THE PILSDON AT MALLING COMMUNITY

England & Wales · Charity number 1123682

Details

Status	Registered
Legal form	Charitable company
Company number	06218667
Registered	2008-04-15
Register	View on the Charity Commission register

Contact

Address	25-27 Water Lane West Malling ME19 6HH
Phone	01732870279
Email	pilsdon@pilsdonatmalling.org.uk
Website	www.pilsdonatmalling.org.uk

Activities

Objects: 3.1) FOR THE RELIEF OF FINANCIAL NEED AND THE RELIEF OF SICKNESS AND THE PRESERVATION AND PROTECTION OF GOOD PHYSICAL AND MENTAL HEALTH BY OFFERING ACCOMMODATION, HOSPITALITY AND SPIRITUAL REFRESHMENT TO THOSE WHO BY REASON OF POVERTY, DISABILITY, MENTAL OR SPIRITUAL INCAPACITY OR INABILITY TO MANAGE THEIR OWN AFFAIRS ARE IN NEED OF SUCH REFUGE WITHOUT REGARD TO RACE, GENDER OR CREED.3.2 FOR THE ADVANCEMENT OF THE CHRISTIAN RELIGION BY THE FORMATION AND MAINTENANCE OF A COMMUNITY OF PEOPLE WHO FROM TIME TO TIME WILL ENDEAVOUR TO LIVE TOGETHER AS ONE HOUSEHOLD IN ORDER TO WELCOME PEOPLE IN NEED AND BE UNITED IN LOVE AND PRAYER ACCORDING TO THE PRECEPTS OF THE CHRISTIAN GOSPELS.

Activities: For the relief of financial need, relief of sickness and preservation of good health by offering accommodation, hospitality and spiritual refreshment to those who are in need refuge without regard to race, gender or creed. For the advancement of the Christian religion by the maintenance of a community of people who will welcome people in need according to the precepts of the Christian gospels

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Classification

- **How:** Provides Human Resources, Provides Buildings/facilities/open Space, Provides Services
- **What:** The Advancement Of Health Or Saving Of Lives, Disability, The Prevention Or Relief Of Poverty, Religious Activities
- **Who:** People With Disabilities, The General Public/mankind

Geography

- **Area of benefit:** UNDEFINED IN PRACTICE NATIONAL
- Kent

Finances

Period end	Income	Expenditure	Assets	Employees
2025-03-31	£127,519	£141,500	-	-
2024-03-31	£129,166	£146,087	-	-
2023-03-31	£118,994	£135,075	-	-
2022-03-31	£101,632	£164,228	-	-
2021-03-31	£137,046	£125,391	-	-

Trustees

Name	Role	Appointed
Jane Noel Margaret Jordan	Chair	2021-06-05
Anthony Brian Ross Young		2019-05-15
Camilla Medhurst		2019-03-09
Dr Nicola Anne Rodwell		2024-05-04
Philip George Combs		2023-08-05
Rev Timothy Ashworth		2024-06-08
Simon Richards		2016-11-12
Sister Susan Mary Ives OSB		2024-05-04
YVONNE MARY SMYTH		2013-03-24

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THE PILSDON AT MALLING COMMUNITY

England & Wales - Charity number 1123682

Accounts

Registered number: 06218667
Charity number: 1123682

THE PILSDON AT MALLING COMMUNITY

(A company limited by guarantee)

UNAUDITED

TRUSTEES' REPORT AND FINANCIAL STATEMENTS FOR THE YEAR

ENDED 31 MARCH 2025

THE PILSDON AT MALLING COMMUNITY
(A company limited by guarantee)

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THE PILSDON AT MALLING COMMUNITY
(A company limited by guarantee)

REPORT OF THE BOARD OF TRUSTEES
FOR THE YEAR ENDED 31 MARCH 2025

Board of Trustees	Mrs C Medhurst, Chairman and Trustee Mrs Y Smyth Mr A Young, Treasurer Mr S Richards Mrs J Jordan Mr P Combs Sister S M Ives (appointed 4 May 2024) Rev P R Rink (appointed 4 May 2024) Dr N A Rodwell (appointed 4 May 2024) Rev T Ashworth (appointed 8 June 2024)
Company number	06218667
Charity number	1123682
Registered and principal office	27 Water Lane West Malling Kent ME19 6HH
Independent Examiners	Lindeyer Francis Ferguson Limited North House 198 High Street Tonbridge Kent TN9

THE PILSDON AT MALLING COMMUNITY
(A company limited by guarantee)

ANNUAL REPORT FROM THE CHAIRMAN
FOR THE YEAR ENDED 31 MARCH 2025

Introduction

Pilsdon at Malling Community provides a way of life which brings about meaningful changes for those on the margins of society. We strive to create an environment where individuals are accepted for who they are and given the time and space to begin the process of rebuilding their lives.

Summary of Key Achievements

This year has been marked by several significant achievements that have strengthened our Community.

Leadership Transition:

- We successfully navigated a challenging period without a Guardian; and
- We were delighted to welcome the Rev. James McKeran as the new Guardian in May 2024.

Financial Improvements:

- We achieved better than anticipated financial results through efficiency savings and improved management of running costs.

Maintenance and Repairs:

- We have enjoyed relatively low maintenance costs this year.

Gardens and Horticulture:

- Our gardens have provided an abundance of fruit and vegetables, contributing to our self-sufficiency and enabled our Guests to experience the benefits of horticulture.

Governance Changes:

- We welcomed four new Trustees to the Board.

Leadership

Leading such a community requires a high level of commitment and willingness to make sacrifices from Community Members, Volunteers, and Trustees. This year has been particularly challenging, especially at the beginning when we were without a Guardian. During this period, the Community continued to operate thanks to the dedication of our remaining Community Member, Livia, our volunteers, and several Trustees who provided daily operational support.

New Guardian Appointment

We were absolutely delighted, and hugely relieved, to welcome the Rev. James McKeran as the new Guardian at the end of May 2024. Since his appointment James has made significant improvements across the board.

Our finances are in a better position, the Guests are receiving an improved service and the Community now works more collaboratively, where Members, Volunteers and Trustees are valued and actively involved in the running of the Community.

Financial Improvements

Despite having fewer Guests, we have seen better than expected financial results under James' leadership. Efficiency savings and better management of ongoing running costs has enabled us to fund our day-to-day expenditure without relying on our reserves. However we remain reliant on the kindness and generosity of our supporters to enable us to fund improvements and larger items.

Maintenance and Repairs

Maintaining the fabric of our buildings is both costly and ongoing. Over the last few years we have seen significant expenditure both in terms of planned and reactive maintenance works. This year however we have enjoyed relatively low costs, but we anticipate significant expenditure in the medium term for window replacement and roof repairs.

Gardens

Our gardens are a source of great joy, not only do they allow us to live as self-sufficiently as possible by providing fruit and vegetables but also, more importantly, they enable our Guests to experience many of the benefits horticulture can bring, including improving physical and mental wellbeing by increasing physical activity, exposure to the outdoors and nature, the sense of achievement and enjoying the fruits of their labour by eating healthily.

Governance Changes

This year has seen a number of changes in our governance arrangements. It is with great sadness that we report Sister Mary John's death on the 1 May 2024. Sister Mary John had been a Trustee for almost twenty years, having been instrumental in setting up Pilsdon at Malling. Over the year we were delighted to welcome Dr Nicola Anne Rodwell, Rev. Pamela Rink, Sister Bartimaeus OSB and Rev. Timothy Ashworth as Trustees.

Conclusion

Reflecting on the last financial year we feel that we have been truly blessed. It has been an absolute privilege to have had the opportunity to work alongside people who have a genuine willingness and commitment to serving others. We feel confident that the future of Pilsdon at Malling is in safe and caring hands and is now in a more sustainable position.

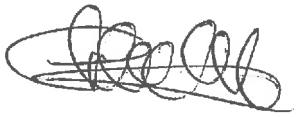
Acknowledgements

I would like extend my sincere thanks to Livia, who was instrumental in keeping Pilsdon operating in a difficult and challenging time, and her continued outstanding work particularly so in the gardens and with the livestock and to James for establishing a firm foundation for protecting our long-term financial viability. I would also like to thank the Volunteers who so generously give their time to provide help and support.

THE PILSDON AT MALLING COMMUNITY
(A company limited by guarantee)

ANNUAL REPORT FROM THE CHAIRMAN
FOR THE YEAR ENDED 31 MARCH 2025

Lastly, I am most grateful for the support given by my fellow Trustees over the year, I am particularly grateful to those who have provided practical help when most needed.



Camilla Medhurst

Chairman

THE PILSDON AT MALLING COMMUNITY
(A company limited by guarantee)

REPORT OF THE BOARD OF TRUSTEES
FOR THE YEAR ENDED 31 MARCH 2025

The Trustees present their annual report together with the financial statements of the company for the year ended 31 March 2025.

The trustees confirm that the annual report and financial statements of the company comply with the current statutory requirements, the requirements of the company's governing document and the provisions of the Statement of Recommended Practice (SORP), applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102) (effective 1 January 2019). This report is also the Directors' Report required by Company Law.

Objectives and activities
The charity's objects are for the public benefit:

a) for the relief of financial need and the relief of sickness and the preservation and protection of good physical and mental health by offering shelter, hospitality and spiritual refreshments to those who by reason of poverty, disability, mental or spiritual incapacity or inability to manage their own affairs are in need of such refuge without regard to gender, race or creed.
b) for the advancement of the Christian Religion by the formation and maintenance of a community of people who from time to time will endeavour to live together as one household in order to welcome people in need and be united in love and prayer according to the precepts of the Christian Gospels.

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 Directors (Trustees) are responsible for the strategic direction and policy of the Charity and met four times during the "year to discuss these and receive written reports from the Guardian and from the Honorary Treasurer.

We have a risk register in place and the Trustees formally review this annually in November. We have been developing an emergency and business continuity plan. which we anticipate developing further in the coming year.

In addition to routine day-to-day repairs and maintenance we continue to carry out works identified in the Quinquennial Report. As part of our Health and Safety improvements, we have been carrying out a programme of fire safety improvement works, such as the installation of fire blocks and in light of the increasing energy costs, we have been improving our insultation.

Throughout the year, the Guardian kept the Trustees updated on Community life. We are very fortunate to be able to produce much of our own food, which not only helps to reduce our costs, but ensures that Community Members and Guests can eat healthily.

Financial review
The Trustees consider that the Charity has sufficient funds and maintained reserves at the end of the reporting period to be able to continue operating and providing a beneficial service to the community in line with the Charity's objectives.

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 level of reserves has been maintained throughout the year.

The Community's cash reserves are held in Charities Official Investment Funds (COIF). These are secure and offer easy access to funds when required.

The Trustees confirm that they have carried out a review of the major risks that the charity presently faces and have considered the necessary procedures to minimise any potential impact should those risks materialise. These include the identification and mitigation of all perceived risk of physical accident which could harm Community Members, Guests, Trustees. the general public or the fabric of the Community. Financial risks are dealt with elsewhere in this report and include the risk that the company might not be able to meet its liabilities as they fall due, and in the future its ability to pay the interest and repay the principal on any loans required to develop operations in the future. However, the Trustees recognise that there view of the major risks that the charity faces is a continuing process and have investigated ongoing reviews to ensure and the potential impacts that may arise are minimised or mitigated.

Structure, governance and management
The Charity is governed by its Memorandum and Articles of Association, which act as its Constitution.

The Trustees are responsible for selecting and recruiting suitably qualified Trustees.

The company's current policy concerning the payment of trade creditors is to follow the CBI's Prompt Payers Code (copies are available from the CBI, Centre Point, 103 New Oxford Street, London WC1A 1DU).

The charitable company's current policy concerning the payment of trade creditors is to:

- settle the terms of payment with suppliers when agreeing the terms of each transaction;
- ensure that suppliers are made aware of the terms of payment by inclusion of the relevant terms in contracts; and
- pay in accordance with the company's contractual and other legal obligations.

THE PILSDON AT MALLING COMMUNITY
(A company limited by guarantee)

REPORT OF THE BOARD OF TRUSTEES
FOR THE YEAR ENDED 31 MARCH 2025

The Guardian is responsible for the day-to-day management of the Community in consultation with the other Community Members and taking advice as appropriate from Trustees and professional advisers. Regular budgetary control accounts are submitted to meetings of the Trustees.

The Council (Trustees/Directors) meet at least three times each year to determine policy, review performance and policies to ensure that the ethos of the Community is maintained, monitor financial matters and make key decisions.

Contributions are made from Community funds within a scale authorised by the Trustees towards the provision of retirement pensions arranged by full-time community members.

Statement of Trustees' responsibilities

The Trustees (who are also the directors of the company for the purposes of company law) are responsible for preparing the Trustees' report and the financial statements in accordance with applicable law and United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice).

Company law requires the Trustees to prepare financial statements for each financial year. Under company law, the Trustees must not approve the financial statements unless they are satisfied that they give a true and fair view of the state of affairs of the company and of its incoming resources and application of resources, including its income and expenditure, for that period. In preparing these financial statements, the Trustees are required to:

- select suitable accounting policies and then apply them consistently;
- observe the methods and principles of the Charities SORP (FRS 102);
- make judgements and accounting estimates that are reasonable and prudent;
- state whether applicable UK Accounting Standards (FRS 102) have been followed, subject to any material departures disclosed and explained in the financial statements;
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the company will continue in business.

The Trustees are responsible for keeping adequate accounting records that are sufficient to show and explain the company's transactions and disclose with reasonable accuracy at any time the financial position of the company 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 company and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

This report was approved by the Trustees on 9th August 2025 and signed on their behalf by:

Mrs C Medhurst
Chairman

Mr A Young
Treasurer

INDEPENDENT EXAMINER'S REPORT TO THE BOARD OF TRUSTEES OF THE PILSDON AT MALLING COMMUNITY

FOR THE YEAR ENDED 31 MARCH 2025

I report to the Board of Trustees on my examination of the accounts of The Pilsdon at Malling Community ("the charity") for the year ended 31 March 2025.

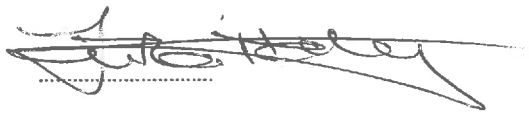
Responsibilities and basis of report
As the Trustees of the charity (and also its directors for the purposes of company law) you are responsible for the preparation of the accounts in accordance with the requirements of the Companies Act 2006.

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

Independent examiner's statement
I have completed my examination. I confirm that no material matters have come to my attention in connection with the examination giving me cause to believe:

1. accounting records were not kept in respect of the company as required by section 130 of the Act; or
2. the accounts do not accord with those records; or
3. the accounts do not comply with the accounting requirements of section 396 of the Companies Act 2006 other than any requirement that the accounts give a 'true and fair' view which is not a matter considered as part of an independent examination; or
4. the accounts have not been prepared in accordance with the methods and principles of the Statement of Recommended Practice for accounting and reporting by charities applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102).

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



Jonathan Healey FCA
Lindeyer Francis Ferguson Limited
North House
198 High Street
Tonbridge
Kent TN9 1BE

Date: 21 August 2025

THE PILSDON AT MALLING COMMUNITY
(A company limited by guarantee)

STATEMENT OF FINANCIAL ACTIVITIES *(INCLUDING INCOME AND EXPENDITURE ACCOUNT)*
FOR THE YEAR ENDED 31 MARCH 2025

	Note	Unrestricted funds 2025 £	Restricted funds 2025 £	Total funds 2025 £	As restated Total funds 2024 £
Income from:					
Donations and grants		17,180	370	17,550	11,083
Charitable activities	3	104,400	-	104,400	111,990
Other trading activities	4	3,149	-	3,149	3,943
Investment income		2,420	-	2,420	2,150
Total income		127,149	370	127,519	129,166
Expenditure on:					
Charitable activities	5	132,900	8,600	141,500	146,087
Total expenditure		132,900	8,600	141,500	146,087
Net expenditure		(5,751)	(8,230)	(13,981)	(16,921)
Net movement in funds		(5,751)	(8,230)	(13,981)	(16,921)
Reconciliation of funds:					
Total funds brought forward		129,515	81,570	219,315	236,236
Total funds carried forward		123,764	73,340	205,334	219,315

THE PILSDON AT MALLING COMMUNITY
(A company limited by guarantee)

BALANCE SHEET
FOR THE YEAR ENDED 31 MARCH 2025

	Note	£	2025 £	£	As restated 2024 £
Fixed assets					
Tangible assets	9		135,346		154,596
Current assets					
Debtors		158		-	
Cash at bank and in hand		74,428		70,838	
		74,586		70,838	
Creditors: amounts falling due within one year	12	(4,598)		(6,119)	
Net current assets			69,988		64,719
Total net assets			205,334		219,315
Represented by the funds of the charity:	14				
Restricted funds			81,570		89,800
Unrestricted funds			123,764		129,515
			205,334		219,315

The financial statements were approved by the Board of Trustees on 9th August 2025 and were signed on its behalf by:

Mrs C Medhurst
Chairman

Mr A Young
Tresurer

Company number: 06218667

NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 MARCH 2025

1 Status

The charity is a private company limited by guarantee registered in England and Wales. In the event of the charity being wound up, the liability in respect of the guarantee is limited to £1 per member of the charity. The address of the registered office is 27 Water Lane, West Malling, Kent, ME19 6HH.

2 Accounting policies

Basis of preparation of the financial statements

The financial statements have been prepared in accordance with Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102) (effective 1 January 2019) - (Charities SORP (FRS 102)), the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102) and the Companies Act 2006.

The Pilsdon at Malling Community meets the definition of a public benefit entity under FRS 102. Assets and liabilities are initially recognised at historical cost or transaction value unless otherwise stated in the relevant accounting policy.

The financial statements are prepared in pounds sterling, which is the functional currency of the charity, and rounded to the nearest £1.

Going Concern

The trustees have assessed whether the use of the going concern assumption is appropriate in preparing these financial statements. The trustees have made this assessment in respect to a period of at least one year from the date of approval of these financial statements.

Income

All Income is recognised when the charity is entitled to the funds, the receipt is probable and the amount can be measured reliably. For donations and legacies, this is usually on receipt. For grants, this is usually when a formal offer is made in writing, unless the grant contains terms and conditions outside of the charity's control which must be met before the charity is entitled to the funds.

Expenditure

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

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

2 **Accounting policies (continued)**

Tangible fixed assets and depreciation

Tangible fixed assets are carried at cost, net of depreciation and any provision for impairment. Depreciation is provided at rates calculated to write off the cost of fixed assets, less their estimated residual value, over their expected useful lives on the following bases:

Wooden Buildings	Over 20 years
Leasehold improvements	Over the shorter of 10 years or the period to the first possible termination of the Charity's lease
Fixtures, fittings and equipment	Appliances over 5 years and computer equipment over 3 years
Motor vehicles	Over 5 years
Livestock	Over 2 years

Livestock held mainly for production purposes rather than sale, for in excess of two years, are included within fixed assets and capitalised at their cost of acquisition, or cost of production, as appropriate and depreciated on a straight line basis.

Stock

Stocks are valued at the lower of cost and net realisable value after making due allowance for obsolete and slow-moving stocks.

Debtors

Trade and other debtors are recognised at the settlement amount due. Prepayments are recognised at the invoiced cost prepaid.

Creditors

Creditors are recognised when a present legal or constructive obligation exists at the balance sheet date as a result of a past event, it is probable that a transfer of economic benefits will be required to settle the obligation, and the amount can be estimated reliably. Creditors are recognised at the settlement amount.

Financial instruments

The charity only has financial assets and financial liabilities of a kind that qualify as basic financial instruments. Basic financial instruments are initially recognised at transaction value and subsequently measured at their settlement value.

Fund accounting

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

2 **Accounting policies (continued)**

Restricted funds can only be used for the particular restricted purposes within the objects of the charity. Restrictions arise when specified by the donor or when funds are raised for particular restricted purposes.

Pensions

The charity operates a defined contribution pension scheme and the pension charge represents the amounts payable by the charity to the fund in respect of the year. The Guardian benefits from being a member of the Church of England defined benefits pension scheme rather than the charity's defined contribution scheme.

Taxation

The Pilsdon at Malling Community is a registered charity and, therefore, is not liable to income tax or corporation tax on income derived from its charitable activities, as it falls within the various exemptions available to registered charities.

Restatement

During the prepartion of the charity's financial statements, it was noted that a provision had previously been included in the financial statements where there was not a present obligation due from the charity. As a result, a prior year restatement has been made to the 2024 compartives to remove a £3,000 provision and instead include a designated fund for the same amount in respect of the Trustees wishes to set aside funding in the event of a community member leaving the charity's employment.

3 **Income from charitable activities**

	2025	2024
	£	£
Housing Benefit and guest rent	104,400	111,990

The comparative figures include £Nil of restricted income.

4 **Other trading income**

	2025	2024
	£	£
Events	2,893	3,464
Produce Sales	256	479
	3,149	3,943

5 Expenditure on charitable activities

	2025	2024
	£	£
Direct costs:		
Staff costs (note7)	25,055	27,127
Depreciation and impairment	19,250	18,670
Community members	1,917	823
Rent and council tax	17,131	16,559
Utilities	29,603	14,976
Provisions and household expenses	11,065	20,659
Maintenance	5,786	13,525
Garden and livestock	2,788	4,391
Transport and travel	11,179	8,712
Amenities	1,861	1,997
Chapel expenses	45	237
Support costs		
Advertising	168	169
Bank charges	402	489
Insurance	7,639	8,027
Office costs	4,271	4,939
Computer expenses	469	721
Sundry	1,795	698
Governance costs		
Accountancy	1,440	3,293
Accountancy - prior year	(688)	-
Legal and Professional fees	100	74
Trustee expenses	224	-
	141,500	146,087

The comparative figure includes restricted expenditure of £8,600.

6 Net expenditure

	2025	2024
	£	£
This is stated after charging:		
Depreciation	19,250	18,670

7 Staff costs

	2025	2024
	£	£
Wages and salaries	18,897	25,498
Social security costs	180	180
Pension costs	5,978	1,449
	25,055	27,127

The average number of persons employed by the charity was 3 (2024: 4).

There were no employees with employment benefits (excluding employer pension contributions) of more than £60,000 in the current nor preceding period.

8 Trustee remuneration and expenses

During the year, no Trustees received any remuneration or other benefits (2024: None).

During the year ended 31 March 2025, £224 (2024 - £Nil) were reimbursed or paid directly to two Trustees in relation to travel expenses.

9 Tangible fixed assets

	Wooden Buildings	Leasehold Improveme	Equipment	Motor vehicles	Livestock	Total
	£	£	£	£	£	£
Cost						
Brought forward	207,653	112,293	15,353	9,280	860	345,439
Additions	-	-	-	-	-	-
Disposals	-	-	(280)	-	-	(280)
Carried forward	207,653	112,293	15,073	9,280	860	345,159
Depreciation						
Brought forward	83,063	83,814	14,686	9,280	-	190,843
Charge for the year	10,383	7,542	465	-	860	19,250
Eliminated on disposal	-	-	(280)	-	-	(280)
Carried forward	93,446	91,356	14,871	9,280	860	209,813
Net book value						
At 31 March 2025	114,207	20,937	202	-	-	135,346
At 31 March 2024	124,590	28,479	667	-	860	154,596

10 Stock

	2025	2024
	£	£
Raw materials and consumables	860	860

11 Debtors

	2025	2024
	£	£
Other debtors	158	-

12 Creditors: amounts falling due within one year

	2025	As restated 2024
	£	£
Other creditors	948	2,414
Accruals and deferred income	3,650	3,705
	4,598	6,119

13 Statement of movements on funds - current year

	As restated 1 April 2024	Income	Expenditure	Transfers	31 March 2025
	£	£	£	£	£
Restricted fund	89,800	-	(8,600)	-	81,200
Food bank donations	-	370	-	-	370
General fund	126,515	127,149	(132,900)	-	120,764
Designated funds:					
Severance fund	3,000	-	-	-	3,000
	219,315	127,519	(141,500)	-	205,334

13 Statement of movements on funds (continued)

Statement of movements on funds - prior year

	As restated 1 April 2023 £	Income £	Expenditure £	Transfers £	As restated 31 March 2024 £
Restricted fund	98,400	-	(8,600)	-	89,800
General fund	134,836	129,166	(137,487)	-	126,515
Designated funds:					
Severance fund	3,000	-	-	-	3,000
	236,236	129,166	(146,087)	-	219,315

Restricted funds have been received for the following purposes:

The charity has received capital grants to assist with the costs associated with both wooden buildings and cottage improvements. This fund is being released inline with the use of the properties.

Foodbank donations

Donations have been received in the year to allow the charity to spend in relation to its food bank.

Designated funds - Severance fund

The severance fund represents funds set aside in the event a communty member leaves the employment of the charity.

14 Analysis of net assets between funds

	Unrestricted funds £	Restricted funds £	Total funds £
Current year:			
Tangible fixed assets	53,776	81,570	135,346
Net current assets	69,988	-	69,988
	123,764	81,570	205,334

14 Analysis of net assets between funds (continued)

	Unrestricted funds £	Restricted funds £	Total funds £
Prior year:			
Tangible fixed assets	64,796	89,800	154,596
Net current assets	64,719	-	64,719
	129,515	89,800	219,315

15 Related party transactions

With the exception of reimbursement of Trustees expenses, as noted in note 8, there have been no related party transactions during the financial period (2024 - £Nil).

THE PILSDON AT MALLING COMMUNITY

England & Wales - Charity number 1123682

Accounts

Charity registration number 1123682

Company registration number 06218667 (England and Wales)

THE PILSDON AT MALLING COMMUNITY

ANNUAL REPORT AND UNAUDITED FINANCIAL STATEMENTS

FOR THE YEAR ENDED 31 MARCH 2023

THE PILSDON AT MALLING COMMUNITY

LEGAL AND ADMINISTRATIVE INFORMATION

Trustees	Sister A Marshall Mrs C Medhurst Mrs Y Smyth Mr A Young Mr S Richards Mrs J Jordan Mr P Combs	 (Appointed 5 August 2023)
Secretary	Mr A Young	
Charity number	1123682	
Company number	06218667	
Registered office	27 Water Lane West Malling Kent ME19 6HH	
Independent examiner	Perrys Audit Limited 4th Floor 399-401 Strand London WC2R 0LT	

THE PILSDON AT MALLING COMMUNITY

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THE PILSDON AT MALLING COMMUNITY

CHAIRMAN'S STATEMENT

FOR THE YEAR ENDED 31 MARCH 2023

To lead a community such as Pilsdon at Malling, and to meet the almost daily challenges, requires Community Members to have both great commitment and a willingness to make sacrifices in the service of their fellow Community Members and Guests. I think the last few years have been testament to the fact that the level of commitment required should not be underestimated and we, the Trustees, recognise that we have been truly blessed by the Community Members' dedication and service to others.

People have come to Pilsdon from a range of backgrounds and with a variety of support needs, some of which are enduring and complex in nature. Over the last year we have seen a marked increase in the complexity and level of need experienced by people coming to our door. Without doubt the increases in the cost of living, difficulties accessing good affordable housing and the challenges in accessing ongoing health care will be having a detrimental impact on many, but for people who are already struggling the affects can be much more profound. Faith and the daily rhythm of life through prayer, working and eating together, and commitment and dedication of Community Members, provides a solid foundation and the breathing space in which they begin the process of healing and getting back on their feet.

Guest numbers inevitably fluctuate throughout the year. We have seen a number of Guests successfully move on through planned moves into permanent independent accommodation, however the process of re-letting vacant rooms can take time. Although Community Members are making sterling efforts to increase occupancy levels, by ensuring that relevant agencies are aware of what we do and how we can help, we recognise that for many people, life in Community will not be what they had hoped for or suitable for their particular needs and those of the Community as a whole.

Although we are still able to live within our means, we have become more dependent on the kindness and generosity of those making donations to fund a number of more expensive works, including the installation of a fire detection and alarm system and also the repair of the crumbling render on the Chapel walls.

We are fortunate that once again the garden has provided us with a bumper crop, especially of apples and plums. We are exploring more environmentally sound approaches to food production in the hope that we can further improve yield, whilst protecting the soil. As a result of Avian flu, the ducks and hens have had to be enclosed for much of the year, which has proven to be a challenge. The sheep continue to thrive and we have had two pigs come to stay. We have also seen the arrival of Willow the kitten, she continues to provide much joy to Community Members and Guests alike.

We continue to receive donations for the food bank, with an astonishing amount given at harvest festival time. This provides a much-needed resource for many people living in the surrounding community.

Yvonne Smyth stood down as Chair of the Board of Trustees, however we are all thankful that she has agreed to remain as a Trustee. We were sorry to receive the resignation of Sister Caroline Price, we will certainly miss her contribution to the organisation as having been a Trustee since the conception of Pilsdon at Malling in 2004, and she provided a wealth of knowledge and experience.

We are pleased to welcome both Nancy Billias as a Community Member, who is already making a significant contribution to the Community and Wendy O'Kill as a Finance Assistant, who too is making real progress in terms of updating and improving our financial processes.

As ever, I am grateful for the support given to me by my fellow Trustees and for their commitment to the work of the Pilsdon at Malling Community.

Mrs C Medhurst
Chairman
Dated: 18.11.23

THE PILSDON AT MALLING COMMUNITY

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 1 to the financial statements and comply with the charity's Memorandum and 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) (effective 1 January 2019)".

Objectives and activities

The charity's objects are for the public benefit:
a) for the relief of financial need and the relief of sickness and the preservation and protection of good physical and mental health by offering shelter, hospitality and spiritual refreshments to those who by reason of poverty, disability, mental or spiritual incapacity or inability to mange their own affairs are in need of such refuge without regard to gender, race or creed.
b) for the advancement of the Christian Religion by the formation and maintenance of a community of people who from time to time will endeavour to live together as one household in order to welcome people in need and be united in love and prayer according to the precepts of the Christian Gospels.

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 Directors (Trustees) are responsible for the strategic direction and policy of the Charity and met four times during the year to discuss these and receive written reports from the Guardian and from the Honorary Treasurer.

We have a risk register in place and the Trustees formally review this annually. We have been developing an emergency and business continuity plan, which we anticipate developing further in the coming year.

In addition to routine day to day repairs and maintenance we continue to carry out works identified in the Quinquennial Report. As part of our Health and Safety improvements, we have been carrying out a programme of fire safety improvement works, such as the installation of a new fire detection and alarm system.

Throughout the year, the Guardian kept the Trustees updated on Community life. We are very fortunate to be able to produce much of our own food, which not only helps to reduce our costs, but ensures that Community Members and Guests can eat healthily.

Financial review

The Trustees consider that the Charity has sufficient funds and maintained reserves at the end of the reporting period to be able to continue operating and providing a beneficial service to the community in line with the Charity's objectives.

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 considers 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 level of reserves has been maintained throughout the year.

The Community's cash reserves are held in Charities Official Investment Funds (COIF). These are secure and offer easy access to funds when required

The Trustees confirm that they have carried out a review of the major risks that the charity presently faces, and have considered the necessary procedures to minimise any potential impact should those risks materialise. These include the identification and mitigation of all perceived risk of physical accident which could harm Community Members, Guests, Trustees, the general public or the fabric of the Community. Financial risks are dealt with elsewhere in this report and include the risk that the company might not be able to meet its liabilities as they fall due, and in the future its ability to pay the interest and repay the principal on any loans required to develop operations in the future. However, the Trustees recognise that the review of the major risks that the charity faces is a continuing process and have instigated ongoing reviews to ensure and potential impacts that may arise are minimised or mitigated.

Structure, governance and management

The Charity is governed by its Memorandum & Articles of Association, which acts as its Constitution.

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:

Rev D Green	(Resigned 28 May 2022)
Sister A Marshall	
Mrs C Medhurst	
Sister C Price	(Resigned 20 February 2023)
Mrs Y Smyth	
Mr A Young	
Mr S Richards	
Mrs J Jordan	
Mr P Combs	(Appointed 5 August 2023)

The Trustees are responsible for selecting and recruiting suitably qualified Trustees.

The company's current policy concerning the payment of trade creditors is to follow the CBI's Prompt Payers Code (copies are available from the CBI, Centre Point, 103 New Oxford Street, London WC1A 1DU).

The company's current policy concerning the payment of trade creditors is to:

- settle the terms of payment with suppliers when agreeing the terms of each transaction;
- ensure that suppliers are made aware of the terms of payment by inclusion of the relevant terms in contracts; and
- pay in accordance with the company's contractual and other legal obligations.

The Guardian is responsible for the day to day management of the Community in consultation with the other Community Members, and taking advice as appropriate from Trustees and professional advisors. Regular budgetary control accounts are submitted to meetings of the Trustees.

The Council (Trustees/Directors) meet at least three times each year to determine policy, review performance and policies to ensure that the ethos of the Community is maintained, monitor financial matters and make key decisions.

Contributions are made from Community funds within a scale authorised by the Trustees towards the provision of retirement pensions arranged by full time community members.

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

Mrs C Medhurst
Trustee

Mr A Young
Trustee

9 November 2023

THE PILSDON AT MALLING COMMUNITY

INDEPENDENT EXAMINER'S REPORT

TO THE TRUSTEES OF THE PILSDON AT MALLING COMMUNITY

I report to the trustees on my examination of the financial statements of The Pilsdon at Malling Community (the charity) for the year ended 31 March 2023.

Responsibilities and basis of report

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

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

Independent examiner's statement

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

1 accounting records were not kept in respect of the charity as required by section 386 of the 2006 Act; or

2 the financial statements do not accord with those records; or

3 the financial statements do not comply with the accounting requirements of section 396 of the 2006 Act other than any requirement that the accounts give a true and fair view which is not a matter considered as part of an independent examination; or

4 the financial statements have not been prepared in accordance with the methods and principles of the Statement of Recommended Practice for accounting and reporting by charities applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102).

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

Declan McCusker FCA FCCA
Perrys Audit Limited
4th Floor
399-401 Strand
London
WC2R 0LT

Dated: 9 November 2023

THE PILSDON AT MALLING COMMUNITY

STATEMENT OF FINANCIAL ACTIVITIES INCLUDING INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 31 MARCH 2023

	Notes	Unrestricted funds 2023 £	Restricted funds 2023 £	Total 2023 £	Unrestricted funds 2022 £	Restricted funds 2022 £	Total 2022 £
Income from:							
Charitable activities	3	118,994	-	118,994	101,632	-	101,632
Expenditure on:							
Charitable activities	4	126,475	8,600	135,075	155,628	8,600	164,228
Net expenditure for the year/ Net movement in funds		(7,481)	(8,600)	(16,081)	(53,996)	(8,600)	(62,596)
Fund balances at 1 April 2022		142,317	107,000	249,317	196,313	115,600	311,913
Fund balances at 31 March 2023		134,836	98,400	233,236	142,317	107,000	249,317

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.

THE PILSDON AT MALLING COMMUNITY

BALANCE SHEET

AS AT 31 MARCH 2023

	Notes	2023 £	£	2022 £	£
Fixed assets					
Tangible assets	7		168,257		187,075
Current assets					
Stocks	8	860		860	
Debtors	9	480		-	
Cash at bank and in hand		73,465		72,846	
		74,805		73,706	
Creditors: amounts falling due within one year	10	(9,826)		(11,464)	
Net current assets			64,979		62,242
Total assets less current liabilities			233,236		249,317
Income funds					
Restricted funds			98,400		107,000
Unrestricted funds			134,836		142,317
			233,236		249,317

The company is entitled to the exemption from the audit requirement contained in section 477 of the Companies Act 2006, for the year ended 31 March 2023.

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

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

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

The financial statements were approved by the Trustees on 9 November 2023

Mrs C Medhurst
Trustee

Mr A Young
Trustee

Company registration number 06218667

1 Accounting policies

Charity information

The Pilsdon at Malling Community is a private company limited by guarantee incorporated in England and Wales. The registered office is 27 Water Lane, West Malling, Kent, ME19 6HH.

1.1 Accounting convention

The financial statements have been prepared in accordance with the charity's Memoranum and 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) (effective 1 January 2019)". The charity is a Public Benefit Entity as defined by FRS 102.

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

The financial statements are prepared in sterling, which is the functional currency of the charity. Monetary amounts in these financial statements are rounded to the nearest £1.

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

1.2 Going concern

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

1.3 Charitable funds

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

Restricted funds are subject to specific conditions by donors 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.

The restricted funds and unrestricted funds at 31 March 2019 had a misallocation due to depreciation charges being incorrectly calculated as part of the restricted funds. The comparative figures have been restated accordingly. Full details of this are detailed in note 11 to the accounts.

1.4 Income

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.

1 Accounting policies **(Continued)**

1.5 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:

Wooden buildings	Over 20 years
Leasehold improvements	Over the shorter of 10 years or the period to the first possible termination of the charity's lease
Equipment	Appliances over 5 years and computer hardware over 3 years
Motor vehicles	Over 5 years

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

1.6 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).

1.7 Stocks

Stocks are stated at the lower of cost and estimated selling price less costs to complete and sell. Cost comprises direct materials and, where applicable, direct labour costs and those overheads that have been incurred in bringing the stocks to their present location and condition. Items held for distribution at no or nominal consideration are measured the lower of replacement cost and cost.

Net realisable value is the estimated selling price less all estimated costs of completion and costs to be incurred in marketing, selling and distribution.

1.8 Cash and cash equivalents

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

1.9 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.

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

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.

1.10 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.

1.11 Retirement benefits

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

The Guardian benefits from being a member of the Church Of England defined benefit pension scheme rather than the charity's defined contribution pension scheme (Nest).

2 Critical accounting estimates and judgements

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

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

3 Charitable activities

	Charitable Income 2023 £	Charitable Income 2022 £
Donations	20,372	9,000
Charitable activities	3,573	3,696
Housing benefit and guest rent	94,302	88,916
Investment income	747	20
	118,994	101,632

4 Charitable activities

	Charitable Expenditure 2023	Charitable Expenditure 2023	Total 2023	Charitable Expenditure 2022	Charitable Expenditure 2022	Total 2022
	£	£	£	£	£	£
Staff costs	23,235	-	23,235	23,056	-	23,056
Depreciation and impairment	10,685	8,600	19,285	9,989	8,600	18,589
Community members	445	-	445	1,790	-	1,790
Rent and council tax	16,199	-	16,199	15,978	-	15,978
Utilities	15,304	-	15,304	18,384	-	18,384
Provisions and household expenses	16,533	-	16,533	10,148	-	10,148
Maintenance	13,737	-	13,737	50,111	-	50,111
Garden and livestock	3,372	-	3,372	2,396	-	2,396
Transport and travel	8,840	-	8,840	6,671	-	6,671
Amenities	1,603	-	1,603	1,276	-	1,276
Chapel expenses	154	-	154	238	-	238
	110,107	8,600	118,707	140,037	8,600	148,637
Share of support costs	16,368	-	16,368	15,591	-	15,591
	126,475	8,600	135,075	155,628	8,600	164,228
Analysis by fund						
Unrestricted funds	126,475	-	126,475	155,628	-	155,628
Restricted funds	-	8,600	8,600	-	8,600	8,600
	126,475	8,600	135,075	155,628	8,600	164,228

5 Trustees

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

6 Employees

The average monthly number of employees during the year was:

2023 Number	2022 Number
3	3

6 Employees (Continued)

Employment costs	2023	2022
	£	£
Wages and salaries	21,586	20,974
Other pension costs	1,649	2,082
	23,235	23,056

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

7 Tangible fixed assets

	Wooden buildings	Leasehold improvements	Equipment	Motor vehicles	Total
	£	£	£	£	£
Cost					
At 1 April 2022	207,653	108,143	14,887	9,280	339,963
Additions	-	-	467	-	467
At 31 March 2023	207,653	108,143	15,354	9,280	340,430
Depreciation and impairment					
At 1 April 2022	62,298	69,423	11,887	9,280	152,888
Depreciation charged in the year	10,383	7,126	1,776	-	19,285
At 31 March 2023	72,681	76,549	13,663	9,280	172,173
Carrying amount					
At 31 March 2023	134,972	31,594	1,691	-	168,257
At 31 March 2022	145,355	38,720	3,000	-	187,075

8 Stocks

	2023	2022
	£	£
Raw materials and consumables	860	860

9 Debtors

Amounts falling due within one year:	2023 £	2022 £
Other debtors	480	-

10 Creditors: amounts falling due within one year

	2023 £	2022 £
Other creditors	2,976	2,216
Accruals and deferred income	6,850	9,248
	9,826	11,464

11 Analysis of net assets between funds

	Unrestricted funds 2023 £	Restricted funds 2023 £	Total 2023 £	Unrestricted funds 2022 £	Restricted funds 2022 £	Total 2022 £
Fund balances at 31 March 2023 are represented by:						
Tangible assets	69,857	98,400	168,257	80,075	107,000	187,075
Current assets/(liabilities)	64,979	-	64,979	62,242	-	62,242
	134,836	98,400	233,236	142,317	107,000	249,317

12 Related party transactions

There were no disclosable related party transactions during the year (2022 - none).

THE PILSDON AT MALLING COMMUNITY

England & Wales - Charity number 1123682

Accounts

Charity registration number 1123682

Company registration number 06218667 (England and Wales)

THE PILSDON AT MALLING COMMUNITY

ANNUAL REPORT AND UNAUDITED FINANCIAL STATEMENTS

FOR THE YEAR ENDED 31 MARCH 2023

THE PILSDON AT MALLING COMMUNITY

LEGAL AND ADMINISTRATIVE INFORMATION

Trustees	Sister A Marshall Mrs C Medhurst Mrs Y Smyth Mr A Young Mr S Richards Mrs J Jordan Mr P Combs	 (Appointed 5 August 2023)
Secretary	Mr A Young	
Charity number	1123682	
Company number	06218667	
Registered office	27 Water Lane West Malling Kent ME19 6HH	
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THE PILSDON AT MALLING COMMUNITY

CHAIRMAN'S STATEMENT

FOR THE YEAR ENDED 31 MARCH 2023

To lead a community such as Pilsdon at Malling, and to meet the almost daily challenges, requires Community Members to have both great commitment and a willingness to make sacrifices in the service of their fellow Community Members and Guests. I think the last few years have been testament to the fact that the level of commitment required should not be underestimated and we, the Trustees, recognise that we have been truly blessed by the Community Members' dedication and service to others.

People have come to Pilsdon from a range of backgrounds and with a variety of support needs, some of which are enduring and complex in nature. Over the last year we have seen a marked increase in the complexity and level of need experienced by people coming to our door. Without doubt the increases in the cost of living, difficulties accessing good affordable housing and the challenges in accessing ongoing health care will be having a detrimental impact on many, but for people who are already struggling the affects can be much more profound. Faith and the daily rhythm of life through prayer, working and eating together, and commitment and dedication of Community Members, provides a solid foundation and the breathing space in which they begin the process of healing and getting back on their feet.

Guest numbers inevitably fluctuate throughout the year. We have seen a number of Guests successfully move on through planned moves into permanent independent accommodation, however the process of re-letting vacant rooms can take time. Although Community Members are making sterling efforts to increase occupancy levels, by ensuring that relevant agencies are aware of what we do and how we can help, we recognise that for many people, life in Community will not be what they had hoped for or suitable for their particular needs and those of the Community as a whole.

Although we are still able to live within our means, we have become more dependent on the kindness and generosity of those making donations to fund a number of more expensive works, including the installation of a fire detection and alarm system and also the repair of the crumbling render on the Chapel walls.

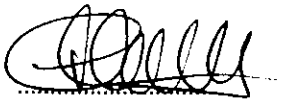
We are fortunate that once again the garden has provided us with a bumper crop, especially of apples and plums. We are exploring more environmentally sound approaches to food production in the hope that we can further improve yield, whilst protecting the soil. As a result of Avian flu, the ducks and hens have had to be enclosed for much of the year, which has proven to be a challenge. The sheep continue to thrive and we have had two pigs come to stay. We have also seen the arrival of Willow the kitten, she continues to provide much joy to Community Members and Guests alike.

We continue to receive donations for the food bank, with an astonishing amount given at harvest festival time. This provides a much-needed resource for many people living in the surrounding community.

Yvonne Smyth stood down as Chair of the Board of Trustees, however we are all thankful that she has agreed to remain as a Trustee. We were sorry to receive the resignation of Sister Caroline Price, we will certainly miss her contribution to the organisation as having been a Trustee since the conception of Pilsdon at Malling in 2004, and she provided a wealth of knowledge and experience.

We are pleased to welcome both Nancy Billias as a Community Member, who is already making a significant contribution to the Community and Wendy O'Kill as a Finance Assistant, who too is making real progress in terms of updating and improving our financial processes.

As ever, I am grateful for the support given to me by my fellow Trustees and for their commitment to the work of the Pilsdon at Malling Community.



Mrs C Medhurst
Chairman
Dated: 18.11.23

THE PILSDON AT MALLING COMMUNITY

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 1 to the financial statements and comply with the charity's Memorandum and 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) (effective 1 January 2019)".

Objectives and activities

The charity's objects are for the public benefit:
a) for the relief of financial need and the relief of sickness and the preservation and protection of good physical and mental health by offering shelter, hospitality and spiritual refreshments to those who by reason of poverty, disability, mental or spiritual incapacity or inability to mange their own affairs are in need of such refuge without regard to gender, race or creed.
b) for the advancement of the Christian Religion by the formation and maintenance of a community of people who from time to time will endeavour to live together as one household in order to welcome people in need and be united in love and prayer according to the precepts of the Christian Gospels.

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 Directors (Trustees) are responsible for the strategic direction and policy of the Charity and met four times during the year to discuss these and receive written reports from the Guardian and from the Honorary Treasurer.

We have a risk register in place and the Trustees formally review this annually. We have been developing an emergency and business continuity plan, which we anticipate developing further in the coming year.

In addition to routine day to day repairs and maintenance we continue to carry out works identified in the Quinquennial Report. As part of our Health and Safety improvements, we have been carrying out a programme of fire safety improvement works, such as the installation of a new fire detection and alarm system.

Throughout the year, the Guardian kept the Trustees updated on Community life. We are very fortunate to be able to produce much of our own food, which not only helps to reduce our costs, but ensures that Community Members and Guests can eat healthily.

Financial review

The Trustees consider that the Charity has sufficient funds and maintained reserves at the end of the reporting period to be able to continue operating and providing a beneficial service to the community in line with the Charity's objectives.

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 considers 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 level of reserves has been maintained throughout the year.

The Community's cash reserves are held in Charities Official Investment Funds (COIF). These are secure and offer easy access to funds when required

The Trustees confirm that they have carried out a review of the major risks that the charity presently faces, and have considered the necessary procedures to minimise any potential impact should those risks materialise. These include the identification and mitigation of all perceived risk of physical accident which could harm Community Members, Guests, Trustees, the general public or the fabric of the Community. Financial risks are dealt with elsewhere in this report and include the risk that the company might not be able to meet its liabilities as they fall due, and in the future its ability to pay the interest and repay the principal on any loans required to develop operations in the future. However, the Trustees recognise that the review of the major risks that the charity faces is a continuing process and have instigated ongoing reviews to ensure and potential impacts that may arise are minimised or mitigated.

Structure, governance and management

The Charity is governed by its Memorandum & Articles of Association, which acts as its Constitution.

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:

Rev D Green	(Resigned 28 May 2022)
Sister A Marshall	
Mrs C Medhurst	
Sister C Price	(Resigned 20 February 2023)
Mrs Y Smyth	
Mr A Young	
Mr S Richards	
Mrs J Jordan	
Mr P Combs	(Appointed 5 August 2023)

The Trustees are responsible for selecting and recruiting suitably qualified Trustees.

The company's current policy concerning the payment of trade creditors is to follow the CBI's Prompt Payers Code (copies are available from the CBI, Centre Point, 103 New Oxford Street, London WC1A 1DU).

The company's current policy concerning the payment of trade creditors is to:

- settle the terms of payment with suppliers when agreeing the terms of each transaction;
- ensure that suppliers are made aware of the terms of payment by inclusion of the relevant terms in contracts; and
- pay in accordance with the company's contractual and other legal obligations.

The Guardian is responsible for the day to day management of the Community in consultation with the other Community Members, and taking advice as appropriate from Trustees and professional advisors. Regular budgetary control accounts are submitted to meetings of the Trustees.

The Council (Trustees/Directors) meet at least three times each year to determine policy, review performance and policies to ensure that the ethos of the Community is maintained, monitor financial matters and make key decisions.

Contributions are made from Community funds within a scale authorised by the Trustees towards the provision of retirement pensions arranged by full time community members.

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

Mrs C Medhurst
Trustee

Mr A Young
Trustee

9 November 2023

THE PILSDON AT MALLING COMMUNITY

INDEPENDENT EXAMINER'S REPORT

TO THE TRUSTEES OF THE PILSDON AT MALLING COMMUNITY

I report to the trustees on my examination of the financial statements of The Pilsdon at Malling Community (the charity) for the year ended 31 March 2023.

Responsibilities and basis of report

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

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

Independent examiner's statement

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

1 accounting records were not kept in respect of the charity as required by section 386 of the 2006 Act; or

2 the financial statements do not accord with those records; or

3 the financial statements do not comply with the accounting requirements of section 396 of the 2006 Act other than any requirement that the accounts give a true and fair view which is not a matter considered as part of an independent examination; or

4 the financial statements have not been prepared in accordance with the methods and principles of the Statement of Recommended Practice for accounting and reporting by charities applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102).

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

Declan McCusker FCA FCCA
Perrys Audit Limited
4th Floor
399-401 Strand
London
WC2R 0LT

Dated: 9 November 2023

THE PILSDON AT MALLING COMMUNITY

STATEMENT OF FINANCIAL ACTIVITIES INCLUDING INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 31 MARCH 2023

	Notes	Unrestricted funds 2023 £	Restricted funds 2023 £	Total 2023 £	Unrestricted funds 2022 £	Restricted funds 2022 £	Total 2022 £
Income from:							
Charitable activities	3	118,994	-	118,994	101,632	-	101,632
Expenditure on:							
Charitable activities	4	126,475	8,600	135,075	155,628	8,600	164,228
Net expenditure for the year/ Net movement in funds		(7,481)	(8,600)	(16,081)	(53,996)	(8,600)	(62,596)
Fund balances at 1 April 2022		142,317	107,000	249,317	196,313	115,600	311,913
Fund balances at 31 March 2023		134,836	98,400	233,236	142,317	107,000	249,317

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.

THE PILSDON AT MALLING COMMUNITY

BALANCE SHEET

AS AT 31 MARCH 2023

	Notes	2023 £	£	2022 £	£
Fixed assets					
Tangible assets	7		168,257		187,075
Current assets					
Stocks	8	860		860	
Debtors	9	480		-	
Cash at bank and in hand		73,465		72,846	
		74,805		73,706	
Creditors: amounts falling due within one year	10	(9,826)		(11,464)	
Net current assets			64,979		62,242
Total assets less current liabilities			233,236		249,317
Income funds					
Restricted funds			98,400		107,000
Unrestricted funds			134,836		142,317
			233,236		249,317

The company is entitled to the exemption from the audit requirement contained in section 477 of the Companies Act 2006, for the year ended 31 March 2023.

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

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

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

The financial statements were approved by the Trustees on 9 November 2023

Mrs C Medhurst
Trustee

Mr A Young
Trustee

Company registration number 06218667

1 Accounting policies

Charity information

The Pilsdon at Malling Community is a private company limited by guarantee incorporated in England and Wales. The registered office is 27 Water Lane, West Malling, Kent, ME19 6HH.

1.1 Accounting convention

The financial statements have been prepared in accordance with the charity's Memoranum and 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) (effective 1 January 2019)". The charity is a Public Benefit Entity as defined by FRS 102.

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

The financial statements are prepared in sterling, which is the functional currency of the charity. Monetary amounts in these financial statements are rounded to the nearest £1.

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

1.2 Going concern

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

1.3 Charitable funds

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

Restricted funds are subject to specific conditions by donors 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.

The restricted funds and unrestricted funds at 31 March 2019 had a misallocation due to depreciation charges being incorrectly calculated as part of the restricted funds. The comparative figures have been restated accordingly. Full details of this are detailed in note 11 to the accounts.

1.4 Income

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.

1 Accounting policies **(Continued)**

1.5 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:

Wooden buildings	Over 20 years
Leasehold improvements	Over the shorter of 10 years or the period to the first possible termination of the charity's lease
Equipment	Appliances over 5 years and computer hardware over 3 years
Motor vehicles	Over 5 years

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

1.6 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).

1.7 Stocks

Stocks are stated at the lower of cost and estimated selling price less costs to complete and sell. Cost comprises direct materials and, where applicable, direct labour costs and those overheads that have been incurred in bringing the stocks to their present location and condition. Items held for distribution at no or nominal consideration are measured the lower of replacement cost and cost.

Net realisable value is the estimated selling price less all estimated costs of completion and costs to be incurred in marketing, selling and distribution.

1.8 Cash and cash equivalents

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

1.9 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.

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

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.

1.10 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.

1.11 Retirement benefits

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

The Guardian benefits from being a member of the Church Of England defined benefit pension scheme rather than the charity's defined contribution pension scheme (Nest).

2 Critical accounting estimates and judgements

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

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

3 Charitable activities

	Charitable Income 2023 £	Charitable Income 2022 £
Donations	20,372	9,000
Charitable activities	3,573	3,696
Housing benefit and guest rent	94,302	88,916
Investment income	747	20
	118,994	101,632

4 Charitable activities

	Charitable Expenditure 2023	Charitable Expenditure 2023	Total 2023	Charitable Expenditure 2022	Charitable Expenditure 2022	Total 2022
	£	£	£	£	£	£
Staff costs	23,235	-	23,235	23,056	-	23,056
Depreciation and impairment	10,685	8,600	19,285	9,989	8,600	18,589
Community members	445	-	445	1,790	-	1,790
Rent and council tax	16,199	-	16,199	15,978	-	15,978
Utilities	15,304	-	15,304	18,384	-	18,384
Provisions and household expenses	16,533	-	16,533	10,148	-	10,148
Maintenance	13,737	-	13,737	50,111	-	50,111
Garden and livestock	3,372	-	3,372	2,396	-	2,396
Transport and travel	8,840	-	8,840	6,671	-	6,671
Amenities	1,603	-	1,603	1,276	-	1,276
Chapel expenses	154	-	154	238	-	238
	110,107	8,600	118,707	140,037	8,600	148,637
Share of support costs	16,368	-	16,368	15,591	-	15,591
	126,475	8,600	135,075	155,628	8,600	164,228
Analysis by fund						
Unrestricted funds	126,475	-	126,475	155,628	-	155,628
Restricted funds	-	8,600	8,600	-	8,600	8,600
	126,475	8,600	135,075	155,628	8,600	164,228

5 Trustees

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

6 Employees

The average monthly number of employees during the year was:

2023 Number	2022 Number
3	3

6 Employees (Continued)

Employment costs	2023	2022
	£	£
Wages and salaries	21,586	20,974
Other pension costs	1,649	2,082
	23,235	23,056

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

7 Tangible fixed assets

	Wooden buildings	Leasehold improvements	Equipment	Motor vehicles	Total
	£	£	£	£	£
Cost					
At 1 April 2022	207,653	108,143	14,887	9,280	339,963
Additions	-	-	467	-	467
At 31 March 2023	207,653	108,143	15,354	9,280	340,430
Depreciation and impairment					
At 1 April 2022	62,298	69,423	11,887	9,280	152,888
Depreciation charged in the year	10,383	7,126	1,776	-	19,285
At 31 March 2023	72,681	76,549	13,663	9,280	172,173
Carrying amount					
At 31 March 2023	134,972	31,594	1,691	-	168,257
At 31 March 2022	145,355	38,720	3,000	-	187,075

8 Stocks

	2023	2022
	£	£
Raw materials and consumables	860	860

9 Debtors

	2023	2022
Amounts falling due within one year:	**£**	**£**
Other debtors	480	-

10 Creditors: amounts falling due within one year

	2023	2022
	£	**£**
Other creditors	2,976	2,216
Accruals and deferred income	6,850	9,248
	9,826	11,464

11 Analysis of net assets between funds

	Unrestricted funds 2023	Restricted funds 2023	Total 2023	Unrestricted funds 2022	Restricted funds 2022	Total 2022
	£	**£**	**£**	**£**	**£**	**£**
Fund balances at 31 March 2023 are represented by:						
Tangible assets	69,857	98,400	168,257	80,075	107,000	187,075
Current assets/(liabilities)	64,979	-	64,979	62,242	-	62,242
	134,836	98,400	233,236	142,317	107,000	249,317

12 Related party transactions

There were no disclosable related party transactions during the year (2022 - none).

THE PILSDON AT MALLING COMMUNITY

England & Wales - Charity number 1123682

Accounts

5

Charity registration number 1123682

Company registration number 06218667 (England and Wales)

THE PILSDON AT MALLING COMMUNITY

ANNUAL REPORT AND UNAUDITED FINANCIAL STATEMENTS

FOR THE YEAR ENDED 31 MARCH 2022

THE PILSDON AT MALLING COMMUNITY

LEGAL AND ADMINISTRATIVE INFORMATION

Trustees	Sister A Marshall Mrs C Medhurst Sister C Price Mrs Y Smyth Mr A Young Mr S Richards Mrs J Jordan (Appointed 5 June 2021)
Secretary	Mr A Young
Charity number	1123682
Company number	06218667
Registered office	27 Water Lane West Malling Kent ME19 6HH
Independent examiner	Perrys Audit Limited 4th Floor 399-401 Strand London WC2R 0LT

THE PILSDON AT MALLING COMMUNITY

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THE PILSDON AT MALLING COMMUNITY

CHAIRMAN'S STATEMENT

FOR THE YEAR ENDED 31 MARCH 2022

To lead a community such as Pilsdon at Malling, and to meet the almost daily challenges, requires Community Members to have both great commitment and a willingness to make sacrifices in the service of their fellow Community Members and Guests. I think the last two years have been testament to the fact that the level of commitment required should not be underestimated and we, the Trustees, recognise that we have been truly blessed by the Community Members' dedication and service to others.

On the 1 April 2021 we were very pleased to welcome the Rev. Joss Walker as she took up her post as Guardian following the retirement of the Rev. Viv Ashworth. We were very sorry to see Wasantha Hettiarachchi move on in October 2021 after many years' service as a Community Member. We miss his kindness, dedication and wonderful cooking.

The Community gradually and cautiously opened its doors after the final lockdown. Wayfarers were able to return. Guest numbers went up over the summer months, though some were only short stays and others were returning Guests who needed more time with us. We were grateful for this extra help around the gardens and for a temperate summer, after a very cold late spring, which produced an abundance of crops. We were also able to welcome back both Bazaar and Music at Malling.

Over the summer we had an ordinand on a pastoral placement, this involved weekly visits and much engagement. We hope to welcome another student in the future.

It is with great sadness I report that in August 2021 one of our Guests, David, passed away after a short illness. I am so grateful to the Community Members and other guests for their loving care and ministrations, which enable David to remain at Pilsdon until the end as was his wish.

We continue to receive donations for the food bank, with an amazing amount given at harvest festival time. This provides a much needed resource for many people living in the surrounding community.

In December, Guests and Community Members were able to move back into the Scriptorium following extensive works carried out by an excellent local craftsman to make the building structurally sound and meet current health and safety standards. This work could only have been completed as a result of Tim Ashworth's determination to drive this project forward and the Swire Trust who made an extremely generous donation towards the cost of the project.

Faith and the daily rhythm of life through prayer, working and eating together has provided a solid foundation for our continuing work at Pilsdon.

As ever, I am grateful for the support given to me by my fellow Trustees and for their commitment to the work of the Pilsdon at Malling Community.

We were sorry to have seen the resignation of three of our Trustees during the year [Rev. David Green, Rev. Ruth Bierbaum and Mark Trevett]. These were due to personal and work commitments. We are feeling their loss so we will be actively recruiting new Trustees.

.....

Yvonne Smyth
Chairman
Dated: 9.12.22

THE PILSDON AT MALLING COMMUNITY

TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT)

FOR THE YEAR ENDED 31 MARCH 2022

The trustees present their annual report and financial statements for the year ended 31 March 2022.

The financial statements have been prepared in accordance with the accounting policies set out in note 1 to the financial statements and comply with the charity's Memorandum and 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) (effective 1 January 2019)".

Objectives and activities

The charity's objects are for the public benefit:
a) for the relief of financial need and the relief of sickness and the preservation and protection of good physical and mental health by offering shelter, hospitality and spiritual refreshments to those who by reason of poverty, disability, mental or spiritual incapacity or inability to mange their own affairs are in need of such refuge without regard to gender, race or creed.
b) for the advancement of the Christian Religion by the formation and maintenance of a community of people who from time to time will endeavour to live together as one household in order to welcome people in need and be united in love and prayer according to the precepts of the Christian Gospels.

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 Directors (Trustees) are responsible for the strategic direction and policy of the Charity and met four times during the year to discuss these and receive written reports from the Guardian and from the Honorary Treasurer. In June, we welcomed the appointment of Jane Jordan as a board member whose knowledge and experience will be most beneficial.

Work began to renovate the Scriptorium in September and was completed in November at a cost of £43,000. We are extremely grateful to Mr Gary Purser for completing this work to an excellent standard, Mr Roger Molyneux, the Abbey's retained architect, for overseeing the work and the Swire Trust for their very generous donation of £10,000. The Scriptorium now providers a safe, warm and welcoming space for Community Members, Guests and visitors.

In addition to routine day to day repairs and maintenance we continue to carryout works identified in the Quinquennial Report. As part of our Health and Safety arrangements, we commissioned a Fire Risk Assessment, following this we have been carrying out a programme of fire safety improvement works.

Throughout the year, the Guardian kept the Trustees updated on Community life. We are very fortunate to be able to produce much of our own food, which not only helps to reduce our costs, but ensures that Community Members and Guests can eat healthily. .

Yvonne Smyth welcomed Reverend Joss Walker as the new Guardian with effect from 1 April 2021, wishing her every success in her new role.

Financial review

The Trustees consider that the Charity has sufficient funds and maintained reserves at the end of the reporting period to be able to continue operating and providing a beneficial service to the community in line with the Charity's objectives.

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 considers 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 level of reserves has been maintained throughout the year.

The Community's cash reserves are held in Charities Official Investment Funds (COIF). These are secure and offer easy access to funds when required

The Trustees confirm that they have carried out a review of the major risks that the charity presently faces, and have considered the necessary procedures to minimise any potential impact should those risks materialise. These include the identification and mitigation of all perceived risk of physical accident which could harm Community Members, Guests, Trustees, the general public or the fabric of the Community. Financial risks are dealt with elsewhere in this report and include the risk that the company might not be able to meet its liabilities as they fall due, and in the future its ability to pay the interest and repay the principal on any loans required to develop operations in the future. However, the Trustees recognise that the review of the major risks that the charity faces is a continuing process and have instigated ongoing reviews to ensure and potential impacts that may arise are minimised or mitigated.

Structure, governance and management

The Charity is governed by its Memorandum & Articles of Association, which acts as its Constitution.

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:

Rev D Green	(Resigned 28 May 2022)
Sister A Marshall	
Mrs C Medhurst	
Sister C Price	
Mrs Y Smyth	(Resigned 23 August 2021)
Mr M Trevett	
Mr A Young	(Resigned 27 November 2021)
Rev R Bierbaum	
Mr S Richards	(Appointed 5 June 2021)
Mrs J Jordan	

The Trustees are responsible for selecting and recruiting suitably qualified Trustees.

The company's current policy concerning the payment of trade creditors is to follow the CBI's Prompt Payers Code (copies are available from the CBI, Centre Point, 103 New Oxford Street, London WC1A 1DU).

The company's current policy concerning the payment of trade creditors is to:

- settle the terms of payment with suppliers when agreeing the terms of each transaction;
- ensure that suppliers are made aware of the terms of payment by inclusion of the relevant terms in contracts; and
- pay in accordance with the company's contractual and other legal obligations.

The Guardian is responsible for the day to day management of the Community in consultation with the other Community Members, and taking advice as appropriate from Trustees and professional advisors. Regular budgetary control accounts are submitted to meetings of the Trustees. The annual budget is agreed at the February/March meeting and the Annual Reports and Accounts are approved in July.

The Council (Trustees/Directors) meet at least three times each year to determine policy, review performance and policies to ensure that the ethos of the Community is maintained, monitor financial matters and make key decisions.

Contributions are made from Community funds within a scale authorised by the Trustees towards the provision of retirement pensions arranged by full time community members.

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

Mrs Y Smyth
Trustee

Mr A Young
Trustee

23 November 2022

THE PILSDON AT MALLING COMMUNITY

INDEPENDENT EXAMINER'S REPORT

TO THE TRUSTEES OF THE PILSDON AT MALLING COMMUNITY

I report to the trustees on my examination of the financial statements of The Pilsdon at Malling Community (the charity) for the year ended 31 March 2022.

Responsibilities and basis of report

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

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

Independent examiner's statement

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

1 accounting records were not kept in respect of the charity as required by section 386 of the 2006 Act; or

2 the financial statements do not accord with those records; or

3 the financial statements do not comply with the accounting requirements of section 396 of the 2006 Act other than any requirement that the accounts give a true and fair view which is not a matter considered as part of an independent examination; or

4 the financial statements have not been prepared in accordance with the methods and principles of the Statement of Recommended Practice for accounting and reporting by charities applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102).

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

Declan McCusker

Declan McCusker FCA FCCA
Perrys Audit Limited
4th Floor
399-401 Strand
London
WC2R 0LT

Dated: 9 December 2022

THE PILSDON AT MALLING COMMUNITY

STATEMENT OF FINANCIAL ACTIVITIES INCLUDING INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 31 MARCH 2022

	Notes	Unrestricted funds 2022 £	Restricted funds 2022 £	Total 2022 £	Unrestricted funds 2021 £	Restricted funds 2021 £	Total 2021 £
Income from:							
Donations and legacies	3	-	-	-	-	10,000	10,000
Charitable activities	4	101,632	-	101,632	127,046	-	127,046
Total income		101,632	-	101,632	127,046	10,000	137,046
Expenditure on:							
Charitable activities	5	155,628	8,600	164,228	116,791	8,600	125,391
Net (expenditure)/income for the year/ Net movement in funds		(53,996)	(8,600)	(62,596)	10,255	1,400	11,655
Fund balances at 1 April 2021		196,313	115,600	311,913	186,058	114,200	300,258
Fund balances at 31 March 2022		142,317	107,000	249,317	196,313	115,600	311,913

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.

THE PILSDON AT MALLING COMMUNITY

BALANCE SHEET

AS AT 31 MARCH 2022

	Notes	2022 £	£	2021 £	£
Fixed assets					
Tangible assets	8		187,075		199,859
Current assets					
Stocks	9	860		860	
Cash at bank and in hand		72,846		137,188	
		73,706		138,048	
Creditors: amounts falling due within one year	10	(11,464)		(25,994)	
Net current assets			62,242		112,054
Total assets less current liabilities			249,317		311,913
Income funds					
Restricted funds			107,000		115,600
Unrestricted funds			142,317		196,313
			249,317		311,913

The company is entitled to the exemption from the audit requirement contained in section 477 of the Companies Act 2006, for the year ended 31 March 2022.

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

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

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

The financial statements were approved by the Trustees on 23 November 2022

Mrs Y Smyth
Trustee

Mr A Young
Trustee

Company registration number 06218667

1 Accounting policies

Charity information

The Pilsdon at Malling Community is a private company limited by guarantee incorporated in England and Wales. The registered office is 27 Water Lane, West Malling, Kent, ME19 6HH.

1.1 Accounting convention

The financial statements have been prepared in accordance with the charity's Memoranum and 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) (effective 1 January 2019)". The charity is a Public Benefit Entity as defined by FRS 102.

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

The financial statements are prepared in sterling, which is the functional currency of the charity. Monetary amounts in these financial statements are rounded to the nearest £1.

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

1.2 Going concern

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

1.3 Charitable funds

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

Restricted funds are subject to specific conditions by donors 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.

The restricted funds and unrestricted funds at 31 March 2019 had a misallocation due to depreciation charges being incorrectly calculated as part of the restricted funds. The comparative figures have been restated accordingly. Full details of this are detailed in note 11 to the accounts.

1.4 Income

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.

1 Accounting policies (Continued)

1.5 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:

Wooden buildings	Over 20 years
Leasehold improvements	Over the shorter of 10 years or the period to the first possible termination of the charity's lease
Equipment	Appliances over 5 years and computer hardware over 3 years
Motor vehicles	Over 5 years

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

1.6 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).

1.7 Stocks

Stocks are stated at the lower of cost and estimated selling price less costs to complete and sell. Cost comprises direct materials and, where applicable, direct labour costs and those overheads that have been incurred in bringing the stocks to their present location and condition. Items held for distribution at no or nominal consideration are measured the lower of replacement cost and cost.

Net realisable value is the estimated selling price less all estimated costs of completion and costs to be incurred in marketing, selling and distribution.

1.8 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.

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.

1 Accounting policies (Continued)

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.

1.9 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.

1.10 Retirement benefits

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

The Guardian benefits from being a member of the Church Of England defined benefit pension scheme rather than the charity's defined contribution pension scheme (Nest).

2 Critical accounting estimates and judgements

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

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

3 Donations and legacies

	Total	Restricted funds
	2022	2021
	£	£
John Swire Trust	-	10,000

4 Charitable activities

	Charitable Income 2022	**Charitable Income 2021**
	£	**£**
Donations	9,000	9,690
Charitable activities	3,696	1,926
Housing benefit and guest rent	88,916	115,360
Investment income	20	70
	101,632	127,046

5 Charitable activities

	Charitable Expenditure 2022	Charitable Expenditure 2022	Total 2022	Charitable Expenditure 2021	Charitable Expenditure 2021	Total 2021
	£	£	£	£	£	£
Staff costs	23,056	-	23,056	29,041	-	29,041
Depreciation and impairment	9,989	8,600	18,589	9,403	8,600	18,003
Community members	1,790	-	1,790	284	-	284
Rent and council tax	15,978	-	15,978	15,650	-	15,650
Utilities	18,384	-	18,384	12,695	-	12,695
Provisions and household expenses	10,148	-	10,148	11,727	-	11,727
Maintenance	50,111	-	50,111	11,462	-	11,462
Garden and livestock	2,396	-	2,396	4,750	-	4,750
Transport and travel	6,671	-	6,671	6,629	-	6,629
Amenities	1,276	-	1,276	1,259	-	1,259
Church expenses	238	-	238	197	-	197
	140,037	8,600	148,637	103,097	8,600	111,697
Share of support costs	15,591	-	15,591	13,694	-	13,694
	155,628	8,600	164,228	116,791	8,600	125,391
Analysis by fund						
Unrestricted funds	155,628	-	155,628	116,791	-	116,791
Restricted funds	-	8,600	8,600	-	8,600	8,600
	155,628	8,600	164,228	116,791	8,600	125,391

6 Trustees

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

7 Employees

The average monthly number of employees during the year was:

2022 Number	2021 Number
3	4

7 Employees (Continued)

Employment costs	2022	2021
	£	£
Wages and salaries	20,974	25,947
Other pension costs	2,082	3,094
	23,056	29,041

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

8 **Tangible fixed assets**

	Wooden buildings	Leasehold improvements	Equipment	Motor vehicles	Total
	£	£	£	£	£
Cost					
At 1 April 2021	207,653	103,437	13,787	9,280	334,157
Additions	-	4,706	1,100	-	5,806
At 31 March 2022	207,653	108,143	14,887	9,280	339,963
Depreciation and impairment					
At 1 April 2021	51,915	62,571	10,533	9,280	134,299
Depreciation charged in the year	10,383	6,852	1,354	-	18,589
At 31 March 2022	62,298	69,423	11,887	9,280	152,888
Carrying amount					
At 31 March 2022	145,355	38,720	3,000	-	187,075
At 31 March 2021	155,738	40,866	3,255	-	199,859

9 **Stocks**

	2022	2021
	£	£
Raw materials and consumables	860	860

10 Creditors: amounts falling due within one year

	2022	2021
	£	£
Other taxation and social security	-	2,034
Other creditors	2,216	8,101
Accruals and deferred income	9,248	15,859
	11,464	25,994

11 Analysis of net assets between funds

	Unrestricted funds 2022	Restricted funds 2022	Total 2022	Unrestricted funds 2021	Restricted funds 2021	Total 2021
	£	£	£	£	£	£
Fund balances at 31 March 2022 are represented by:						
Tangible assets	80,075	107,000	187,075	84,259	115,600	199,859
Current assets/(liabilities)	62,242	-	62,242	112,054	-	112,054
	142,317	107,000	249,317	196,313	115,600	311,913

12 Related party transactions

There were no disclosable related party transactions during the year (2021 - none).

THE PILSDON AT MALLING COMMUNITY

England & Wales - Charity number 1123682

Accounts

Charity Registration No. 1123682

Company Registration No. 06218667 (England and Wales)

THE PILSDON AT MALLING COMMUNITY
ANNUAL REPORT AND UNAUDITED FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 MARCH 2021

THE PILSDON AT MALLING COMMUNITY

LEGAL AND ADMINISTRATIVE INFORMATION

Trustees	Rev D Green Sister A Marshall Mrs C Medhurst Sister C Price Mrs Y Smyth Mr A Young Mr S Richards Mrs J Jordan	(Appointed 5 June 2021)
Secretary	Mr A Young	
Charity number	1123682	
Company number	06218667	
Registered office	27 Water Lane West Malling Kent ME19 6HH	
Independent examiner	Perrys Accountants Limited 19-21 Swan Street West Malling Kent ME19 6JU	

THE PILSDON AT MALLING COMMUNITY

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THE PILSDON AT MALLING COMMUNITY

CHAIRMAN'S STATEMENT

FOR THE YEAR ENDED 31 MARCH 2021

In my last report, I recorded 'for posterity' the arrival of Covid -19 and lockdown in March 2020; little thinking that twelve months later the Community would continue to live in isolation behind the walls of Water Lane. There would be no visitors including wayfarers. New community members could not be recruited. Our 12 non-residential volunteers who provide so much practical assistance with the running of the Pilsdon house and lands were not permitted, under the laws in place, to attend. No doubt all this contributed to keeping the Community free of Covid, but at a social cost. Everyone gave thanks for the extensive indoor and outdoor space available to the Community. The growing of food and looking after the animals were more therapeutic daily tasks than ever and had to be undertaken. 'Furlough' was a meaningless concept.

The small number of activities which bring donations to Community funds were all cancelled. The Barn Chapel fell silent to outsiders. No concerts for the Music at Malling Festival, which was restricted to online provision. Other ad hoc music and theatrical events were cancelled. Twice a year the Barn Chapel ceiling would have been resplendent with brightly coloured silks from north India and Nepal. The Community hosted Bazaar, a charity selling jewellery, clothes and fabrics made by women in those regions. The collateral damage of the pandemic.

The Guardian, Rev. Viv Ashworth put her retirement, scheduled for September 2020, on hold. Tim took retirement from Community membership at the end of July but continued to be available to drive guests and members to essential appointments and thus avoid public transport risks. He also kept a watching brief over the maintenance of the Community buildings, including the oversight of works following from the Quinquennial review of July. He was involved in preliminary discussions about the refurbishment of the Scriptorium, a project dear to him but which was indefinitely delayed by the pandemic. The Trustees recorded their thanks to him at every meeting and wished him well in his retirement, when it would eventually materialise away from us.

As with so many individuals and organisations, we Trustees became more or less adept at holding our four meetings of the year via Zoom. A small window of opportunity to meet in person arose in September. We met very socially distanced in the vast space of the Barn Chapel. We were joined in the afternoon by James, Bishop of Rochester. The afternoon was spent discussing the ups and downs of the life of an intentional community and the role of Pilsdon in particular.

Then the task of finding a new Guardian to take up post in April 2021 began in earnest. It takes a very special person to be a guardian of Pilsdon. We canvassed the help of a huge range of people and organisations the length and breadth of the British Isles. A special thank you goes to the Iona Community who gave our quest a high profile on its website producing an enquiry from east coast USA within 24 hours. Sadly, the pandemic travel restrictions and our immigration laws conspired to prevent further progress. By 30 January 2021, we were interviewing the Rev. Joss Walker, by Zoom, our successful candidate for the role of guardian. A couple of weeks for handover time took place in March. This culminated in a Service of Dedication and Commitment on Wednesday 31 March 2021. The Rev. Ashworth officiated in the first portion of the service and then handed over to the new guardian with the presentation of: A Bible, paten and chalice, shepherd's crook and drain rods. The latter might be regarded as the oddest of 'gifts' but amply illustrated the range of daily working tools required to run a Community and its buildings sited on the lands of Malling Abbey, built in 1090. It was a moving service made the more poignant because of those present; the former and new guardians, community members and community guests while I, as Chair of Trustees, could be the only invited guest sitting in splendid isolation at the far end of the Barn Chapel.

The next day, 1 April 2021, Joss took up her position as Guardian of the Pilsdon Community at Malling.

As ever, I am grateful for the support given to me by my fellow Trustees and for their commitment to the work of the Pilsdon at Mailing Community.

Yvonne Smyth
Chairman
Dated: 16 December 2021

THE PILSDON AT MALLING COMMUNITY

TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT)

FOR THE YEAR ENDED 31 MARCH 2021

The trustees present their report and financial statements for the year ended 31 March 2021.

The financial statements have been prepared in accordance with the accounting policies set out in note 1 to the financial statements and comply with the charity's Memorandum and 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) (effective 1 January 2019)".

Objectives and activities

The charity's objects are for the public benefit:
a) for the relief of financial need and the relief of sickness and the preservation and protection of good physical and mental health by offering shelter, hospitality and spiritual refreshments to those who by reason of poverty, disability, mental or spiritual incapacity or inability to mange their own affairs are in need of such refuge without regard to gender, race or creed.
b) for the advancement of the Christian Religion by the formation and maintenance of a community of people who from time to time will endeavour to live together as one household in order to welcome people in need and be united in love and prayer according to the precepts of the Christian Gospels.

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 Directors (Trustees) met four times during the year and each meeting included a written report from the Guardian and a report from the Honorary Treasurer. In June, we welcomed the appointment of Reverend Ruth Bierbaum as a board member whose knowledge and experience will be most beneficial.

Following the AGM on 5 September, the board and community members held a Reflective Session in the Barn Chapel. We were pleased that Bishop James of Rochester was able to attend and open the meeting with a prayer. There followed a wide-ranging discussion on the context in which Pilsdon operates today, and this was led by Reverend Tim Ashworth. Many thoughts and ideas were raised and discussed to the benefit of all. Bishop James gave a closing blessing.

During the year, the Guardian, Reverend Viv Ashworth, updated the board on the impact of the Covid-19 virus and lockdown. She was pleased to report that no members of the community had caught the virus due to careful measures being taken to protect the community. The July Bazaar in the Barn Chapel had to be cancelled.

During the year much consideration was given to the pressing need to stabilise the Scriptorium bowed wall and to renovate the building as necessary. Reverend Tim Ashworth was the lead on this matter reporting regularly to the board. We are extremely grateful to the Swire Trust for their donation of £10,000 towards this project. It was anticipated that the overall cost would be in the region of £50,000. Following a tender process arranged by the Abbey's retained architect, Mr Roger Molyneux, the renovation work started in September (2021).

At the end of August Reverend Tim Ashworth retired as a community member. He was thanked by Yvonne Smyth on behalf of the board for all his hard work and generous contribution to the community.

The Quinquennial Report was received in November and essential works were completed.

Throughout the year, the Guardian kept the board updated on how the guests were keeping and what projects they were tackling. As always, we produce much of our own food, mainly lamb, pork, fruit and vegetables. We continue to receive generous donations for the food bank that has been in operation since 2013.

Following a covid-19 risk assessment, the Bazaar did go ahead in the Barn Chapel in December.

In the board's March meeting, Yvonne Smyth thanked Reverend Viv Ashworth for her five years excellent leadership as the community's Guardian, which would come to an end on 31 March 2021. Yvonne also welcomed Reverend Joss Walker as the new Guardian with effect from 1 April 2021, wishing her every success in her new role.

Financial review

The Trustees consider that the Charity has sufficient funds and maintained reserves at the end of the reporting period to be able to continue operating and providing a beneficial service to the community in line with the Charity's objectives.

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 considers 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 level of reserves has been maintained throughout the year.

The Community's cash reserves are held in Charities Official Investment Funds (COIF). These are secure and offer easy access to funds when required

The Trustees confirm that they have carried out a review of the major risks that the charity presently faces, and have considered the necessary procedures to minimise any potential impact should those risks materialise. These include the identification and mitigation of all perceived risk of physical accident which could harm Community Members, Guests, Trustees, the general public or the fabric of the Community. Financial risks are dealt with elsewhere in this report and include the risk that the company might not be able to meet its liabilities as they fall due, and in the future its ability to pay the interest and repay the principal on any loans required to develop operations in the future. However, the Trustees recognise that the review of the major risks that the charity faces is a continuing process and have instigated ongoing reviews to ensure and potential impacts that may arise are minimised or mitigated.

Structure, governance and management
The Charity is governed by its Memorandum & Articles of Association, which acts as its Constitution.

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:

Rev D Green	
Sister A Marshall	
Mrs C Medhurst	
Sister C Price	
Mrs Y Smyth	
Mr M Trevett	(Resigned 23 August 2021)
Mr A Young	
Rev R Bierbaum	(Appointed 6 June 2020 and resigned 27 November 2021)
Mr S Richards	
Mrs J Jordan	(Appointed 5 June 2021)

The Trustees are responsible for selecting and recruiting suitably qualified Trustees.

The company's current policy concerning the payment of trade creditors is to follow the CBI's Prompt Payers Code (copies are available from the CBI, Centre Point, 103 New Oxford Street, London WC1A 1DU).

The company's current policy concerning the payment of trade creditors is to:
- settle the terms of payment with suppliers when agreeing the terms of each transaction;
- ensure that suppliers are made aware of the terms of payment by inclusion of the relevant terms in contracts; and
- pay in accordance with the company's contractual and other legal obligations.

The Guardian is responsible for the day to day management of the Community in consultation with the other Community Members, and taking advice as appropriate from Trustees and professional advisors. Regular budgetary control accounts are submitted to meetings of the Trustees. The annual budget is agreed at the February/March meeting and the Annual Reports and Accounts are approved in July.

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

FOR THE YEAR ENDED 31 MARCH 2021

The Council (Trustees/Directors) meet at least three times each year to determine policy, review performance and policies to ensure that the ethos of the Community is maintained, monitor financial matters and make key decisions.

Contributions are made from Community funds within a scale authorised by the Trustees towards the provision of retirement pensions arranged by full time community members.

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

Mrs Y Smyth
Trustee
Dated: 16 December 2021

Mr A Young
Trustee
Dated: 16 December 2021

THE PILSDON AT MALLING COMMUNITY

INDEPENDENT EXAMINER'S REPORT

TO THE TRUSTEES OF THE PILSDON AT MALLING COMMUNITY

I report to the trustees on my examination of the financial statements of The Pilsdon at Malling Community (the charity) for the year ended 31 March 2021.

Responsibilities and basis of report

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

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

Independent examiner's statement

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

1 accounting records were not kept in respect of the charity as required by section 386 of the 2006 Act; or

2 the financial statements do not accord with those records; or

3 the financial statements do not comply with the accounting requirements of section 396 of the 2006 Act other than any requirement that the accounts give a true and fair view which is not a matter considered as part of an independent examination; or

4 the financial statements have not been prepared in accordance with the methods and principles of the Statement of Recommended Practice for accounting and reporting by charities applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102).

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

Declan McCusker

Declan McCusker FCA FCCA
Perrys Accountants Limited
19-21 Swan Street
West Malling
Kent
ME19 6JU

Dated: 16 December 2021

THE PILSDON AT MALLING COMMUNITY

STATEMENT OF FINANCIAL ACTIVITIES INCLUDING INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 31 MARCH 2021

	Notes	Unrestricted funds 2021 £	Restricted funds 2021 £	Total 2021 £	Unrestricted funds 2020 £	Restricted funds 2020 £	Total 2020 £
Income from:							
Donations and legacies	3	-	10,000	10,000	-	-	-
Charitable activities	4	127,046	-	127,046	112,980	-	112,980
Total income		127,046	10,000	137,046	112,980	-	112,980
Expenditure on:							
Charitable activities	5	116,791	8,600	125,391	119,024	8,600	127,624
Net income/(expenditure) for the year/ Net movement in funds		10,255	1,400	11,655	(6,044)	(8,600)	(14,644)
Fund balances at 1 April 2020		186,058	114,200	300,258	192,102	122,800	314,902
Fund balances at 31 March 2021		196,313	115,600	311,913	186,058	114,200	300,258

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.

THE PILSDON AT MALLING COMMUNITY

BALANCE SHEET

AS AT 31 MARCH 2021

	Notes	2021 £	£	2020 £	£
Fixed assets					
Tangible assets	8		199,859		216,332
Current assets					
Stocks	9	860		860	
Debtors	10	-		175	
Cash at bank and in hand		137,188		99,965	
		138,048		101,000	
Creditors: amounts falling due within one year	11	(25,994)		(17,074)	
Net current assets			112,054		83,926
Total assets less current liabilities			311,913		300,258
Income funds					
Restricted funds			115,600		114,200
Unrestricted funds			196,313		186,058
			311,913		300,258

The company is entitled to the exemption from the audit requirement contained in section 477 of the Companies Act 2006, for the year ended 31 March 2021.

The trustees acknowledge their responsibilities for ensuring that the charity keeps accounting records which comply with section 386 of the Act and for preparing financial statements which give a true and fair view of the state of affairs of the company as at the end of the financial year and of its incoming resources and application of resources, including its income and expenditure, for the financial year in accordance with the requirements of sections 394 and 395 and which otherwise comply with the requirements of the Companies Act 2006 relating to financial statements, so far as applicable to the company.

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

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

THE PILSDON AT MALLING COMMUNITY

BALANCE SHEET (CONTINUED)

AS AT 31 MARCH 2021

The financial statements were approved by the Trustees on 16 December 2021

Mrs Y Smyth
Trustee

Mr A Young
Trustee

Company Registration No. 06218667

1 Accounting policies

Charity information

The Pilsdon at Malling Community is a private company limited by guarantee incorporated in England and Wales. The registered office is 27 Water Lane, West Mailing, Kent, ME19 6HH.

1.1 Accounting convention

The financial statements have been prepared in accordance with the charity's Memoranum and 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) (effective 1 January 2019)". The charity is a Public Benefit Entity as defined by FRS 102.

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

The financial statements are prepared in sterling, which is the functional currency of the charity. Monetary amounts in these financial statements are rounded to the nearest £1.

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

1.2 Going concern

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

1.3 Charitable funds

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

Restricted funds are subject to specific conditions by donors 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.

The restricted funds and unrestricted funds at 31 March 2019 had a misallocation due to depreciation charges being incorrectly calculated as part of the restricted funds. The comparative figures have been restated accordingly. Full details of this are detailed in note 11 to the accounts.

1.4 Income

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.

1 Accounting policies **(Continued)**

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.

1.5 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:

Wooden buildings	Over 20 years
Leasehold improvements	Over the shorter of 10 years or the period to the first possible termination of the charity's lease
Equipment	Appliances over 5 years and computer hardware over 3 years
Motor vehicles	Over 5 years

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 net income/(expenditure) for the year.

1.6 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).

1.7 Stocks

Stocks are stated at the lower of cost and estimated selling price less costs to complete and sell. Cost comprises direct materials and, where applicable, direct labour costs and those overheads that have been incurred in bringing the stocks to their present location and condition. Items held for distribution at no or nominal consideration are measured the lower of replacement cost and cost.

Net realisable value is the estimated selling price less all estimated costs of completion and costs to be incurred in marketing, selling and distribution.

1.8 Cash and cash equivalents

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

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

1.9 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.

1.10 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.

1.11 Retirement benefits

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

The Guardian benefits from being a member of the Church Of England defined benefit pension scheme rather than the charity's defined contribution pension scheme (Nest).

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

2 **Critical accounting estimates and judgements**

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

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

3 **Donations and legacies**

	Restricted funds	Total
	2021	2020
	£	£
John Swire Trust	10,000	-

4 **Charitable activities**

	Charitable Income 2021	**Charitable Income 2020**
	£	**£**
Donations	9,690	10,688
Charitable activities	1,926	3,594
Housing benefit and guest rent	115,360	98,502
Investment income	70	196
	127,046	112,980

5 Charitable activities

	Charitable Expenditure 2021	Charitable Expenditure 2021	Total 2021	Charitable Expenditure 2020	Charitable Expenditure 2020	Total 2020
	£	£	£	£	£	£
Staff costs	29,041	-	29,041	32,230	-	32,230
Depreciation and impairment	9,403	8,600	18,003	9,148	8,600	17,748
Community members	284	-	284	2,451	-	2,451
Volunteers	-	-	-	1,049	-	1,049
Rent and council tax	15,650	-	15,650	16,097	-	16,097
Utilities	12,695	-	12,695	14,057	-	14,057
Provisions and household expenses	11,727	-	11,727	12,439	-	12,439
Maintenance	11,462	-	11,462	8,274	-	8,274
Garden and livestock	4,750	-	4,750	3,105	-	3,105
Transport and travel	6,629	-	6,629	7,357	-	7,357
Amenities	1,259	-	1,259	1,334	-	1,334
Church expenses	197	-	197	99	-	99
	103,097	8,600	111,697	107,640	8,600	116,240
Share of support costs	13,694	-	13,694	11,384	-	11,384
	116,791	8,600	125,391	119,024	8,600	127,624
Analysis by fund						
Unrestricted funds	116,791	-	116,791	119,024	-	119,024
Restricted funds	-	8,600	8,600	-	8,600	8,600
	116,791	8,600	125,391	119,024	8,600	127,624

6 Trustees

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

7 Employees

Number of employees

The average monthly number of employees during the year was:

	2021 Number	2020 Number
	4	4

Employment costs	2021 £	2020 £
Wages and salaries	25,947	23,819
Other pension costs	3,094	8,411
	29,041	32,230

8 Tangible fixed assets

	Wooden buildings	Leasehold improvements	Equipment	Motor vehicles	Total
	£	£	£	£	£
Cost					
At 1 April 2020	207,653	103,437	12,258	9,280	332,628
Additions	-	-	1,529	-	1,529
At 31 March 2021	207,653	103,437	13,787	9,280	334,157
Depreciation and impairment					
At 1 April 2020	41,532	56,088	9,395	9,280	116,295
Depreciation charged in the year	10,383	6,483	1,137	-	18,003
At 31 March 2021	51,915	62,571	10,532	9,280	134,298
Carrying amount					
At 31 March 2021	155,738	40,866	3,255	-	199,859
At 31 March 2020	166,121	47,348	2,863	-	216,332

9 Stocks

	2021	2020
	£	£
Raw materials and consumables	860	860

10 Debtors

	2021	2020
Amounts falling due within one year:	£	£
Other debtors	-	175

11 Creditors: amounts falling due within one year

	2021	2020
	£	£
Other taxation and social security	2,034	118
Other creditors	8,101	2,043
Accruals and deferred income	15,859	14,913
	25,994	17,074

12 Analysis of net assets between funds

	Unrestricted funds	Restricted funds	Total	Unrestricted funds	Restricted funds	Total
	2021	2021	2021	2020	2020	2020
	£	£	£	£	£	£
Fund balances at 31 March 2021 are represented by:						
Tangible assets	84,259	115,600	199,859	102,132	114,200	216,332
Current assets/ (liabilities)	112,054	-	112,054	83,926	-	83,926
	196,313	115,600	311,913	186,058	114,200	300,258

13 Related party transactions

There were no disclosable related party transactions during the year (2020 - none).