

Westbury Avenue Baptist Church

Charity No. 1155892

Trustees' Report and Unaudited Accounts

31 December 2021

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TRUSTEE'S ANNUAL REPORT

The Trustees, present their report with the unaudited financial statements of the charity for the year ended 31 December 2021. The financial statements have been prepared in accordance with the accounting policies set out in note 1 to the accounts and comply with the charity's trust deed, the Charities Act 2011 and Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard in the UK and Republic of Ireland (FRS 102) - Charities SORP (FRS 102) (effective 1 January 2015).

OBJECTIVES AND ACTIVITIES

Objectives and Aims

The principal objective of the church is the advancement of the Christian faith according to the principles of the Baptist denomination. In furtherance of this the Church may arrange public and other meetings of worship, praise, evangelism, teaching, study, encouragement and prayer. In adherence to its objectives, the Church may also carry out other charitable activities in United Kingdom and overseas.

Public Benefit

The trustees have referred to the Charity Commission's general guidance on public benefit when reviewing the Charity's aims and objectives and in planning its future activities. In particular the trustees consider how planned activities will contribute to the aims and objectives of the Charity.

Charitable Activities

Many of our 2021 plans had to be put on hold and we have had to adjust to the times we find ourselves in. As we learnt new ways of doing things (and are still learning) we thank God that he has remains faithful through it all.

As we continue with our vision statement '**Making Disciples and Transforming Lives**' it was important for the Leadership to really encourage the church to develop their confidence in the Lord and step out of their comfort zone by connecting with others outside of the four walls of the church building in the aid of sharing the good news and building relationships.

Our Pastors

2021 began full of hope in GOD for Westbury and our community. On Sunday, 10th January 2021 Lee Johnson, Regional Minister, publicly recognised Sharon and Theresa as Local Pastors in our Set Aside for Service to serve at Westbury. With the support of the Baptist Union they will continue to study to become Nationally Recognised Pastors within the next 2 years.

Youth Alpha Course

It is with great pleasure that we announce the successful completion of our first Youth Alpha Course which was led by Pastor Theresa and Sister Tosin. A graduation for the young people who attended will take place soon

Media Department

We have had to upgrade our audio and visuals for streaming purposes. Aneesa and Daniel continues to an amazing job in the media department and we can all agreed that the addition of our online service truly benefits those that cannot attend church in person.

Tenants in Dunford House and Manse

From March of this year, we have successfully rented out the three studio flats and the Manse has been rented out since May which is now bringing in an income for the church. Each tenancy agreement has a 6- month break clause written in so if we feel after that period that things are not working out with a particular tenant then we have the right to say that we will not be continuing with that rental.

Church Refurbishments

During lockdown we have had to have major repairs done to the church roof. Thieves stole the lead causing leakage every time it rained. This was a great expensive for the church as we were not able to claim the full cost of the repairs from the insurance and so unfortunately it made a considerable dent in our savings.

- We also had to strip and paint any walls and ceilings in the back that had been impacted by the leakage which included Dunford House.
- We have had to rectify previous works that were done in Dunford House.
- The Manse kitchen needed refurbishing and was completed by T&A Contractors
- The Pastors office at the back has been gutted and refurbishment has been completed
- There are still repairs to be done which include the roof at the Manse. It is very old and recent weather conditions have not helped as we now have rain coming into the property.
- The church building needs major pointing, jet washing and repairing of brickwork. Our application to the Heritage Fund for help towards the church building is still ongoing. We will keep you all updated as and when they respond.
- Building Security – We have had CCTV installed and upgraded our alarm system.

Finances

We do not have any savings right now. Everything we have coming in is just covering what we have going out. What we have coming in includes Dunford House/Manse rentals, tithes/ offerings and hiring (hall etc). Our outgoings include wages, stipend, bills, insurance etc. We will have a breakdown available for you at our next members meetings. So at the moment we do not have enough left over to put away into the savings as there is always something that needs fixing.

Volunteers

There is a saying that many hands make light work. Please be encouraged to volunteer wherever you feel GOD is leading you. An area that could use some volunteers is in cleaning the church. Also, if there is something that you would like to start up, for example, an over 50's club, fund raising etc please make an appointment with the leaders to discuss it.

Junior Apprentice

Congratulations to all our young people who took part in the Junior Apprentice this year. The Westbury team came runners up this year. The theme this year was 'The Business of the Future'.

The Junior Apprentice, based on the hit television show 'The Apprentice' is an accredited Core Skills, Business & Leadership project active across 5 London boroughs. Beginning with an exciting 3 weeks of full time activities, around 120 young people aged 13 to 19 years will battle it out over a series of team challenges designed to develop, teach, and inspire each individual, while bringing forth the talents each one has in a fun, creative and safe way.

FINANCIAL REVIEW

The charity regular sources of income are donations from church members and general public and rental income earned from hire of premises.

During the period, income of £19,603 was received as donations. The charity had £9,638 of cash and Fixed Asset of £2,287,125 (Net book value) held at the year end. The net movement in funds for the period, as shown in the statement of financial activities, for the unrestricted fund balance was a deficit of £60,252 and deficit of £37,939 in the endowment fund. The value of the Westbury Avenue Baptist Church net assets at 31 December 2021 was £2,296,390.

Specific Investment Powers

The trustees have the authority to deposit or invest funds in any legal manner and to invest only after obtaining advice from a financial expert with regard to the suitability of the investment but the Charity currently has no investments other than cash balance held in a deposit account.

Grant-Making Policies

Grants are made in the form of cash gifts to needy members on the recommendation of the Pastor in-charge, full members and the Trustees. The Trustees are responsible for the final approval and authorisation. A full statement of the policies is available on request.

Reserve policy

The trustees aim to maintain free reserves in unrestricted funds at a level which equates to approximately three months of unrestricted charitable expenditure. The trustees consider that this level will provide sufficient funds to respond to ongoing charitable activities and ensure that support and governance costs are covered.

Plans for the future

In 2022 we will work to continue to grow the ministry in every area so that we become a church without walls within the community at large and be prepared as much as possible for when visitors and newcomers walk through our church doors, to find a place of safety, no judgement, a place of love, which is available to all through JESUS CHRIST. We are planning to start new initiatives that will help us to grow and share the changing Word of GOD as GOD leads, utilising all our gifts and talents and the gift and talents of others. we will continue to develop programmes that will include our neighbours, and impact lives as we strive to be a more inclusive church

As we move forward into 2022, we will continue to exercise wisdom in keeping ourselves and loved ones safe, and continue to recognise that our faith and security is in JESUS CHRIST for now and the future. We pray HIS promise of protection over you and your family. Let's also pray for those around the world, and especially for our brothers and sisters in CHRIST that face daily persecution. As the year ends, we remain as hopeful in CHRIST as we did at the beginning of the year. We must continue to believe through these troubled times that GOD is still on the throne and HE is doing a new thing in all our lives.

STRUCTURE, GOVERNANCE AND MANAGEMENT

Governing Document

The charity is governed by the constitution adopted on 20 March 2008 and constitutes an unincorporated charity.

Appointment and Removal of Trustees

The Church Members' appoint Charity Trustees to be responsible for the governance of the Church and where there is a Minister that person is a Charity Trustee because of their role and responsibilities. Subject to any specific or general directions of the Church Members' Meeting and the provisions of the Constitution the control, management and administration of the Church is carried out by the Charity Trustees, save that the Charity Trustees are not required to do anything that would cause them to be in breach of the Constitution or any trustee duty placed upon them as a result of this role.

REFERENCE AND ADMINISTRATIVE DETAILS

Charity No. 1155892

Registered Office

Westbury Avenue, London, N22 6SA

Trustees

The following Trustees, served during the year:

Mrs Ichida Wilson

Ms Sarah Kershaw-Landy

Mr Philip Atta-Antwi

Accountants

VICOM ACCOUNTANCY SERVICES LTD
164 WYNDHAM ROAD
LONDON
SE5 0UB

Bankers

HSBC Bank Plc
176 Camden High Street
London,
NW1 8QL

STATEMENT OF TRUSTEES' RESPONSIBILITIES

The charity trustees are responsible for preparing a trustees' annual report and financial statements in accordance with applicable law and United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice).

The law applicable to charities in England and Wales requires the charity trustees to prepare financial statements for each year which give a true and fair view of the state of affairs of the charity and of the incoming resources and application of resources, of the charity for that period. In preparing the financial statements, the trustees are required to:

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

The trustees are responsible for keeping proper accounting records that disclose with reasonable accuracy at any time the financial position of the charity and to enable them to ensure that the financial statements comply with the Charities Act 2011, the applicable Charities (Accounts and Reports) Regulations, and the provisions of the Trust deed. They are also responsible for safeguarding the assets of the charity and taking reasonable steps for the prevention and detection of fraud and other irregularities.

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

Approved by the trustees on 28th October 2022 and signed on their behalf by:

Mr Philip Atta-Antwi

Trustees

Independent Examiner's Report to the trustees of Westbury Avenue Baptist Church

We have examined the financial statements, which comprise the financial activities, the balance sheet, the related notes and the accounting policies for the Year Ended 31st December 2021 on pages 10 to 14.

Respective responsibilities of trustees and independent examiner

The Church's trustees are responsible for the preparation of the accounts. The church's trustees consider that an audit is not required for this year under section 144 of the Charities Act 2011 (the Charities Act) and that an independent examination is needed.

It is my responsibility to:

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

Basis of Independent Examiner's Report

My examination was carried out in accordance with general Directions given by the Charity Commission. An examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts, and seeking explanations from trustees concerning any such matters. The procedures undertaken do not provide all the evidence that be required in an audit, and consequently no opinion is given as to whether the accounts presents a 'true and fair' view and the report is limited to those matters set out in the statement below.

Independent Examiner's statement with exception reporting

In the course of my examination, no matter has come to my attention:

1. which give me reasonable cause to believe that in, any material respect, the requirements
 - a. to keep accounting records in accordance with section 130 of the Charities Act; and
 - b. to prepare accounts which accord with the accounting records and comply with the accounting requirements of the 2011 Act; have not been met; or
2. which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.
3. However, the reserve policy to maintain free reserve in unrestricted fund has not been fully satisfied in this financial year. This is in reference to the reserve policy statement discussed on page 4 of the financial statement.

Independent Examiner:

Date: 31st October 2022

Victoria Onayemi {BA (Hons), FMAAT}
Vicom Accountancy Services Ltd
164 Wyndham Road, London, SE5 0UB.

STATEMENT OF FINANCIAL ACTIVITIES
for the year ended 31 December 2021

| | | Unrestricted | Endowment | | |
|------------------------------------|------|--------------|-----------|-------------|-------------|
| | | funds | funds | Total funds | Total funds |
| | | 2021 | 2021 | 2021 | 2020 |
| | Note | £ | £ | £ | £ |
| Income from: | | | | | |
| Donations | 2 | 19,630 | - | 19,630 | 14,323 |
| Other income | 3 | - | 67,804 | 67,804 | 38,570 |
| Total | | 19,630 | 67,804 | 87,434 | 52,893 |
| Expenditure on: | | | | | |
| Charitable activities and outreach | 4 | 79,882 | 105,743 | 185,625 | 187,677 |
| Total | | 79,882 | 105,743 | 185,625 | 187,677 |
| Net income | | (60,252) | (37,939) | (98,191) | (134,784) |
| Reconciliation of funds: | | | | | |
| Total funds brought forward | | 130,222 | 2,264,359 | 2,394,581 | 2,529,365 |
| Total funds carried forward | | 69,970 | 2,226,420 | 2,296,390 | 2,394,581 |

The notes form part of these financial statements

BALANCE SHEET

at 31 December 2021

Charity No. 1155892

| | Notes | 2021 £ | 2020 £ |
|--|--------------|-----------------------------|-----------------------------|
| Fixed assets | | | |
| Tangible assets | 6 | <u>2,287,125</u> | <u>2,383,203</u> |
| Current assets | | | |
| Cash at bank and in hand | | 9,638 | 10,204 |
| Loan to members | | <u>1,257</u> | <u>4,057</u> |
| | | 10,895 | 14,261 |
| Creditors: Amount falling due within one year | 7 | <u>(1,630)</u> | <u>(2,883)</u> |
| Net current assets | | <u>9,265</u> | <u>11,378</u> |
| Total assets less current liabilities | | <u>2,296,390</u> | <u>2,394,581</u> |
| | | 2,296,390 | 2,394,581 |
| Total net assets | | <u> </u> | <u> </u> |
| Funds | | | |
| Unrestricted funds | 8 | 69,970 | 130,222 |
| Endowment funds | 8 | <u>2,226,420</u> | <u>2,264,359</u> |
| | | <u>2,296,390</u> | <u>2,394,581</u> |

The financial statements were approved by the Board of Trustees 28th October 2022 and signed on its behalf by:

Mr Philip Atta-Antwi
Trustee
28th October 2022

The notes form part of these financial statements

for the year ended 31 December 2021

1 Accounting policies

Basis of preparation

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) - Charities SORP (FRS 102) (effective 1 January 2015) - the Financial Reporting Standard applicable in the UK and Republic of Ireland and the Charities Act 2011.

The financial statements have been prepared under the historical cost convention.

Incoming resources

All incoming resources are included on the Statement of Financial Activities when the charity is legally entitled to the income and the amount can be quantified with reasonable accuracy.

Resources expended

Expenditure is accounted for on an accruals basis and has been classified under headings that aggregate all cost related to the category. Where costs cannot be directly attributed to particular headings they have been allocated to activities on a basis consistent with the use of resources. Grants offered subject to conditions which have not been met at the year-end date are noted as a commitment but not accrued as expenditure.

Tangible fixed assets and depreciation

Depreciation is provided at the following annual rates in order to write off each asset over its estimated useful life:

| | |
|-------------------------------------|-------------------|
| Building | 4% Straight line |
| Fixtures, fittings and Equipment | 20% Straight line |

Trade and other creditors

Short term creditors are measured at the transaction price. Other creditors and provisions are recognised where the charity has a present obligation resulting from a past event that will probably result in the transfer of funds to a third party and the amount due to settle the obligation can be measured or estimated reliably. Creditors and provisions are normally recognised at their settlement amount after allowing for any trade discounts due.

Fund accounting

Unrestricted funds can be used in accordance with the charitable objectives at the discretion of the trustees.

Restricted funds can only be used for 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.

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

2 Income from donations

| | Unrestricted Funds 2021 | Total 2021 | Total 2020 |
|----------|----------------------------|---------------|---------------|
| | £ | £ | £ |
| Donation | 19,630 | 19,630 | 14,323 |
| | <u>19,630</u> | <u>19,630</u> | <u>14,323</u> |

3 Other income

| | Unrestricted funds 2021 £ | Endowment funds 2021 £ | Total funds 2021 £ | Total funds 2020 £ |
|---------------------------------|------------------------------------|---------------------------------|--------------------------|--------------------------|
| Rental income | - | 67,804 | 67,804 | 38,524 |
| Other income – deposit interest | - | - | - | 46 |
| | <u>-</u> | <u>67,804</u> | <u>67,804</u> | <u>38,570</u> |

4 Expenditure on charitable activities

| | Unrestricted funds 2021 £ | Endowment funds 2021 £ | Total funds 2021 £ | Total funds 2020 £ |
|---|------------------------------------|---------------------------------|--------------------------|--------------------------|
| <i>Expenditure on charitable activities</i> | | | | |
| Church activities & outreach | 73,789 | 105,743 | 179,532 | 184,525 |
| Governance costs | 6,093 | - | 6,093 | 3,152 |
| | <u>79,882</u> | <u>105,743</u> | <u>185,625</u> | <u>187,677</u> |

5 Staff costs

| | 2021 | 2020 |
|--------------------|---------------|---------------|
| | £ | £ |
| Salaries and wages | 17,829 | 15,782 |
| Pastors' Allowance | 14,300 | - |
| | <u>32,129</u> | <u>15,782</u> |

The average number of employees during the year was 2 (2020: 2). No employee received emoluments in excess of £60,000.

6 Tangible fixed assets

| | Land and buildings | Fixtures, fittings and equipment | Total |
|--|-----------------------|--|------------------|
| | £ | £ | £ |
| Cost or revaluation | | | |
| At 1 January 2021 | 2,368,658 | 14,545 | 2,383,203 |
| Additions | - | 1,972 | 1,972 |
| At 31 December 2021 | <u>2,368,658</u> | <u>16,517</u> | <u>2,385,175</u> |
| Depreciation and impairment | | | |
| Depreciation charge for the year | 94,747 | 3,303 | 98,050 |
| At 31 December 2021 | <u>94,747</u> | <u>3,303</u> | <u>98,050</u> |
| Net book values | | | |
| At 31 December 2021 | <u>2,273,911</u> | <u>13,214</u> | <u>2,287,125</u> |
| At 31 December 2020 | <u>2,368,658</u> | <u>14,545</u> | <u>2,383,203</u> |

Westbury Avenue Baptist Church
NOTES TO THE ACCOUNTS
Westbury Avenue Baptist Church
NOTES TO THE ACCOUNTS

7 Creditors:

amounts falling due within one year

| | 2021 | 2020 |
|------------------------------|--------------|--------------|
| | £ | £ |
| Accruals and other creditors | 1,630 | 2,883 |
| | <u>1,630</u> | <u>2,883</u> |

8 Movement in Funds

| | Balance at 01.01.2021 | Income | Expenditure | Balance at 31.12.2021 |
|--------------------|----------------------------------|---------------|--------------------|----------------------------------|
| | £ | £ | £ | £ |
| Unrestricted funds | 130,222 | 19,630 | 79,882 | 69,970 |
| Endowment funds | 2,264,359 | 67,804 | 105,743 | 2,226,420 |
| | <u>2,394,581</u> | <u>87,434</u> | <u>185,625</u> | <u>2,296,390</u> |

9 Analysis of Net Assets between Funds

As at 31 Dec 2021

| | Unrestricted Funds | Endowment Funds | Total at 31.12.2021 |
|---------------------|-------------------------------|----------------------------|--------------------------------|
| | £ | £ | £ |
| Fixed Assets | - | 2,287,125 | 2,287,125 |
| Current Assets | 10,895 | - | 10,895 |
| Current liabilities | (1,630) | - | (1,630) |
| | <u>9,265</u> | <u>2,287,125</u> | <u>2,296,390</u> |

As at 31 Dec 2020

| | Unrestricted Funds | Endowment Funds | Total at 31.12.2020 |
|---------------------|-------------------------------|----------------------------|--------------------------------|
| | £ | £ | £ |
| Fixed Assets | - | 2,383,203 | 2,383,203 |
| Current Assets | 14,261 | - | 14,261 |
| Current liabilities | (2,883) | - | (2,883) |
| | <u>11,378</u> | <u>2,383,203</u> | <u>2,394,581</u> |

10 Related party transactions

There were no related party transactions during this financial year.

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