of the company. Working with the on-site management team who have day-to-day responsibility for ensuring the safety and security of the Springhead site for the benefit of visitors, staff and volunteers, the Board regularly reviews its systems and policies to ensure that they mitigate exposure to any major risks.

FINANCIAL MANAGEMENT AND REPORTING

REVIEW OF THE FINANCIAL STATEMENTS

During 2024 the Trust's gross income was £185,132; while gross expenditure was £188,748. Of the income, £139,529 was earned from the Trust's principal activities; while £45,603 came in the form of grants from national and local government funds, grant-awarding charities and private donations – for details, see *Financial Statements*, pages 14 to 21 below.

RESERVES POLICY

In line with the guidance issued by the Charity Commission, the Board has reviewed the Trust's need for reserves. Factors taken into account included the need to cover fluctuations in voluntary income and unforeseen requirements for capital expenditure. Historically, the Board considered it prudent to set the level of general reserves at not less than £60,000, which represented approximately 5 months unrestricted charitable expenditure. Going forward in 2024 and beyond, this sum has been raised to £75,000.

INVESTMENT POLICY

Historically, the Springhead Trust Limited generated the majority of its income from its trading activities, providing facilities for residential and non-residential courses for school parties and other interest groups, and the staging of weddings and other events in the gardens. More recently the Trust has been fortunate in receiving support from an increasing number of grant-awarding charitable trusts. These grants have either been towards the cost of specific capital works or activity projects.

The Trust budgets to expend all anticipated income, except for retaining a prudent amount in reserve each year – see *Reserves Policy* above. It provides for capital expenditure within the budget or through designated income funds. The only funds that are not expendable within a 12-month period of receipt are reserves and any grants for activities that are programmed over a longer period. Consequently, the Board does not consider that it is prudent to invest for a longer term. The investment policy is, therefore, to retain funds as cash and place them on bank deposit at the best obtainable rate.

STATEMENT OF DIRECTORS' RESPONSIBILITIES

Charity law requires the Directors 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 its financial activities for that period and adequately distinguish any material, special trust or other restricted fund of the charity.

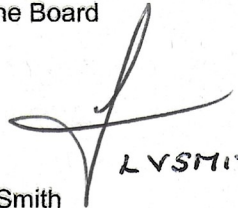
In preparing those financial statements, therefore, the Directors are required to:-

- Select suitable accounting policies and then apply them consistently;
- Make judgements and estimates that are reasonable and prudent;
- State whether the policies adopted are in accordance with the appropriate SORP Accounting Regulations and with applicable accounting standards, subject to any material departures disclosed and explained in the financial statements; and

- Prepare the financial statements on a 'going concern' basis unless it is inappropriate to assume that the charity will continue in business.

The Directors are responsible for keeping proper accounting records which disclose, with reasonable accuracy at any time, the financial position of the charitable company and enable them to ensure that the financial statements comply with the Companies Act 2006. They are responsible for safeguarding the assets of the charitable company and hence for taking responsible steps for the prevention and detection of fraud or other irregularities.

By order of the Board



LVSMITH

Lee Vincent Smith
Treasurer to the Board



Springhead Trust Limited
(A charitable company limited by guarantee)
INDEPENDENT EXAMINERS REPORT
FOR THE YEAR ENDED 31st DECEMBER 2024

RESPECTIVE RESPONSIBILITIES OF TRUSTEE AND EXAMINER

The charity's trustees (who are also directors for the purposes of company law) are responsible for the preparation of the financial statements. The charity's trustees consider that an audit is not required for this year under section 144 (2) of the Charities Act 2011 (the Charities Act) and that an independent examination is needed. Having satisfied ourselves that the company is not subject to audit under charity or company law and is eligible for independent examination, it is our responsibility to:

- examine the accounts under section 145 of the Charities Act,
- to follow the procedures laid down in the general Directions given by the Charity Commission (under section 145(5)(b) of the Charities Act, and
- to state whether particular matters have come to my attention.

BASIS OF INDEPENDENT EXAMINERS REPORT

Our examination was carried out in accordance with general Directions given by the Charity Commission. An examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts and seeking explanations from the trustees concerning any such matters.

The procedures undertaken do not provide all the evidence that would be required in an audit, and consequently no opinion is given as to whether the accounts present a 'true and fair' view and the report is limited to those matters set out in the statement below.

INDEPENDENT EXAMINER'S STATEMENT

In connection with my examination, no matter has come to my attention (other than that disclosed below*)

1. which gives me reasonable cause to believe that in, any material respect, the requirements:
 - to keep accounting records in accordance with section 130 of the Charities Act; and
 - to prepare accounts which accord with the accounting records and comply with the accounting requirements of the Charities Acthave not been met; or
2. to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

ARTEMA LIMITED

Yuval Salomi FCCA

Yuval Salomi

Date 18-09-25

STATEMENT OF FINANCIAL ACTIVITIES
for the year ended 31 December 2024

	Notes	Total 2024 £	Total 2023 £
Incoming Resources			
Incoming Resources generated from funds			
Voluntary Income	2	45,603	31,277
Activities for generating funds	3	39,739	37,152
Investment Income	4	429	127
Incoming resources from Charitable Activities	5	93,484	94,542
Other Incoming resources – DEFRA Project		5,877	0
		<hr/>	<hr/>
Total Incoming resources		185,132	163,098
		<hr/>	<hr/>
Resources expended			
Cost of generating funds			
Cost of generating voluntary income	6	20,172	19,387
Activities for generating funds costs	7	45,974	43,604
Investment management costs	8	0	0
Charitable Activities	9	111,798	108,219
Governance costs	10	7,035	11,501
Other Resources expended – DEFRA Project		3,769	0
		<hr/>	<hr/>
Total resources expended		188,748	182,711
Net movement in funds		-3,616	-19,613
		<hr/>	<hr/>
Balances brought forward at 1 Jan 2024		1,546,913	1,566,526
		<hr/>	<hr/>
Balances carried forward at 31 Dec 2024		1,543,297	1,546,913

All activities relate to continuing operations.

The company has no recognised gains or losses other than the profit or loss for the period.

The notes on pages 16 to 21 form part of these accounts

BALANCE SHEET AS AT 31 DECEMBER 2024

	Notes	£	2024 £	£	2023 £
Fixed Assets					
Tangible Fixed assets	12		<u>1,607,246</u>		<u>1,607,862</u>
Current Assets					
Debtors	13	7,670		3,128	
Cash in hand and at bank		<u>18,200</u>		<u>11,202</u>	
		25,870		14,330	
Liabilities: Amounts falling due within one year	14	<u>89,819</u>		<u>75,279</u>	
NET CURRENT ASSETS			<u>-63,949</u>		<u>-60,949</u>
TOTAL ASSETS LESS CURRENT LIABILITIES			<u>1,543,297</u>		<u>1,546,913</u>
NET ASSETS			<u>1,543,297</u>		<u>1,546,913</u>
FUNDS					
Freehold Property fund			1,562,573		1,562,573
General unrestricted funds	15	-22,354		-17,410	
Restricted	16	<u>3,078</u>		<u>1,750</u>	
TOTAL FUNDS	17		<u>1,543,297</u>		<u>1,546,913</u>

For the financial year ended 31 December 2024 the company was entitled to exemption from audit under section 477 of the Companies Act 2006 relating to small companies.

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

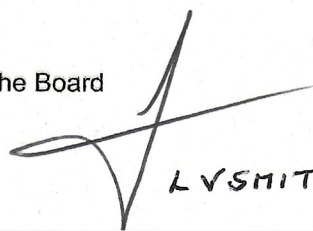
The directors acknowledge their responsibilities for complying with requirements of the Act with respect to accounting records and preparation of accounts.

The accounts give a true and fair view of the state of affairs of the company as at the end of the financial year in accordance with section 393.

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

Signed on behalf of the Board of Directors

Lee Smith
Treasurer of the Board



LVSMITH

Date

28.10.25

NOTES TO THE FINANCIAL STATEMENTS**ACCOUNTING POLICIES****1.1 GENERAL**

1.1.1 The financial statements have been prepared under the historical cost convention in accordance with applicable Accounting Standard and the Charities SORP 2005 (Standard of Recommended Practice: "Accounting by Charities").

1.1.2 The company is registered for VAT and, therefore recoverable VAT does not form part of the company's costs.

1.1.3 All income resources are brought to the credit of the Statement of Financial Activities when they become due and payable.

1.1.4 Expenditure is charged to the Statement of Financial activities when incurred.

1.2 TANGIBLE FIXED ASSETS

These assets are included at cost less depreciation. The Board does not envisage any disposal in the foreseeable future and therefore considers this to be appropriate.

1.3 DEPRECIATION

Tangible fixed assets are stated at cost and are depreciated by annual instalments as follows.

Freehold Property	n/a
Fixtures, fittings & furnishings	10% reducing balance

1.4 The Company is exempt from the requirement to provide a cash flow statement on the grounds of its size.

1.5 FUND ACCOUNTING

General unrestricted funds comprise of accumulated surpluses and deficits on general funds. They are available for use at the discretion of the Board in furtherance of the company's general charitable objectives. Restricted funds are created when donations are made for a particular area or purpose, the use of which is restricted to that area or purpose. If part of an unrestricted fund is earmarked for a particular project it may be designated as a separate fund.

2 VOLUNTARY INCOME

	2024	2023
	£	£
Donations	11,903	12,757
Grants	<u>33,700</u>	<u>18,520</u>
	45,603	31,277

NOTES TO THE FINANCIAL STATEMENTS

(cont'd)

3 ACTIVITIES FOR GENERATING FUNDS

	2024	2023
	£	£
Community Activities and friends	3,924	4,742
Gallery Rent	330	0
Weddings	<u>35,485</u>	<u>32,410</u>
	39,739	37,152

4 INVESTMENT INCOME

	2024	2023
	£	£
Bank Interest	<u>429</u>	<u>127</u>
	429	127

5 INCOMING RESOURCES FROM CHARITABLE ACTIVITIES

	2024	2023
	£	£
Courses	0	0
Springhead House	0	1,750
Residential courses and hirings	34,945	37,918
Day use	2,325	1,060
Schools educational programmes	52,498	51,558
Charitable Events	<u>3,716</u>	<u>2,256</u>
	93,484	94,542

6 COST OF GENERATING VOLUNTARY INCOME

	2024	2023
	£	£
Fundraising costs	0	0
Support Costs	<u>20,172</u>	<u>20,137</u>
	20,172	20,137

7 COSTS OF GENERATING FUNDS

	2024	2023
	£	£
Advertising	1,597	954
Support Costs	<u>44,377</u>	<u>42,650</u>
	45,974	43,604

NOTES TO THE FINANCIAL STATEMENTS

(cont'd)

8 INVESTMENT MANAGEMENT COSTS

2024	2023
£	£
Support costs	0

9 CHARITABLE ACTIVITIES COSTS

2024	2023
£	£
Charitable Events	150
Educational Consultancy	9,383
Equipment	368
Training and safety	196
Licenses and permits	2,511
Garden Maintenance	13,359
Catering	12,404
Cleaning and laundry	6,191
Advertising and Promotion	0
Support costs	<u>67,236</u>
	111,798
	108,219

10 GOVERNANCE COSTS

2024	2023
£	£
Audit and accountancy	3,174
Legal Fees	416
Health and Safety	756
Support costs	<u>2,689</u>
	7,035
	11,501

11.1 SUPPORT COSTS

Support costs are allocated on the basis of staff time as a percentage

Support cost type	Voluntary Income cost	Generating funds costs	Investment costs	Charitable Activities costs	Governance costs	Total 2024
%	15	33		50	2	
Staff	12,059	26,529		40,195	1,608	80,391
Premises	6,642	14,612		22,139	885	44,278
Depreciation	745	1,638		2,482	99	4,964
Office costs	726	1,598		2,420	97	4,841
Travel						0
Total	20,172	44,377	0	67,236	2,689	134,474

NOTES TO THE FINANCIAL STATEMENTS

(cont'd)

11.2 STAFF COSTS

	2024 £	2023 £
Salaries	80,391	78,942
Salaries Fundraising	<u>0</u>	<u>0</u>
	80,391	78,942

The average number of employees analysed by function was:

	2024	2023
Fundraising	0	0
Charitable activities	<u>3</u>	<u>3</u>
	3	3

12 TANGIBLE FIXED ASSETS

	Freehold Property £	Fixtures & Equipment £	Total 2024 £
Cost	1,562,573	82,103	1,644,676
Additions		4,348	4,348
Disposals			<u>0</u>
31 Dec 2024	<u>1,562,573</u>	<u>86,451</u>	<u>1,649,024</u>
Depreciation	0	36,814	36,814
Charge for the year		4,964	4,964
On disposals			<u>0</u>
31 Dec 2024	<u>0</u>	<u>41,778</u>	<u>41,778</u>
Net book value 31/12/24	<u>1,562,573</u>	<u>44,673</u>	<u>1,607,246</u>
Net book value 01/01/24	<u>1,562,573</u>	<u>45,289</u>	<u>1,607,862</u>

NOTES TO THE FINANCIAL STATEMENTS

(cont'd)

13 DEBTORS

	2024	2023
	£	£
Prepayments	0	0
Debtors: VAT refund	3,412	2,826
Accounts receivable	4,258	302
	<hr/>	<hr/>
	7,670	3,128
	<hr/>	<hr/>

14 LIABILITIES FALLING DUE WITHIN ONE YEAR

	2024	2023
	£	£
Trade creditors	829	3,874
Electricity creditor	3,137	4,811
Deposits and Payments In Hand	0	0
Damage Waiver Deposit	0	600
Social security & VAT	853	994
Short Term Loans	85,000	65,000
	<hr/>	<hr/>
	89,819	75,279
	<hr/>	<hr/>

15 GENERAL UNRESTRICTED FUNDS

The funds comprise undistributed income and have been and continue to be used in the furtherance of the Charity's objects. If part of an unrestricted fund is earmarked for a particular project it may be designated as a separate fund. During 2024 all designated unrestricted funds were utilised for the relevant purposes as reported in the annual report.

15.1 *Development Project Funds*

Various development projects are in progress or under consideration for which costs have been or will be incurred and grants and donations received. The costs have been capitalised where the expenditure is deemed to have improved the existing property.

NOTES TO THE FINANCIAL STATEMENTS

(cont'd)

16 RESTRICTED FUNDS

At 31st December 2024 there was a restricted balance of £1,750. This grant can only be used for the future development cost of a biodiversity study relating to the lake area.

In the year ended 31st December 2024 £5,097 was fundraised for the DEFRA Project £3,769 of expenditure was incurred during the year ended 31st December 2024. The remaining balance of £1,328 was restricted at 31st December 2024.

17 FUND BALANCES AND MOVEMENTS IN THE YEAR

	Balances 01 Jan 2024	Income	Expenditure	Transfers	Balances 31 Dec 2024
	£	£	£	£	£
Restricted Funds					
B Whatmore-Biodiversity	1,750				1,750
DEFRA Project				1,328	1,328
Freehold Property Fund	1,562,573				1,562,573
Accumulation Fund	-17,410	185,132	188,748	-1,328	-22,354
Total Funds	1,546,913	185,132	188,748	0	1,543,297

Funds are represented on the balance sheet by:

	2024	2023
	£	£
Fixed assets	1,607,246	1,607,862
Net current assets	<u>-63,949</u>	<u>-60,949</u>
	1,543,297	1,546,913

18 BOARD OF DIRECTORS REMUNERATION

No member of the Board or related parties received fees or other employments.