

# THE PAROCHIAL CHURCH COUNCIL OF THE ECCLESIASTICAL PARISH OF ST KATHERINE, NORTH HAMMERSMITH

England & Wales · Charity number 1165278

## Details

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**Other names** PCC ST KATHERINE'S, WESTWAY

**Status** Registered

**Legal form** Previously excepted

**Registered** 2016-01-22

**Register** [View on the Charity Commission register](#)

## Contact

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## Activities

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**Objects:** PROMOTING IN THE ECCLESIASTICAL PARISH THE WHOLE MISSION OF THE CHURCH.

**Activities:** ST KATHERINE'S IS A CHURCH IN WEST LONDON SERVING EAST ACTON AND WELCOMING VISITORS FROM OUTSIDE THE AREA. WE HAVE A SERVICE AT 10.30 ON SUNDAY MORNINGS AND ALSO RUN MID-WEEK COURSES, CHILDREN'S AND YOUTH WORK, AND A RANGE OF OTHER CHRISTIAN EVENTS, CONFERENCES AND MINISTRIES.

## Classification

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- **How:** Makes Grants To Organisations, Provides Buildings/facilities/open Space, Provides Services
- **What:** Religious Activities
- **Who:** The General Public/mankind

## Geography

- Hammersmith And Fulham

## Finances

Period end	Income	Expenditure	Assets	Employees
2024-12-31	£51,520	£126,320	-	-
2023-12-31	£106,013	£221,093	-	-
2022-12-31	£49,869	£86,594	-	-
2021-12-31	£48,241	£90,209	-	-
2020-12-31	£73,044	£147,259	-	-

## Trustees

Name	Role	Appointed
ANNABELLA JANE BESSEMER FOWLER		2021-05-27
ANTHONY FOWLER		2021-05-27
Barbara Ann Coulson		2022-07-27
JONATHAN ANDREW WALKER		2019-04-25
LINDA WALKER		2019-04-25

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# Accounts

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**Terence Davey  
Interim Management and Business Consultancy  
53 Sandown Lodge  
Avenue Road  
Epsom  
Surrey KT18 7QU**

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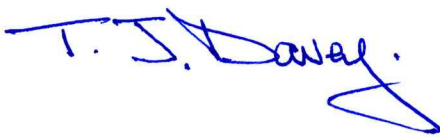
**ST KATHERINE'S CHURCH  
FINANCIAL STATEMENTS FOR THE YEAR ENDED 31.12.2024**

**Auditor's Report to the Members of  
St Katherine's Church, Westway, London**

I have reviewed the Financial Statements and workings supporting them.

In common with similar organisations, the Church's systems of control depend upon the close involvement of the PCC and its elected office of Treasurer. There being no formal Treasurer in place for this year, where additional information to that presented was required, I accepted the assurances of the Lay Minister who had close involvement in the accounts that all the transactions were reflected in the records. Together we made some recommendations for tighter controls going ahead.

That said, the Financial Statements as attached in my opinion give a true and fair account of the Church's affairs as at 31 December 2024 and the receipts and payments made in that year.



Terence Davey

Date 21<sup>st</sup> August 2025

# Parochial Church Council of St.Katherine Westway

Financial Statement for the year ending 31st December 2024

ALL Fund receipts & payments	2024	2023	
<b>Incoming Resources</b>			
<u>Incoming receipts from donors</u>			
Collection - Envelope	0.00	0.00	
Collection - Loose	809.79	720.00	
Collection - Loose (in safe)	30.00	109.05	
Other planned giving	750.00	750.00	
Other income	0.00	40000.00	
Tax efficient giving	22915.00	19517.00	
Tax recovered	0.00	24504.79	80285.90
		19189.85	
<u>Other Voluntary incoming</u>			
Donations, gift days	0.00	631.00	
Events and Conf.	0.00	0.00	
Parochial Fees (in)	0.00	18.00	
Fund-raising	0.00	0.00	649.00
		0.00	
<u>Incoming Resources</u>			
Bank Interest	58.97	49.19	
CBF Interest & dividends	0.00	116.63	
Change in investment value (shares)	379.26	438.23	573.10
		407.28	
<u>Income from Charitable &amp; ancillary trading</u>			
Hall Letting	1495.00	448.00	
Property Rent	25082.00	26577.00	24504.80
		24056.80	
<b>Total receipts</b>	<b>51520.02</b>	<b>106012.80</b>	
<b>Outgoing resources</b>			
<u>Grants</u>			
Giving	6604.00	6572.00	
Sponsorship	0.00	0.00	
Special Gift	175.18	6779.18	6873.25
		301.25	
<u>Activities directly related to the work of Church</u>			
LDF Common Fund	27000.00	21000.00	
Parochial Fees (out)	0.00	0.00	
Clergy Expenses	563.44	68.44	
Church Groups	577.53	1108.16	
Cost of Services	3307.06	4766.49	
Conferences and Events	323.90	-824.75	
Insurance	3972.48	4146.35	
Council Tax	0.00	0.00	
Utilities:Electricity	2926.11	3022.76	
Utilities:Fuel oil & Gas	0.00	0.00	
Utilities:TV	159.00	159.00	
Utilities:Waste	570.11	540.12	
Utilities:Water	20482.04	268.42	
Kitchen	297.06	1105.60	
Maintainance	13282.37	129678.07	
Chuchyard	4263.90	77725.00	167915.62
		2876.96	
<u>Church Management &amp; administration</u>			
Bank charges	210.81	219.52	
Office equipment	159.98	564.82	
Postage	0.00	60.42	
Stationery	554.21	162.77	
Telephone	0.00	0.00	
Professional Fees	19293.85	26912.15	
Administrator Wages	20158.51	17993.79	
Administration-Other	808.29	41185.65	46288.87
		375.40	
<u>Other expenditure</u>			
* Centre Expences	150.96	15.00	
Houses:Council Tax	0.00	0.00	
Houses:Insurance	479.49	0.00	
Houses:Maintainance	0.00	0.00	
Utilities-Other	0.00	630.45	15.00
		0.00	
<b>Total payments</b>	<b>126320.28</b>	<b>221092.74</b>	

\* 5 fraudulent transactions on bank debit card which is not used for any payments by St Kats, just for paying in cash via Post Office. Transactions as follows:  
8 July £5, 8 July £5, 10 July £64, 29 July £35 and 29 July £41.96

Excess of receipts over payments

-74800.26

-115079.94

**BANK ACCOUNTS**

**General Fund**

**PCC ST Kats Church Fund (Bank Acc)**

	<b>2024</b>	<b>2023</b>
Receipts	51190.84	105929.65
Payments	<u>119787.18</u>	<u>230958.59</u>
Excess of receipts over payments	-68596.34	-125028.94
Balance 1 Jan	<u>191407.60</u>	<u>316436.54</u>
Balance 31 Dec	<b>122811.26</b>	<b>191407.60</b>

**Petty Cash**

Receipts	0.00	600.00
Payments	<u>-150.00</u>	<u>-179.50</u>
Excess of receipts over payments	-150.00	420.50
Balance 1 Jan	<u>907.98</u>	<u>487.48</u>
Balance 31 Dec	<b>757.98</b>	<b>907.98</b>

**Equals**

Receipts	<b>0.00</b>	<b>15000.00</b>
Payments	<u>-6352.82</u>	<u>-5444.37</u>
Excess of receipts over payments	-6352.82	9555.63
Balance 1 Jan	<b>10973.62</b>	<b>1417.99</b>
Balance 31 Dec	<b>4620.80</b>	<b>10973.62</b>

**Uncleared Transactions**

<b>Loose Collection (in Safe)</b>	<u><b>0.00</b></u>	<u><b>109.05</b></u>	<b>203398.25</b>
	<b>128190.04</b>		

**St. Katherine Hall Fund (Endowment)**

**CBF London Diocesan Fund (123 ~ 260D)**

Receipts	0.00	0.00	
Payments to General Fund	<u>0.00</u>	<u>0.00</u>	
Excess of receipts over payments	0.00	0.00	
Balance 1 Jan	<u>0.00</u>	<u>0.00</u>	
Balance 31 Dec	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>

**Reserve Fund-Designated**

**CBF St Kats PPC (623 ~ 7001F)**

Receipts (Dividend)	0.00	116.63	
Payments	<u>0.00</u>	<u>0.00</u>	
Excess of receipts over payments	0.00	116.63	
Change in market value of Investments	310.37	286.67	
Balance 1 Jan	<u><b>5485.51</b></u>	<u><b>5082.21</b></u>	
Balance 31 Dec	<b>5795.88</b>	<b>5485.51</b>	<b>5485.51</b>

**St. Katherine's Youth & Centre Fund**

**Vicar and Church Wardens (Bank Acc)**

Receipts	58.97	49.19
Payments	<u>30.28</u>	<u>30.28</u>
Excess of receipts over payments	28.69	18.91
Balance 1 Jan	<u>1878.61</u>	<u>1859.70</u>
Balance 31 Dec	<b>1907.30</b>	<b>1878.61</b>

**CBF St Kats Youth & Com (775 ~ 4001F)**

Receipts (Dividend)	0.00	0.00
Payments (to Wardens & PCC)	<u>0.00</u>	<u>0.00</u>
Excess of receipts over payments	0.00	0.00
Change in market value of Investments	68.90	120.61
Balance 1 Jan	<u><b>2282.11</b></u>	<u><b>2161.50</b></u>
Balance 31 Dec	<b>2351.01</b>	<b>2282.11</b>

**VALUE 31/12/2024**

<b>138244.23</b>	<b>213044.48</b>
<b>74800.25</b>	

*Sheet 2 of 3*

*T.S.D  
20.8.25*

Parochial Church Council of St. Katherine, Westway, W12  
 Statement of Assets and Liabilities as at 31st December 2024

Assets	Hall Fund	Reserve	Youth & Centre	Gen Fund	Total 2024	Total 2023
Monetary Assets						
Cash					0.00	0.00
Bank Current Account				5378.78	5378.78	11990.65
CBF Deposit Fund			1907.30	122811.26	124718.56	193286.21
Other Assets	0.00				0.00	0.00
CBF Fixed Interest Securities fund		5795.88	2351.01		8146.89	7767.63
Houses					0.00	0.00
16 Yew Tree Road					0.00	0.00
17 Hillary Road (sold December 2019)				501500.00	501500.00	501500.00
<b>Total Assets</b>	0.00	5795.88	4258.31	629690.04	639744.23	714544.49
<b>Liabilities</b>						
<b>Total Liabilities</b>						0.00

Approved by the Parochial Church Council and signed on its behalf by

Priest in Charge  
 Rev Lesley Tate  
 L.C. Tate

SRook 3 of 3

T.S.D.  
 20.8.25

## **APCM Annual Building Report –April 2024-May 2025.**

Barbara Coulson, Church Administrator

This year St Kat's have undertaken many improvements to St Kat's Church building and grounds. These improvements have enabled our church services to run much more smoothly, improved and developed our church and community engagement environment and have made an overall improvement to the Health & Safety of life at St Kat's.

### **Building and Fabric works include:**

- **Sound Desk:** Jon (Church Warden) built the hall a sound desk on a mobile table, to allow for a quicker and easier setting up of the hall for the winter services, particularly considering the complexity added by Rueben and Jim playing live Worship.
- As we have returned to the main church for the spring and summer season, Jon rebuilt the main church sound system/ tech as it had been taken apart to create the hall sound desk.
- We now also can record all the separate instruments and vocals at the main service.
- **The Church Statue of St Andrew:** Has been covered with metal netting for health & safety requirements.
- **Greentree Risk Assessment Report:** St Kat's church annual Health & Safety and Fire Risk Assessment Report, carried out on 15<sup>th</sup> October 2024. The report stated that **'It is clear that the PCC have made a huge effort to improve the health & safety at Kat's Church'**. Newly installed emergency fire system, electrical rewiring. Kitchen and toilet works have contributed highly to the reports of low risks levels.
- **Side Hall Demolition:** Ongoing conversation between Jodie Edwards (QI), H&F Local Authority and TFL is still in progress regarding the demolition of the Church side hall.
- **Community Workspace** – Elise Brown, (St Kat's networking and fund-raising consultant) has developed a community workspace funded by HS2. The workspace will benefit local charities who will work out of the new office space at St Kat's. A contribution will be made to cover the utility bills. The Community workspace is situated in the top room/office of the church, next to the sports hall. **Elise plans to launch the CWP on 28<sup>th</sup> May.**

- **Trees and Ivy Removal:** Ivy was causing major damage to the trees and fencing in St Kat's church grounds. Tree surgeons were hired to remove a couple of trees and the Ivy in the church carpark which had grown out of control. Also, Ivy removal took place to the church bin shed and church fencing.
- We also had our annual carpark gardening work carried out.
  
- **Community Garden-** HS2 Groundworks have cleared the vegetation at the back of St kat's carpark and have contributed greatly to the development of St Kat's Community Garden. HS2 have provided flowers & vegetable planters, wooden picnic benches and three individual wooden seats.
  
- The space intends to be used for community engagement, including Families Church, and a space for both church life and the local community to engage, relax in and enjoy.
  
- Liam has carried out works within the community garden – including completely clearing the brick shed, painting the inside, replacing the old windows. A new gate has been fitted to access the Community Garden from the carpark. A ramp has been installed up to the boiler room door to give access to the lawnmower.
  
- Shannon has generously given her time to plants flowers and vegetables in the planters and has been watering and taking care on them.

**St Kat's Westway  
Annual Parochial Church Meeting  
Minister's Report  
18<sup>th</sup> May 2025**

**Readings**

**Isaiah 43:14-21**

**John 15**

**WE HAVE A FUTURE!**

I'm thrilled to share that things are looking bright for the days ahead — and I'll tell you why in just a moment!

For those who might need a bit of background: after a period of significant decline, I was appointed two and a half years ago to lead St Kat's through a three-year interim season of discernment. During this time, our church family has been prayerfully exploring what kind of future God might have for us, with the ultimate goal of providing a recommended way forward to +Bishop Emma, for her consideration.

In December, the PCC met with Revd Jonathan Rust, who is the Kensington Area Director of Mission, to reflect on our Mission Action Plan and SMART goals. Together we prayed, discussed, and celebrated the new signs of life and outreach growing from St Kat's — most notably the launch of *Families Church*, which has become a wonderful expression of our mission in action.

As many of you know, conversations have also been developing around a possible collaboration with St Michael and St George, White City — and perhaps even with HTB Dalgarno Way.

The PCC's recommendation has now been submitted to Bishop Emma, who has received it with great warmth and encouragement.

I was delighted to receive an email from Bishop Emma following her visit on Resurrection Sunday. She wrote:

"I loved being with you on Easter Day and experiencing the lovely, warm, and welcoming atmosphere at St Kat's." +Emma

Soon after, Revd Jonathan Rust also shared a note about Bishop Emma's response to her visit and the PCC's recommendation:

"+Emma now has the paper and, although I have yet to discuss it with her, I think we can be confident that she wants to take this forward. I should say that she was very much encouraged by her recent visit to St Kat's and left with a strong sense that your church is one we do need to find the right way of supporting into the future." Jonathan Rust

So, what has been happening to make all this possible?

**GOD HAS BEEN HAPPENING.**

The PCC has had a growing sense that God has been speaking to us about the future.

Barb C shared that she felt God saying, *"I will not be stopped!"*

Frank brought a word from Isaiah 43:14-21, which was our first reading. Frank highlighted v19, *do you not perceive it?*

### **The Lord's Promise of Victory**

*'Forget the former things;*

*do not dwell on the past.*

*19 See, I am doing a new thing!*

*Now it springs up; do you not perceive it?*

The PCC felt God was commanding us to draw a line under the past decline and the disappointment of a failed building project. He is doing a new thing, and he wants us to see it, to recognise it, to welcome it and walk in it. God wants St Kat's to move forward — to embrace new beginnings by letting go of what's behind and focusing instead on what God is doing *now*. It's a promise that even in difficult circumstances, God is carving a new path and bringing life to places that once felt dry and barren.

Discerning and discovering what this *new thing* looks like has been the heart of the PCC's and the church's journey over the past two and a half years.

How do we navigate the new thing God is doing and the inevitable changes that come with this.

The recommendation document to Bishop Emma has made the changes we are facing all the more real.

### **THIS IS A TIME OF SEISMIC CHANGE**

Like an earthquake, the ground is shifting from under our feet. And it means change for us all.

Jim and I will be leaving.

This is unsettling for us all. It's a time of letting go.

There's a sense of grieving and loss.

It is a time of uncertainty.

And yet, this experience is necessary. This uncomfortable season of change and transition is not without purpose—it is heralding, ushering in, the new thing God is doing among us. God is preparing the ground, making a way for a new beginning.

We may feel unsettled right now—perhaps even a little disoriented—but even in the midst of that, we can begin to glimpse the potential. We are starting to perceive what God is doing. And as we do, hope begins to stir within us. There's even a quiet sense of excitement as we look toward what's ahead.

So as we move forward together, let's be kind to ourselves—and to one another. Let's give ourselves permission to feel what we are feeling. To acknowledge the sadness and the challenge that come with change. But let's also make room for the hope that is rising—for the promise of new life, fresh energy, and a renewed shape to the life of St Kat's.

Because even here, in the midst of transition, God is at work—breathing new life, writing a new chapter, and calling us to trust Him for what comes next.

Our second reading today has really been like a *soundtrack* for this whole season we've been walking through together. It reminds us that if our serving and our work are not rooted in the vine—if *we*, the workers, are not remaining connected to Jesus—then it all amounts to nothing. As Jesus himself said, *“Apart from me, you can do nothing.”*

This truth has been at the very heart of our life together as a church throughout this three-year interim period. John 15 reminds us that real life—true, abundant life—is found only in Jesus. It's as we remain in his love, as we spend time with him, as we grow in our understanding of his word, that we find the confidence to live for him and to walk in his ways.

Jesus has chosen and appointed us to bear fruit—fruit that will last. And his command remains the same today: *“Love one another as I have loved you.”*

The fruit that lasts comes from love. When we love one another well—when we choose to love as Jesus loves—the world notices. Our families, our neighbours, our colleagues, our community—they begin to see something different. They catch a glimpse of Christ himself. Because the love of Jesus is countercultural. It's not self-serving. It reaches out beyond the walls of the church. It exists for those who are not yet part of the Body of Christ.

We have about four more months together before what we hope will be a short interregnum, as we prepare for the appointment of the next vicar. These next months are a time for us to *end well*—to finish this season faithfully and to prepare our hearts and our community for the *in-between time* that lies ahead for St Kat's.

And through it all, we remain in the vine. We stay rooted in his love. Because apart from him, we can do nothing—but in him, we will bear much fruit.

Jim and I are currently seeking somewhere to live. We're praying that the right place will come up in or near Princes Risborough, close to Jo, David, and Seth. We're trusting the Lord to open the right door — the one he has planned and purposed for us. At times, it can feel

as though uncertainty is all around us, but we're holding fast to this truth: Jesus has it all in his hands. His plans and purposes are always good.

And that's true for all of you as well. Jesus has plans for the flourishing of his body here in East Acton — plans to prosper you, not to harm you; plans to give you hope and a future.

For Jim and me, and for all of us together here at St. Kat's, the call is the same: to remain in Jesus. To stay rooted in him, so that we might bear fruit for him and love one another deeply. We need to stay close to Jesus, abiding in his love, so that we can discern the new thing he is doing among us — to see it spring up and recognise it for what it is.

Barb C once shared that she believed God was saying, *"I will not be stopped."* And in Isaiah 43:13, God himself declares, *"When I act, who can reverse it?"*

So let's go forward together with confidence in this God — our God — whose purposes can never be thwarted. His plans will not fail, they will not disappoint, and they will not be stopped!

Revd Lesley Tate

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# Accounts

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St Kat's Westway APCM  
21<sup>st</sup> April 2024 10.45am

A Celebration of the Goodness of God

Minister's Report by Rev Lesley Tate

Reading: Romans 12

Having watched a slideshow of the year gone by, set to the worship song 'House of the Lord' Les drew out key points in a second slide show.

*Mission Action Plan*

Les began by referring back to the Mission Action Planning day with Jonathan Rust which was instrumental to St Kat's defining our *Mission Statement* 'Why we are here' and our *Vision Statement* 'What we can be', and the Priorities that flowed from these:

Prayer

Connecting with the Community

Welcoming Environment – both Place and People

Church Growth

Over a number of slides, Les talked through the ways St Kat's has worked together as the Body of Christ here in East Acton, to see the MAP actioned and beginning to be realised.

*Prayer*

*Wednesday Prayer* is regularly attended by a committed group of 5 people with others joining in when they can. Other church members pray regularly for the church in their own homes.

*Prayer on Sunday* is deep and thoughtful, led by church members.

*The PCC pray* together at every meeting.

Church WhatsApp group – regular prayer requests and answers to prayer are posted in response.

Connecting with the Community

Les gave examples of the different entry points into the life of the church and how new people have become regulars at Messy Church, Tuesday Meditation, Quiz and Curry Night, and Chill and Chat.

Then the flow from these entry points to other things. For example, The Easter Community Meal on Maundy Thursday saw 20 people from the community there,

having attended Chill and Chat, Messy Church, Quiz and Curry Night or Tuesday Meditation.

From this group, six have signed up for **Alpha**.

### **Welcoming Environment – both Place and People**

The PCC agreed that as well as ensuring our welcome on Sundays and at all events is a priority, in equal measure was the need for the building to be welcoming and to meet 21<sup>st</sup> century expectations for a public building. To this end the PCC commissioned several upgrades to the building during the 23-24 financial year. These include new kitchen and toilets in the lower hall, new toilet, a kitchenette, new roof lights and the sports floor cleaned and repaired in the upstairs hall. Several other works have taken place.

### **Church Growth**

As we have prayed together, people are trickling through into the life of the church on Sundays, and through the regular weekly and monthly events. Around 30 attend Quiz and Curry night, 30 for Messy Church, 6 for Tuesday Meditation (from a core group of around 12 people) and approx 8 at Chill and Chat.

In terms of the church electoral roll we have 5 new members with a further five who haven't as yet signed the forms.

### *Interim Priest-in-Charge*

Les then spoke about her role as Interim Priest-in-Charge (which is a three year post) and reminded the church she has been tasked, together with the PCC, to discern the future of St Kat's, in order to make a recommendation to the Bishop of Kensington, Emma Ineson, who will make the ultimate decision. The Mission Action Plan was the first step towards discerning this, and we can be encouraged by the fruit of our labour, and more especially, the goodness of God during these past 18 months.

### *Income Streams*

Les then went on to speak about Income Streams and the significance of the church member's individual financial giving which has made possible all the things spoken of above. Les also mentioned the appointment of Elise Brown who is a professional fund raiser and networker. Through some of Elise's connections some people have come to Quiz and Curry nights and to Messy Church. Elise has been working behind the scenes to attract users for the updated Upper Hall which we hope as a multi-use community space will be a useful income stream and something of a community hub.

Financial giving will be looked at further on a special stewardship Sunday in the Autumn.

### *Community Garden*

Through Elise Brown we have connected with a project commissioned by HS2 which supports local community projects seeking to address any distress or inconvenience the HS2 works have caused and are causing local communities. Clifline are the contractors appointed for this task and they agreed that a community garden on our site would benefit the community. To this end they have cleared vegetation, rotavated the soil, provided new picnic tables and planters and are sowing grass seed. Once the grass seed has taken they will support St Kat's to design and develop the garden. This project is gaining traction amongst local people who are keen gardeners and would like to help, so this too is looking very hopeful.

### *Body of Christ*

We then looked at people – the Body of Christ here at St Kat's and the encouraging signs and evidence of the body working together. Les spoke about the roles of the: Administrator, Licensed Lay Ministers, PCC, Churchwarden, Preaching Team and the Service leaders, as well as the events and ministry leaders and teams, and how the whole church serves each other in one way or another on Sundays, and the support for each other in prayer and practical and pastoral care throughout the week.

### *Conclusion*

Les then briefly spoke about the new things coming up in the Spring and the Autumn, thanked the church for serving God and one another faithfully, reminded every one of her talk last year that we can do nothing without Jesus, so we must continue to abide in him if we are to continue to see growth and change, and exhorted the church to keep on doing what we are doing, closing with Hebrews 10:24-25.

# ST KATHERINES, WESTWAY

## ANNUAL REPORT

April 2023 – March 2024

### PCC BUSINESS REPORT 2023-2024 - Barbara Coulson, PCC Secretary

The PCC met 6 times over this past year. Business included:

#### Ministry & Growth:

- **Growth** – number of people coming to weekly church services has risen.
- **MAP Day** – with Johnathan Rust. St Kat's Mission & Vision Statement – 20<sup>th</sup> May 2023.
- **The Grow Course** – Les enrolled on the Grow Course. The Grow Course is for leaders who want to see God's word fulfilled and lived out in their Christian Community.
- **Messy Church Launch** – Monthly Church Services for families started 6<sup>th</sup> July 2023 (ongoing).
- **Re-licencing Lay Ministers** – Barb and Frank were re-licenced at St Paul Cathedral - 21<sup>st</sup> November 2023.
- **Midweek Lent Services** – Mid-week services during Lent – 6<sup>th</sup>, 13<sup>th</sup>, 20<sup>th</sup> March 2024.
- **Holy Week Daily Videos** – Sent on Church WhatsApp group.

#### Business & Finance:

- **Common Fund:** £21,000 April 2023 - April 2024.
- **Loan from Diocese of London Kensington Area:** The first instalment of the interest free £10,000 loan paid back.
- **Elise Brown** – Elise is employed on a temporary basis as a consultant for St Kat's - HS2 Funding Application & networking partnerships.
- **Demolition Work Quote for side hall** (£14,000) – Faculty has been given. St Kat's are waiting on the permission to go ahead from H&F Council.

#### Building & Fabric:

This past year St Kat's has seen major building and refurbishment works taking place. Fire, electrical and emergency lighting remedial works have been carried out, as well as replacing our intruder alarm system.

The long overdue upgrade to St Kat's kitchen and coffee bar toilets have been completed. The upgrade has greatly improved our facilities and provides a welcoming environment to the church congregation and our visitors.

Refurbishments to the upstairs sports hall and side room have also been carried out.

The PCC plan to hire out these spaces to raise revenue to pay the Common Fund and to support St Kat's financial expenditure. These spaces will also be for the used by our local community and schools.

### **Building & Refurbishing Works:**

- **New roof lights** – Two new roof lights have been fitted in the sports hall to replace the roof lights that were leaking. Repairs to the roof.
- **Sports hall** – Partially replaced sports flooring, deep clean and reseal specification, and decorated. Fire doors fitted.
- **Fire, Electrical and Emergency lighting works** – requested by St Kat's Risk Management Survey & Ecclesiastical Insurance Report.
- **Intruder Alarm System** – requested by Risk Management Survey & Ecclesiastical insurance Report.
- **Kitchen** – A new kitchen has been fitted, new appliances installed and new electrics.
- **Toilets** – Major refurbishments have been carried out to the coffee bar toilets. A fully refurbished disabled toilet with baby changing facilities, and two separate toilet cubicles have been built.
- **Women's toilets**- new sinks, flooring, electric panel heaters fitted and decorated.
- **Coffee Bar** - Electric Panel heater have been installed on the coffee bar walls. New spotlights and ceiling lighting has been fitted. Draft excluders have been fitted to all doors. The wooden flooring has been sanded and re-varnished. Coffee bar walls repainted.
- **Entrance lobby** – Wooden flooring sanding and re- varnished. Walls repainted.

### **Safeguarding:**

- **National Safeguarding Sunday:** Safeguarding Service was held in September to focus on the safeguarding responsibility of all Christians.
- **Safeguarding responsibility to rough sleepers.** St Kat's had its 5-year inspection this year. The Ecclesiastical insurance report clarified that the PCC have a duty of care to the rough sleeper on St Kat's church property. The report included that due to the condition of the side hall, there is a subsequent risk of injury to him.
- The PCC contacted Hammersmith & Fulham Rough Sleeper's Outreach team, and they were able to support this person in finding suitable temporary accommodation.

### **Other Partnerships:**

- **Compassion UK** – Alan Lander – came to speak at St Kat's - Sunday 17<sup>th</sup> September 2023.
- **Open Doors** – Hannah Joy - came to speak at St Kat's – Sunday 24<sup>th</sup> September 2023.
- **Samaritans Purse** – St Kat's partnered with Samaritans Purse to be a Shoebox drop-off Collection Centre -14<sup>th</sup>-18<sup>th</sup> November 2023.
- **HS2 Groundworks – Andy Brown (HS2)** A team from HS2 - Clearing vegetation at back of car park so grounds can be used by our local community and schools. Plans for Forest School, planting, and community events. (ongoing).
- **Unlock London Walk** – Tim & Sarah Watkins – St Kat's partnered with Unlock Walk to be a host Church for the Unlock London Walk (27<sup>th</sup> April 2024).

### **Community Events:**

- **Chill & Chat** – St Kat's church gardens. Wednesday afternoons 1.45-3.15pm.
- **Big Church Read – Café Conversations** - May to June 2023 (Failure) and October to November 2023 (The Ruthless Elimination of Hurry)
- **Community Quiz & Curry Nights** - last Thursday of the month 7.30-9.30pm
- **Ark Conway School** – Easter visit, 21<sup>st</sup> March 2024.
- **Maundy Thursday Community meal** – 7.00-8.30pm 28<sup>th</sup> March 2024.

Terence Davey  
Interim Management and Business Consultancy  
53 Sandown Lodge  
Avenue Road  
Epsom  
Surrey KT18 7QU

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**ST KATHERINE'S CHURCH  
FINANCIAL STATEMENTS FOR THE YEAR ENDED 31.12.2023**

**Auditor's Report to the Members of  
St Katherine's Church, Westway, London**

I have reviewed the Financial Statements and workings supporting them.

In common with similar organisations, the Church's systems of control depend upon the close involvement of the PCC and its elected office of Treasurer. There being no formal Treasurer in place for this year, where additional information to that presented was required, I accepted the assurances of the Lay Minister who had close involvement in the accounts that all the transactions were reflected in the records.

That said, the Financial Statements as attached in my opinion give a true and fair account of the Church's affairs as at 31 December 2023 and the receipts and payments made in that year.



Terence Davey

Date 28<sup>th</sup> October 2024

# Parochial Church Council of St.Katherine Westway

Financial Statement for the year ending 31st December 2023

ALL Fund receipts & payments	2023	2022	
<b>Incoming Resources</b>			
<u>Incoming receipts from donors</u>			
Collection - Envelope	0.00	0.00	
Collection - Loose	720.00	0.00	
Collection - Loose (in safe)	109.05	679.00	
Other planned giving	750.00	562.50	
Other income	40000.00	3241.00	
Tax efficient giving	19517.00	19710.00	
Tax recovered	<u>19189.85</u>	<u>0.00</u>	24192.50
<u>Other Voluntary incoming</u>			
Donations, gift days	631.00	2505.00	
Events and Conf.	0.00	1004.00	
Parochial Fees (in)	18.00	144.00	
Fund-raising	<u>0.00</u>	<u>0.00</u>	3653.00
<u>Incoming Resources</u>			
Bank Interest	49.19	62.11	
CBF Interest & dividends	116.63	143.53	
Change in investment value (shares)	<u>407.28</u>	<u>573.10</u>	-901.94
<u>Income from Charitable &amp; ancillary trading</u>			
Hall Letting	448.00	1000.00	
Property Rent	<u>24056.80</u>	<u>21925.80</u>	22925.80
<b>Total receipts</b>	<b>106012.80</b>	<b>49869.36</b>	
<b>Outgoing resources</b>			
<u>Grants</u>			
Giving	6572.00	6756.00	
Sponsorship	0.00	1000.00	
Special Gift	<u>301.25</u>	<u>919.80</u>	8675.80
<u>Activities directly related to the work of Church</u>			
LDF Common Fund	21000.00	15000.00	
Parochial Fees (out)	0.00	0.00	
Clergy Expenses	68.44	0.00	
Church Groups	1108.16	90.99	
Cost of Services	4766.49	2013.46	
Conferences and Events	-824.75	6909.15	
Insurance	4146.35	4175.83	
Council Tax	0.00	0.00	
Utilities:Electricity	3022.76	2789.96	
Utilities:Fuel oil & Gas	0.00	0.00	
Utilities:TV	159.00	159.00	
Utilities:Waste	540.12	451.73	
Utilities:Water	268.42	166.91	
Kitchen	1105.60	106.33	
Maintainance	129678.07	5839.96	
Chuchyard	<u>2876.96</u>	<u>3090.96</u>	40794.28
<u>Church Management &amp; administration</u>			
Bank charges	219.52	216.35	
Office equipment	564.82	2849.52	
Postage	60.42	38.39	
Stationery	162.77	151.23	
Telephone	0.00	512.50	
Professional Fees	26912.15	5315.45	
Administrator Wages	17993.79	27613.80	
Administration-Other	<u>375.40</u>	<u>77.54</u>	36774.76
<u>Other expenditure</u>			
Centre Expenses	15.00	231.21	
Houses:Council Tax	0.00	0.00	
Houses:Insurance	0.00	0.00	
Houses:Maintainance	0.00	118.27	
Utilities-Other	<u>0.00</u>	<u>0.00</u>	349.48
<b>Total payments</b>	<b>221092.74</b>	<b>86594.34</b>	
<b>Excess of receipts over payments</b>	<b><u>-115079.94</u></b>	<b><u>-36724.98</u></b>	

T.D  
28/10/24



**Parochial Church Council of St.Katherine, Westway, W12**  
**Statement of Assets and Liabilities as at 31st December 2023**

	Hall Fund	Reserve	Youth & Centre	Gen Fund	Total 2023	Total 2022
<b>Assets</b>						
<b>Monetary Assets</b>						
Cash				11990.65	11990.65	0.00
Bank Current Account			1878.61	191407.60	193286.21	2584.47
CBF Deposit Fund	0.00				0.00	318296.24
Other Assets					0.00	0.00
CBF Fixed Interest Securities fund		5485.51	2282.11		7767.63	0.00
					0.00	7243.72
<b>Houses</b>					0.00	0.00
16 Yew Tree Road				501500.00	501500.00	0.00
17 Hillary Road (sold December 2019)						501500.00
<b>Total Assets</b>	0.00	5485.51	4160.72	704898.25	714544.49	829624.43
<b>Liabilities</b>						
					Total 2023	Total 2022
						0.00
<b>Total Liabilities</b>					0.00	0.00

Approved by the Parochial Church Council and signed on its behalf by

Priest in Charge *L. C. Fater*

*T.P.*  
28/10/2024

Terence Davey  
Interim Management and Business Consultancy  
53 Sandown Lodge  
Avenue Road  
Epsom  
Surrey KT18 7QU

---

**ST KATHERINE'S CHURCH  
FINANCIAL STATEMENTS FOR THE YEAR ENDED 31.12.2023**

**Auditor's Report to the Members of  
St Katherine's Church, Westway, London**

I have reviewed the Financial Statements and workings supporting them.

In common with similar organisations, the Church's systems of control depend upon the close involvement of the PCC and its elected office of Treasurer. There being no formal Treasurer in place for this year, where additional information to that presented was required, I accepted the assurances of the Lay Minister who had close involvement in the accounts that all the transactions were reflected in the records.

That said, the Financial Statements as attached in my opinion give a true and fair account of the Church's affairs as at 31 December 2023 and the receipts and payments made in that year.



Terence Davey

Date 28<sup>th</sup> October 2024

# Parochial Church Council of St.Katherine Westway

Financial Statement for the year ending 31st December 2023

ALL Fund receipts & payments	2023	2022	
<b>Incoming Resources</b>			
<u>Incoming receipts from donors</u>			
Collection - Envelope	0.00	0.00	
Collection - Loose	720.00	0.00	
Collection - Loose (in safe)	109.05	679.00	
Other planned giving	750.00	562.50	
Other income	40000.00	3241.00	
Tax efficient giving	19517.00	19710.00	
Tax recovered	19189.85	0.00	24192.50
	<u>80285.90</u>	<u>0.00</u>	
<u>Other Voluntary incoming</u>			
Donations, gift days	631.00	2505.00	
Events and Conf.	0.00	1004.00	
Parochial Fees (in)	18.00	144.00	
Fund-raising	0.00	0.00	3653.00
	<u>649.00</u>	<u>0.00</u>	
<u>Incoming Resources</u>			
Bank Interest	49.19	62.11	
CBF Interest & dividends	116.63	143.53	
Change in investment value (shares)	407.28	-1107.58	-901.94
	<u>573.10</u>	<u>-1107.58</u>	
<u>Income from Charitable &amp; ancillary trading</u>			
Hall Letting	448.00	1000.00	
Property Rent	24056.80	21925.80	22925.80
	<u>24504.80</u>	<u>21925.80</u>	
<b>Total receipts</b>	<b>106012.80</b>	<b>49869.36</b>	
<b>Outgoing resources</b>			
<u>Grants</u>			
Giving	6572.00	6756.00	
Sponsorship	0.00	1000.00	
Special Gift	301.25	919.80	8675.80
	<u>6873.25</u>	<u>919.80</u>	
<u>Activities directly related to the work of Church</u>			
LDF Common Fund	21000.00	15000.00	
Parochial Fees (out)	0.00	0.00	
Clergy Expenses	68.44	0.00	
Church Groups	1108.16	90.99	
Cost of Services	4766.49	2013.46	
Conferences and Events	-824.75	6909.15	
Insurance	4146.35	4175.83	
Council Tax	0.00	0.00	
Utilities:Electricity	3022.76	2789.96	
Utilities:Fuel oil & Gas	0.00	0.00	
Utilities:TV	159.00	159.00	
Utilities:Waste	540.12	451.73	
Utilities:Water	268.42	166.91	
Kitchen	1105.60	106.33	
Maintainance	129678.07	5839.96	
Chuchyard	2876.96	3090.96	40794.28
	<u>167915.62</u>	<u>3090.96</u>	
<u>Church Management &amp; administration</u>			
Bank charges	219.52	216.35	
Office equipment	564.82	2849.52	
Postage	60.42	38.39	
Stationery	162.77	151.23	
Telephone	0.00	512.50	
Professional Fees	26912.15	5315.45	
Administrator Wages	17993.79	27613.80	
Administration-Other	375.40	77.54	36774.76
	<u>46288.87</u>	<u>77.54</u>	
<u>Other expenditure</u>			
Centre Expenses	15.00	231.21	
Houses:Council Tax	0.00	0.00	
Houses:Insurance	0.00	0.00	
Houses:Maintainance	0.00	118.27	
Utilities-Other	0.00	0.00	349.48
	<u>15.00</u>	<u>0.00</u>	
<b>Total payments</b>	<b>221092.74</b>	<b>86594.34</b>	
<b>Excess of receipts over payments</b>	<b>-115079.94</b>	<b>-36724.98</b>	

T.D  
28/10/24

**BANK ACCOUNTS**

**General Fund**

**PCC ST Kats Church Fund (Bank Acc)**

	2023	2022
Receipts	105929.65	50297.30
Payments	<u>230958.59</u>	<u>88042.05</u>
Excess of receipts over payments	-125028.94	-37744.75
Balance 1 Jan	<u>316436.54</u>	<u>354181.29</u>
Balance 31 Dec	<u>191407.60</u>	<u>316436.54</u>

**Petty Cash**

Receipts	600.00	400.00
Payments	<u>-179.50</u>	<u>-340.00</u>
Excess of receipts over payments	420.50	60.00
Balance 1 Jan	<u>487.48</u>	<u>427.48</u>
Balance 31 Dec inc chq 2213	<u>907.98</u>	<u>487.48</u>

**Equals**

Receipts	15000.00	2136.00
Payments	<u>-5444.37</u>	<u>-718.01</u>
Excess of receipts over payments	9555.63	1417.99
Balance 1 Jan	1417.99	0.00
Balance 31 Dec	<u>10973.62</u>	<u>1417.99</u>

**Uncleared Transactions**

Loose Collection (in Safe)	<u>109.05</u>	<u>679.00</u>		
		203398.25	319021.01	

**St.Katherine Hall Fund (Endowment)**

**CBF London Diocesan Fund (123 ~ 260D)**

Receipts	0.00	0.00		
Payments to General Fund	<u>0.00</u>	<u>0.00</u>		
Excess of receipts over payments	0.00	0.00		
Balance 1 Jan	<u>0.00</u>	<u>0.00</u>		
Balance 31 Dec	<u>0.00</u>	<u>0.00</u>	0.00	

**Reserve Fund-Designated**

**CBF St Kats PPC (623 ~ 7001F)**

Receipts (Dividend)	116.63	143.53		
Payments	<u>0.00</u>	<u>0.00</u>		
Excess of receipts over payments	116.63	143.53		
Change in market value of Investments	286.67	-772.55		
Balance 1 Jan	<u>5082.21</u>	<u>5711.24</u>		
Balance 31 Dec	<u>5485.51</u>	<u>5082.22</u>	5082.22	

**St.Katherine's Youth & Centre Fund**

**Vicar and Church Wardens (Bank Acc)**

Receipts	49.19	62.11
Payments	<u>30.28</u>	<u>30.28</u>
Excess of receipts over payments	18.91	31.83
Balance 1 Jan	<u>1859.70</u>	<u>1827.87</u>
Balance 31 Dec	<u>1878.61</u>	<u>1859.70</u>

**CBF St Kats Youth & Com (775 ~ 4001F)**

Receipts (Dividend)	0.00	0.00
Payments (to Wardens & PCC)	<u>0.00</u>	<u>0.00</u>
Excess of receipts over payments	0.00	0.00
Change in market value of Investments	120.61	-335.03
Balance 1 Jan	<u>2161.50</u>	<u>2496.53</u>
Balance 31 Dec	<u>2282.11</u>	<u>2161.50</u>

**VALUE 31/12/2023**

4180.72	4021.20
213044.49	328124.43

*TD*  
28/10/2024

**Parochial Church Council of St.Katherine, Westway, W12**  
**Statement of Assets and Liabilities as at 31st December 2023**

	Hall Fund	Reserve	Youth & Centre	Gen Fund	Total 2023	Total 2022
<b>Assets</b>						
<b>Monetary Assets</b>						
Cash				11990.65	11990.65	0.00
Bank Current Account			1878.61	191407.60	193286.21	2584.47
CBF Deposit Fund	0.00				0.00	318296.24
Other Assets					0.00	0.00
CBF Fixed Interest Securities fund		5485.51	2282.11		7767.63	0.00
					0.00	7243.72
<b>Houses</b>					0.00	0.00
16 Yew Tree Road				501500.00	501500.00	0.00
17 Hillary Road (sold December 2019)						501500.00
<b>Total Assets</b>	0.00	5485.51	4160.72	704898.25	714544.49	829624.43
<b>Liabilities</b>						
					Total 2023	Total 2022
						0.00
<b>Total Liabilities</b>					0.00	0.00

Approved by the Parochial Church Council and signed on its behalf by

Priest in Charge *L. C. Fater*

*T.P.*  
*28/10/2024*

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# Accounts

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Terence Davey  
Interim Management and Business Consultancy  
53 Sandown Lodge  
Avenue Road  
Epsom  
Surrey KT18 7QU

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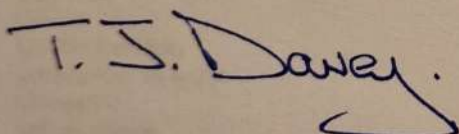
ST KATHERINE'S CHURCH  
FINANCIAL STATEMENTS FOR THE YEAR ENDED 31.12.2022

Auditor's Report to the Members of  
St Katherine's Church, Westway, London

I have reviewed the Financial Statements and workings supporting them.

In common with similar organisations, the Church's systems of control depend upon the close involvement of the PCC and its elected office of Treasurer. Where additional information to that presented was required, I accepted the assurances of the aforementioned that all the transactions were reflected in the records.

That said, the Financial Statements as attached in my opinion give a true and fair account of the Church's affairs as at 31 December 2022 and the receipts and payments made in that year.



Terence Davey

Date 6<sup>th</sup> October 2023

# Parochial Church Council of St.Katherine Westway

Financial Statement for the year ending 31st December 2022

ALL Fund receipts & payments	2022	2021	
<b>Incoming Resources</b>			
<u>Incoming receipts from donors</u>			
Collection - Envelope	0.00	445.00	
Collection - Loose	0.00	722.00	
Collection - Loose (in safe)	679.00	205.00	
Other planned giving	562.50	1930.00	
Other income	3241.00	0.00	
Tax efficient giving	19710.00	25470.00	
Tax recovered	0.00	0.00	28772.00
			<hr/>
	24192.50	0.00	
<u>Other Voluntary Incoming</u>			
Donations, gift days	2505.00	100.00	
Events and Conf.	1004.00	0.00	
Parochial Fees (In)	144.00	0.00	
Fund-raising	0.00	0.00	100.00
			<hr/>
	3653.00	0.00	
<u>Incoming Resources</u>			
Bank Interest	62.11	70.15	
CBF Interest & dividends	143.53	157.80	
Change in investment value (shares)	-1107.58	-554.05	-326.10
			<hr/>
	-901.94	-554.05	
<u>Income from Charitable &amp; ancillary trading</u>			
Hall Letting	1000.00	570.00	
Property Rent	21925.80	19125.21	19695.21
			<hr/>
	22925.80	19125.21	
			<hr/>
<b>Total receipts</b>	<b>49869.36</b>	<b>48241.11</b>	
<b>Outgoing resources</b>			
<u>Grants</u>			
Giving	6756.00	10956.83	
Sponsorship	1000.00	0.00	
Special Gift	919.80	0.00	10956.83
			<hr/>
	8675.80	0.00	
<u>Activities directly related to the work of Church</u>			
LDF Common Fund	15000.00	10000.00	
Parochial Fees (out)	0.00	0.00	
Clergy Expenses	0.00	0.00	
Church Groups	90.99	232.29	
Cost of Services	2013.46	4214.16	
Conferences and Events	6909.15	747.69	
Insurance	4175.83	3474.94	
Council Tax	0.00	0.00	
Utilities: Electricity	2789.96	2431.03	
Utilities: Fuel oil & Gas	0.00	905.63	
Utilities: TV	159.00	157.50	
Utilities: Waste	451.73	106.68	
Utilities: Water	166.91	306.72	
Kitchen	106.33	0.00	
Maintenance	5839.96	27252.75	
Chuchyard	3090.96	2328.99	52158.38
			<hr/>
	40794.28	2328.99	
<u>Church Management &amp; administration</u>			
Bank charges	216.35	224.00	
Office equipment	2849.52	180.70	
Postage	38.39	34.67	
Stationery	151.23	248.34	
Telephone	512.50	418.56	
Professional Fees	5315.45	2261.75	
Administrator Wages	27613.80	22436.05	
Administration-Other	77.54	222.40	26026.47
			<hr/>
	36774.78	222.40	
<u>Other expenditure</u>			
Centre Expences	231.21	0.00	
Houses: Council Tax	0.00	0.00	
Houses: Insurance	0.00	436.90	
Houses: Maintenance	118.27	630.00	
Utilities-Other	0.00	0.00	1066.90
			<hr/>
	349.48	0.00	
			<hr/>
<b>Total payments</b>	<b>86594.34</b>	<b>90208.58</b>	
			<hr/>
<b>Excess of receipts over payments</b>	<b>-36724.98</b>	<b>-41967.47</b>	

TSD  
6.10.22

# BANK ACCOUNTS

## General Fund

	2022		2021	
<b>PCC ST Kats Church Fund (Bank Acc)</b>				
Receipts	50297.30		48362.21	
Payments	<u>88042.05</u>		<u>90178.30</u>	
Excess of receipts over payments	-37744.75		-41816.09	
Balance 1 Jan	<u>354181.29</u>		<u>395997.38</u>	
Balance 31 Dec	<u>316436.54</u>		<u>354181.29</u>	
<b>Petty Cash</b>				
Receipts	400.00		0.00	
Payments	<u>-340.00</u>		<u>0.00</u>	
Excess of receipts over payments	60.00		0.00	
Balance 1 Jan	<u>427.48</u>		<u>427.48</u>	
Balance 31 Dec	<u>487.48</u>		<u>427.48</u>	
<b>Equals</b>				
Receipts	2136.00			
Payments	<u>-718.01</u>			
Excess of receipts over payments	1417.99			
Balance 1 Jan	0.00			
Balance 31 Dec	1417.99			
<b>Uncleared Transactions</b>				
<b>Loose Collection (in Safe)</b>	<u>679.00</u>		<u>205.00</u>	
		319021.01		354813.77
<b>St. Katherine Hall Fund (Endowment)</b>				
<b>CBF London Diocesan Fund (123 ~ 260D)</b>				
Receipts	0.00		0.00	
Payments to General Fund	<u>0.00</u>		<u>0.00</u>	
Excess of receipts over payments	0.00		0.00	
Balance 1 Jan	0.00		0.00	
Balance 31 Dec	<u>0.00</u>	0.00	<u>0.00</u>	0.00
<b>Reserve Fund-Designated</b>				
<b>CBF St Kats PPC (623 ~ 7001F)</b>				
Receipts (Dividend)	143.53		157.80	
Payments	<u>0.00</u>		<u>0.00</u>	
Excess of receipts over payments	143.53		157.80	
Change in market value of Investments	-772.55		-383.78	
Balance 1 Jan	<u>5711.24</u>		<u>5937.22</u>	
Balance 31 Dec	<u>5082.21</u>	5082.21	<u>5711.24</u>	5711.24
<b>St. Katherine's Youth &amp; Centre Fund</b>				
<b>Vicar and Church Wardens (Bank Acc)</b>				
Receipts	62.11		70.15	
Payments	<u>30.28</u>		<u>30.28</u>	
Excess of receipts over payments	31.83		39.87	
Balance 1 Jan	<u>1827.87</u>		<u>1788.00</u>	
Balance 31 Dec	<u>1859.70</u>		<u>1827.87</u>	
<b>CBF St Kats Youth &amp; Com (775 ~ 4001F)</b>				
Receipts (Dividend)	0.00		0.00	
Payments (to Wardens & PCC)	<u>0.00</u>		<u>0.00</u>	
Excess of receipts over payments	0.00		0.00	
Change in market value of Investments	-335.03		-170.27	
Balance 1 Jan	<u>2496.53</u>		<u>2666.80</u>	
Balance 31 Dec	<u>2161.50</u>	4021.20	<u>2496.53</u>	4324.40
<b>VALUE 31/12/2022</b>		328124.43		364849.41

TSD  
6.10.23

**Parochial Church Council of St. Katherine, Westway, W12**  
**Statement of Assets and Liabilities as at 31st December 2022**

**Assets**

Monetary Assets  
 Cash  
 Bank Current Account  
 CBF Deposit Fund  
 Other Assets  
 CBF Fixed Interest Securities fund  
 Houses  
 16 Yew Tree Road  
 17 Hillary Road (sold December 2019)  
**Total Assets**

Hall Fund	Reserve	Youth & Centre	Gen Fund	Total 2022	Total 2021
0.00		1859.70	2584.47 316436.54	0.00 2584.47 318296.24	0.00 632.48 356009.16
	5082.21	2161.50		0.00 7243.72	0.00 8207.77
0.00	5082.21	4021.20	820521.01	829624.43	866349.41

**Liabilities**

**Total Liabilities**

Total 2022	Total 2021
0.00	0.00
0.00	0.00

Approved by the Parochial Church Council and signed on its behalf by

Priest in Charge  
*Lesley Tate*  
*A. C. Tate*

Date

*T.S.D*  
 6.10.23

## PCC BUSINESS REPORT 2022-23 – Barbara Coulson, PCC Secretary

There were 7 PCC meetings during the year. Business included:

### **Ministry and Growth:**

- **Revd Jim Tate retired in September:** Jim Tate retired from his position of Priest in Charge of St Kat's Church after 25 years. Jim has been licensed with Permission to Officiate.
- **Revd Lesley Tate appointed Vicar of St Kat's:** Lesley Tate was licenced to become Priest in Charge of St Kat's Church in October.
- **Investment in staffing:** Barbara Coulson was employed as p/t Church Administrator (June 2022).
- **St Kat's Church weekend:** Ashburnham - Church Weekend. Johnathan Rust – to Develop St Kat's Vision, Mission & Values Statement. Pray for the growth of St Kat's.
- **Women's Ministry:** Barbara Studd (Licensed Lay Minister) is now leading St Kat's Women's Ministry. Women's retreat to High Leigh.
- **Meditation Sessions:** Weekly quiet mediation in the Prayer Room – led by Frank (Licensed Lay Minister).

### **Business and Finance:**

- **Common Fund offer:** The PCC agreed that the Common Fund should be increased to £21,000, an increase of £6,000.
- **Grant/loan from Diocese of London Kensington Area:** St Kat's received a £10,000 grant and £10,000 loan, interest free, to be paid back over 3 years. This will be used to refurbish and heat the gym space for rental income.
- **Sharesy:** St Kat's entered into an agreement with Sharesy, an online renting platform, to rent out the coffee bar space. Sharesy take a 20% booking fee. St Kat's have had 3 bookings so far.
- **Letting of the car park:** St Kats appointed Andy Shaw as our Agent to find potential clients to rent out the car park space. NCP are interested so we are waiting on licencing agreements.
- **HS2 funding:** Application for up to £75,000. This funding will pay for new windows in the upstairs gym area. Subject to the approval by the PCC, the funds will also pay for a P/T community activity manager.

## **Building and Fabric:**

- **Kitchen and coffee bar toilets:** Refurbishment to the kitchen and coffee bar toilets to be carried out in the summer months of 2023.
- **Refurbishment:** A new toilet and small kitchen area have been built in the upstairs gym area. New TVs for Prayer Room and coffee bar. New audio equipment for main Church / Worship area.
- **Church signage:** Signs with information about St Kat's church services are displayed on church building.
- **Heat Pump system:** We are in consultation with heating consultant David Au-Yeong. We are waiting for the figures for the heat pump system installation and running costs.
- **Stairwell painted:** The stairwell up to the upstairs space has been painted.

## **Safeguarding:**

- All PCC members had DBS checks completed.
- Luke and Faye have also had DBS checks in relation to their voluntary work at St Kat's.
- All trustees of the PCC must complete Safeguarding training. Les Tate, Jim Tate, Barb S and Barb C have completed this
- Frank has completed safeguarding training in relation to his role as Licensed Lay Minister.

## **Other partnerships:**

- **Employment of Elise Brown as funding and networking consultant:** The PCC have employed Elise Brown, a network and partnership specialist, on a temporary basis to consult and support the application of applying for funding for St Kat's gym community project.
- **Kids Matter training and programme:** Started programme 7<sup>th</sup> March 2023. The Programme will run for 8 weeks.
- **Safe Families:** St Kat's are in partnership with the Safe Families organisation to support our local families.

### **Community Events held:**

- **Kids Events:** St Kat's have held three kids events (11<sup>th</sup> & 25<sup>th</sup> August 2022 and 16 February 2023). We also held a children's Christmas party for the children in the community.
- **Lent/Café Conversation:** Church members met at the café on Tuesday afternoons throughout Lent to discuss the book, Living His Story by Hannah Steele.
- **Community Quiz & Curry Event:** Evening community event (24th November).
- **Christmas Fair:** Held on 17<sup>th</sup> December.
- **Chill & Chat:** Held Every Tuesday 1.45-3.15pm (in the summer months). Community afternoon tea & chat drop in.
- **Messy Church:** Messy Church will commence this summer (21<sup>st</sup> June).

## **PCC FINANCE REPORT 2022 – Barbara Studd, PCC Member**

The PCC does not currently have a Treasurer. The role automatically falls to the Churchwarden in this situation. However, our former Treasurer Barbara Studd is continuing to support the PCC until an appointment is made.

The final accounts are being prepared and should be sent off to the auditor by end of April. As the accounts will not be signed off by the date of the APCM, the accounts will be circulated to the church membership when this has been completed. We will also need to have a further brief APCM to formally approve the accounts for 2022.

At the 2022 APCM meeting, the accounts for 2021 were prepared but unsigned at that time. The accounts have now been signed off by our auditor so we seek formal approval of the 2021 accounts at this APCM.

### **ACCOUNTS FOR 2022**

The starting bank balance in January 2022 was £354k. Year end bank balance at 31 December 2022 was £319k. Bank balance reduced by £35k over the year.

#### **Income for 2022 - £42k**

Income from collections and direct debits down by £8k, partly due to leavers.

Property income increased by £2k due to high occupancy and less maintenance on the house during the year.

#### **Expenditure for 2022 - £77k**

Giving to other organisations reduced by £3.5k.

Common Fund payments totalling £15k, previous year was £10k.

Spent just £5k on maintenance compared to £27k previous year.

Salaries increased by £5k due to appointment of Administrator during the year.

Salary costs will reduce by at least 50% this year as we are not currently employing an Assistant Minister.

Both retreats – High Leigh and Ashburnham – cost the church around £600 each event. Mainly due to free places allocated to guest leaders and the facilitators.

#### **Other notes**

Gift Aid of around £13k to be claimed so will come into the bank account this financial year.

There may be income from the car park area this financial year if planning permission is granted.

Common Fund contribution increasing to £21k this financial year.

## **Building Report – APCM April 2023**

The building continues to be a both blessing and a challenge!

**Heating System** – the heating system ground to a halt last year and on Sundays we limped on with a couple of fan heaters which gradually made no impact at all during the cold weather, so the decision was taken to move into the coffee bar for the colder months. A Heating Consultant has been appointed and he has provided heating system options for the PCC to consider. Likely we will be in the coffee bar during the colder months again later in the year, as it isn't clear yet, which system would be effective in terms of the cost and heating the space.

**Kitchen and toilets** – The diocese have granted permission for us to go ahead with the upgrade to the toilets and the kitchen. These works will take place during July/August while we are in the main church.

**Gym** – a new toilet and sink have been installed in the toilet upstairs, which is off the small room adjacent to the gym. The rest of the works which include two new roof windows, new flooring and fire doors, and a safety gate on the stairwell, will be completed in the next three months.

**Car Park** – it is looking hopeful for the car park to be let to NCP on a reduced plan, meaning they will use the front of the car park.

**Tech** - Jon has made various improvements to the sound system. The week before we moved Sunday worship into the coffee bar, he finished installing some new speakers to improve the sound for Sundays. If you haven't seen them, do look. You'll notice the very large black speakers which used to hang either side of the chancel arch have been replaced with smaller ones, plus two new white speakers are positioned halfway towards the back of the church. We'll get to appreciate them in the warmer months, during which we'll be worshipping back in the main church.

Other tech improvements Jon has made, are the TVs on portable stands in use in the coffee bar and the prayer room.

**Signage** - Jon put up a new banner on the outside wall, and designed a sign which is now up on the chapel wall in Primula Street. We also have a new sign in the church grounds on the Westway.

**Rev Lesley Tate**  
**19<sup>th</sup> April 2023**

ST KATHERINE'S Deanery Synod Report for APCM in April 2023

**Meeting- 8<sup>th</sup> February 2022: Holy Innocents, Paddenswick Rd.**

**Main Topic: Enabling Well-Being in a Season of Exhaustion and Extension**

The Rev. Will van der Hart (Associate Vicar of St Dionis and one of the four Directors of the Mind and Soul Foundation [www.mindandsoulfoundation.org](http://www.mindandsoulfoundation.org) ) gave a presentation focussing on the mental and emotional health of leaders both in the clergy and amongst the laity particularly those arising from the levels of stress imposed by the Covid 19 pandemic.

He emphasised the importance of well being and how essential it was to change the cultural approach to mental health from addressing ill health as a disease to the positive WHO approach which defines mental and emotional well being as the ability to realise potential, to cope with life's events, to work productively and fruitfully and to participate in community. He emphasised in particular the impact of oppressed potential in creating anxiety and stress which lead to disorder and burn out. He encouraged everyone to pay attention not only to their own personal well-being but that of those around them.

There followed a short Q&A session in which questions of how to bridge between different people's experience of lockdown because of their different personalities or circumstances; and also between the experiences of parish clergy/staff and communities. The speaker emphasised the importance of sharing experience and communication. It was suggested that there was a real problem of ignorance of what parish clergy/staff are actually spending their time and energy doing as most people only see what they do on a Sunday.

**Meeting- 27<sup>th</sup> April 2022: St Etheldreda's, Fulham Palace Rd.**

**Main Topic: Compassionate Communities for Refugees and Asylum Seekers**

Pattie Gercke works with refugees/asylum seekers (and also modern slavery and homelessness) in the Diocesan team of five people which informs and promotes the Compassionate Communities element of Capital Vision 2030. She gave a very thorough and informative presentation on her work (PowerPoint slides attached). This is based on her work for her own PhD thesis for which she (Page2) researched the varieties of faith motivation behind existing and potential engagement of churches.

We looked at:

- How to deal with language and cultural diversity particularly dietary and similar issues.
- The interface between local authority and charitable initiatives and projects
- The need for care, attention and consistency especially in relation to accompanying people in the legal process – How clergy or others can offer supportive statements to the Home Office on behalf of Asylum Seekers in their parish.

## **Meeting- 28<sup>th</sup> September 2022: St Saviour's Wendell Park, W12**

### **Main Topic: Stories Of Hope From The Deanery**

The Area Dean had asked to hear some of these stories coming out of the last two difficult years of the Covid epidemic.

Various churches shared stories of how emerging from Zoom services to getting together once again to worship in person felt. Also, of how some had some re-structuring of staff, others of a greater stepping up and involvement from their congregations leading to increased numbers volunteering for everything from the worship band to the Youth team, Pastoral team, Children's work etc. St. Mary's, West Kensington had a Community Festival as part of their Mission Action Plan. The local kabab shop had a stall along with a local coffee shop. They had young musician playing and saw signs of hope in the community response. St. Simon's had lost all five of their worship leaders, due to various reasons- their new curate seemed to play guitar and two worship leaders returned so they have raised a band again.

### **Main Topic: WARM SPACES - Spreading Warmth and Energy in our Parishes.**

Synod members were asked to report on what actions their churches were considering as part of their Community outreach by identifying and helping those effected by the energy crisis, and to report what resources were available and the cost of doing so.

Synod members were urged to co-ordinate action between Deanery parishes. Dr Emily, a local GP and church member at St. Peter's said she was finding that people were coming to the surgery with the need for warm spaces and community provision, but had no idea where to go to find these things, along with surgery staff. It was suggested that churches should provide leaflet information to all their local surgeries as to the help and support which is available. Suggestions were made on ways of drawing people in to where there is warmth and space and advice: well sign posted mother and toddler groups, welcoming dogs, providing WiFi, providing toilets, books, food, clothes, blankets. Making events such as lunches/teas etc regular – at least once a week. Networking between churches and other organisations.

St Saviour's, Wendell Park has a – "Helping Hand" fund available. Pet Food Bank

St Paul's, Hammersmith – Encouraging people to seek help. Signposting. Saturday lunch groups – families and Midweek lunch groups – elderly people.

St Mary's, West Kensington – Very good and visible location on Hammersmith Road with a big footfall. Weekday group offering soup/sandwiches. Working with small children

St Andrew's, Fulham Fields – the Church is always warm because there are people occupying the office/meeting room space. Toddler group Mondays and Wednesdays. Café (very small) open every day – the only thing curbing loner opening hours is the number of volunteers. Saturday morning homeless project.

## **Meeting- 8<sup>th</sup> March 2023 :St. Stephen's, Uxbridge Road, W12**

**Main Topic:** “A Way of Life for Every Church and Community” presented and led by Mirjam Ngoy-Verhage, the Diocesan Discipleship Enabler, who talked about what discipleship means and how we reach out to one another to make all people disciples.

### *How might a shared Way of Life (or Rule of Life) help us connect more deeply with God and connect God with the whole of life?*

The diocese has been working on a resource called ‘A Way of Life for Every Church Community’. Our Diocesan Discipleship Enabler Mirjam Ngoy-Verhage gave us an introduction to this resource and lead us through a time of quiet and group reflection.

We were given examples from different faith Communities such as The Nazareth Community, St Peter's Bourne, The Parish of the Ascension, Ealing and the Community of Aidan and Hilda.

Many of our parishes are now exploring new services to reach out to the people living in our parishes and to bring them together Some relevant ideas were, for example, at St Matthew's Wandsworth Bridge Road last month they held a service of remembrance and thanksgiving to help all those who have lost friends and family whether during the last very difficult few years or longer ago but have not felt able to properly grieve or remember and celebrate the lives of those now gone on before either as individuals or in a supportive community.

Another idea which has been generated is that of holding a Deanery wide International Sunday in 2023. Again, St Matthew's have explored this concept and will next year hold their 20<sup>th</sup> such service.

St.Saviour's, Wendell Park has just started holding a series of lunches to explore the different languages and nationalities of their parish and worshipping community. Encouragingly, other parishes are integrating these and other types of service within their calendar, now on an annual basis.

## APCM Ministers Report Sunday 23<sup>rd</sup> April 2023

This isn't a typical Sunday talk because it's the ministers report for the annual meeting. But a Sunday service seems like the right time to talk about God's faithfulness to his church rather than in a meeting after the service.

I'm looking forward to sharing with you some thoughts from the two readings that Barb Studd and Jim read for us, a little later in the talk.

but we'll begin by looking back over the past year to remember some of the key things that happened in the life of our church.

It's been a year of change and loss and gains it's been a year of farewells and welcomes. It's been a year of beginnings and endings and more beginnings.

Last year our annual meeting was in May.

May sadly saw the death of Molly, Bella's mother. Molly was our most glamorous and elegant church member ever, and an absolute sweetie. Her funeral service was sad as we gathered to say goodbye to a much-loved mother, grandmother, auntie, and friend, who would be terribly missed. Unsurprisingly it was also a wonderful celebration of a life lived well for Jesus, and therefore the comfort and the joy to know that Molly had gone through death to eternal life with him, and of course, that we will see her again one day.

June brought the start of Barbara Coulson's role as our church administrator. This was something new for us, and for Barb too. I know you'll agree with me when I say that Barb Coulson is a real blessing from the Lord to our church family.

July brought another farewell when Andrew Hutchinson left St Kat's after being a significant part of our church family for over 15 years. He is greatly missed but it was lovely to see him at Barb Studd's 50th a couple of weeks ago.

August saw the women going away to highly for a wonderful retreat organised by Barb Studd, who is one of our Licenced Lay Ministers. Our other Licenced Lay Minister is Frank Franklin.

During August we were also very much preparing for Jim's retirement in September, which meant we were preparing for significant change and of course, a celebration too. Jim's final service as Priest-in-Charge was another wonderful occasion to give thanks for God's provision for us, in the vicar who had taught us so much about God, and his word, and how to be faithful followers of Jesus, heartfelt in worship, what it means to be God's family, and how to share the Good News of Jesus with

others. Jim also taught us how to think biblically and to see the world through the lens of the Bible. We're glad that Jim is still part of St Kat's. We get to benefit from his wisdom, prophetic teaching, listening ear, and his cheeky humour.

Jim went on a well-deserved sabbatical for three months, and we took a break together for the first four weeks of it, so there was space for us all to prepare for a new season.

If you're new to St Kat's you likely don't know this yet, but I was licenced in October as the Interim- Priest-in-Charge of St Katherine's, which is a three-year post. This is because like many churches, St Kat's has declined in number over several years.

Soon after my licensing, we had a church weekend in November at Ashburnham led by Jonathan Rust, where four priorities emerged for our church:

1. Prayer
2. Welcome
3. Connecting with the community
4. Church growth (numerical and spiritual)

Prayer is our number one priority for good reason. In the reading Barb Studd read for us Jesus said "apart from me you can do nothing"

We're going to spend a bit of time looking at the words of Jesus to better understand why prayer is important – for our welcome to be all it can be, so that we connect with the community in meaningful ways that bear fruit, and to see St Kat's grow in number as others find their place in God's family through relationship with Jesus.

Jesus says the same thing in five verses that follow each other.

He is emphatic in these verses that we are to remain in him.

What does that mean?

It means to be in a daily, personal relationship with Jesus. Jesus doesn't mince his words because he understands human nature.

Most of us love a grape or two. If we were a branch of a vine that produces grapes, but were cut off from the vine itself, we will dry out and eventually die, we'd be a bit of deadwood that the owner of the vineyard would pick up and throw on the fire, and we'd be snuffed out.

V6 If you do not remain in me, you are like a branch that is thrown away and withers; such branches are picked up, thrown into the fire and burned.

Why would we want to cut ourselves off from Jesus?

The problem is our instinct is to be independent - we broke away from God right at the beginning of history, Adam and Eve cut themselves off from him and we all followed suit.

Since that time human beings have been constantly striving for independence.

Sometimes our independence is for self-preservation. Others have let us down, mistreated us, been unreliable. We don't feel safe, so we seek to take control of our lives.

We don't know how to be interdependent on others - that requires vulnerability, we lack the patience, we don't trust that others can be trusted, we don't like their way of doing things. We'd rather steer our own ship.

The real problem with this drive to be independent is that we act independently of God, This is a big mistake on our part.

He IS the vine, the source of all life. without him we end up like those dead branches, and we will be thrown on the fire, and burned up.

As a church we need to remain in Jesus by keeping in relationship with him. We need to recognise that we are helpless without him - like headless chickens.

Remaining in Jesus means praying, developing our relationship with him, learning to trust him, and knowing his joy.

Sounds old fashioned, but the reality is for us as a church and as individuals no matter what we're facing we can know joy which comes from the Father. As we abide in Jesus, we share in the joy that he has with the Father.

Psalm 73 verse 28 says this:

*I'm in the very presence of God - oh how refreshing it is! I've made Lord God my home.*

As we make Jesus our home, we become more like him, and listening to him and following him becomes more natural, and our dependence on him grows.

We are completely dependent on him for everything for our life here and now on this earth, and dependent on him on the day of our death to take us to be with him for all eternity. We are dead without him.

Charles Spurgeon, that great 19th Century pastor known amongst many as the Prince of Preachers said this about prayer:

*"... My own soul's conviction is, that prayer is the grandest power in the entire universe; That it has a more omnipotent force than electricity, attraction, gravitation... Prayer hath as palpable, as true, a sure, as invariable an influence over the entire universe as any of the laws of matter.* Charles Spurgeon

The good news is that we are praying and we will continue to pray. We are already beginning to see the fruit of our prayer.

Sunday by Sunday we are experiencing God's presence in a powerful way. We have received positive feedback from visitors about the welcome they have received and we have also received feedback that some of our visitors have felt the presence of God, and have been touched by his Spirit in a powerful and moving way.

In our connecting with the community, we are sensing a warmth from them and desire to join in with the things we are doing. Alongside this we're beginning to see numerical growth which we are thankful for.

Going forward we will build on this and keep doing what we're doing undergirded by more prayer.

I'll close with these words of Jesus from verse 9-11:

As the Father has loved me, so have I loved you. Now remain in my love. If you keep my commands, you will remain in my love, just as I have kept my Father's commands and remain in his love. I have told you this so that my joy may be in you and that your joy may be complete.

Rev Lesley Tate  
Interim Priest-in-Charge

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# Accounts

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**ST KATHERINE, WESTWAY**  
**ANNUAL REPORT**  
**April 2021 to March 2022**

**PCC BUSINESS REPORT – Lesley Tate, PCC Member**

The PCC met 8 times over this past year.

Emerging from the Covid Crisis, there was much for the PCC to think, to discuss and to pray about together.

The negative impact on the nation's mental health, was a concern for all churches and we like others were considering our response to it.

How would we move forward with mission amidst further uncertainty?

We wanted to offer the community something that could be as far reaching as possible bearing in mind our limited human resources.

We discussed becoming a Healthy Healing Hub which would involve taking part in a Healing Course run by Go Health.org. We thought about the benefits of this it was agreed to invite the church to take part in the training and ten church members responded. The training took part last Autumn. The idea of being a presence on the high street in East Acton formed part of the discussions for the HHH. It was decided to start small using our church building but the shop unit idea is active so to speak as we have made contact with the estate agents and a couple of units have been looked at but weren't right for us.

The PCC was also facing the question of our future. What is St Kat's Future?

The London Diocese released funds to the common fund in response to the loss of income suffered by many churches due to the covid crisis. Churches were asked to be as generous as they could be. We paid 10k for 20/21 and offered 15k for 21/22 – our financial viability is in question.

To this end the PCC have discussed ways to increase our income including hiring out rooms and spaces in our building as well as the car park. We have signed up with a company called Sharesy who promote organisations offering rooms for hire on Sharesy's own website and manage the process of the booking. We then manage the booking our end by opening up the building for users as needed etc. This will go live in July.

During this past year Jim has spoken to the church about the interest from the diocese, to once again revisit the previous building project proposal.

The PCC looked at the pros and cons of doing this, taking into consideration the time and emotional energy expended on the previous project, and the immediate needs of the church and the community, amongst other matters, and made the decision not to pursue this path.

The interest in St Kat's future from the diocese continues, and they would like to propose other options which as yet are unclear but again, **are** related to our financial viability.

Another consideration for the PCC has been Who is St Kat's now? The Covid Crisis has taken its toll on us all. The PCC looked at the impact on our Sunday Services and our life together as a church. This is an ongoing discussion and Jim will address this in his report.

Other important matters discussed are follows:

As our Safeguarding officer Barb explained the principles of safeguarding and reminded the PCC that it is everyone's responsibility in terms of being vigilant and reporting any concerns immediately, no matter how small the issue may seem. This needs to be fully understood by the whole church. We will give some time to this on a Sunday in the autumn.

The PCC gratefully approved a proposal from Jon for some tech improvements for Live streaming and simplifying the tech in readiness for his trip to China last year, in order that our services might run as smoothly as possible without him. He carried out the improvements which had the desired effect!

Our giving to other Christian organisations and charities was reviewed and it was agreed that it be reduced in line with our reduced income.

The PCC decided to go ahead with upgrades to the kitchen and toilets. The proposal goes before the DAC in June and the works will hopefully begin in the autumn.

There was further discussion about the need for a church administrator which has been explored and Jim will speak about this in his report a little later.

Discussions have been lively with different perspectives and views aired which has enabled us to work through significant issues, some of which

are ongoing. There has been lots of laughter, and some precious moments as we reflected on our story as a church bringing all before God. We have sought his wisdom and will, and we hope and trust that in the decisions we have taken we have been faithful to him and are indeed following Jesus.

## **FINANCE REPORT – Barbara Studd, PCC Member**

The financial year runs from 1 January to 31 December so this financial report mainly relates to 1 January 2021 to 31 December 2021.

### **INCOME**

The total income of £48,241 in 2021 is a decrease of £25k compared to the total income of £73,055 in 2020. This is mainly due to no income from lettings in 2021 and the gift aid for tithes and collections in 2020 has not yet been claimed. I will process the gift aid claim which will bring approximately £7,500 into our bank account.

Tax Efficient Giving (which is mainly the monthly Standing Order and Direct Debit donations) decreased by £4k in comparison to the previous year.

The property in Yew Tree Road generated rental income of £19k in 2021. This is slightly less than previous years due to deductions for routine maintenance.

### **OUTGOINGS**

Our expenditure totalled £90k in 2021.

We maintained the commitments we previously made to charitable giving when our income was at a higher level. The level of our giving was reviewed recently by the PCC and the total amount of giving will be reduced over time.

The payment to the Diocese of £10,000 is our Common Fund contribution which is greatly reduced from previous years when we have met the amount requested. The Diocese agreed to St Kat's paying a reduced amount in 2021 and this year, but we anticipate that there will be an expectation our contribution will increase.

We switched electricity provider in June 2021 and that led to a decrease in our bills. Meter readings are submitted regularly to ensure our bills are accurate, particularly in the current climate of energy price increases.

Maintenance costs were higher than the previous year as we had the old recording studio converted to a prayer room. This is a great investment as we now have a space where the Women's Connect group meet

weekly, and the room is ready for use as any other opportunities arise.

We spent £40k more than we received in 2021 so that was met through the funds in our bank account. The balance of the main bank accounts at 31 December 2021 was £354k. The balance continues to decrease every year as we are not currently generating enough income to cover costs.

The bank balance at the end of 2018 had reduced by £20k as we spent more than the total income for 2018. We no longer use petty cash as a way of reimbursing expenses but a cash float of £427 is retained in a secure place so we can respond immediately to any emergencies which may require instant access to cash.

## **CONCLUSION**

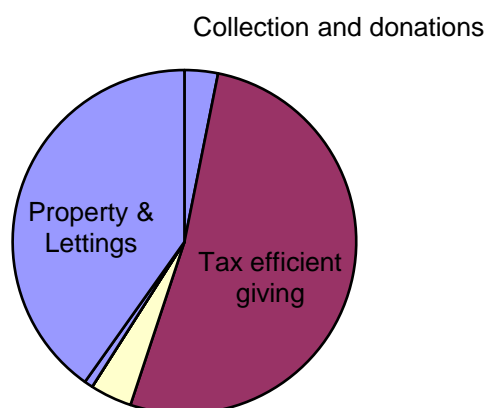
The PCC will continue to review the finances and to consider potential sources of income.

We have agreed the appointment of an Administrator and some of the key responsibilities will be to support with lettings and to identify sources of income such as grants.

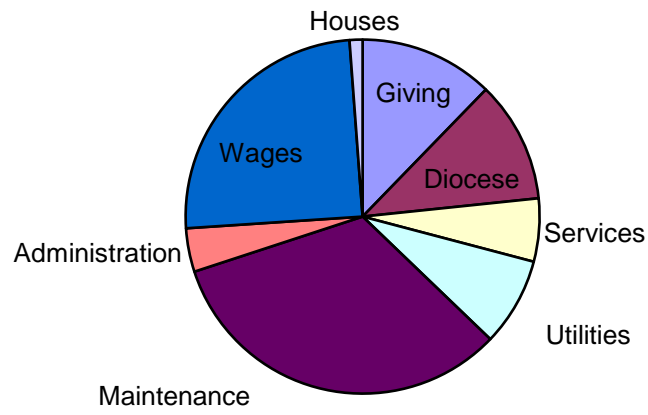
The PCC is very grateful for every financial contribution made whether it is the regular direct debit payments, a one-off gift, or an offering on Sunday morning. The PCC will continue to seek God's will in all we do and to be wise stewards of the resources that He provides.

Our Independent Examiner, Terry Davey, is running his final checks on the accounts for 2021.

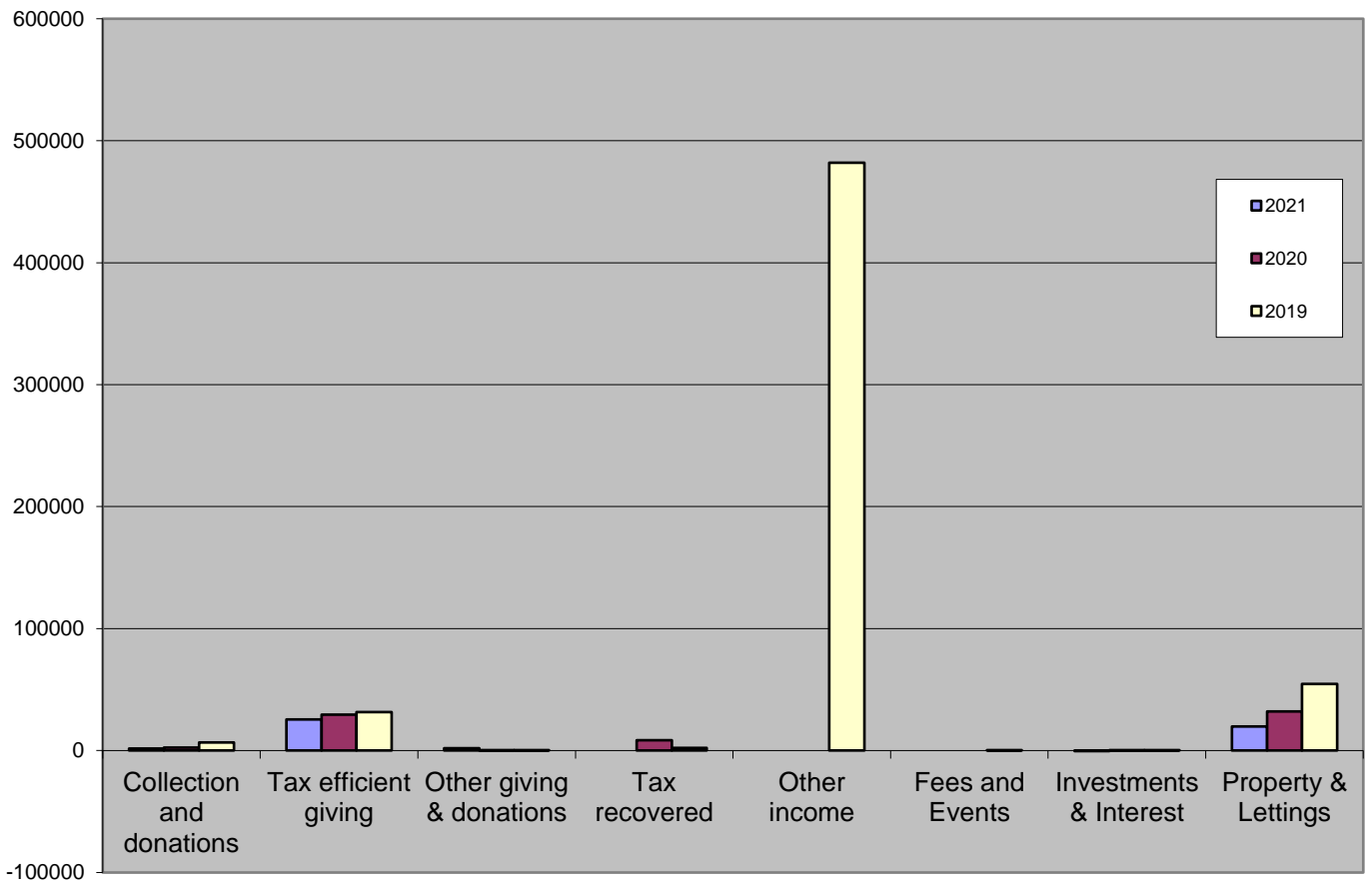
### **2021 Income**



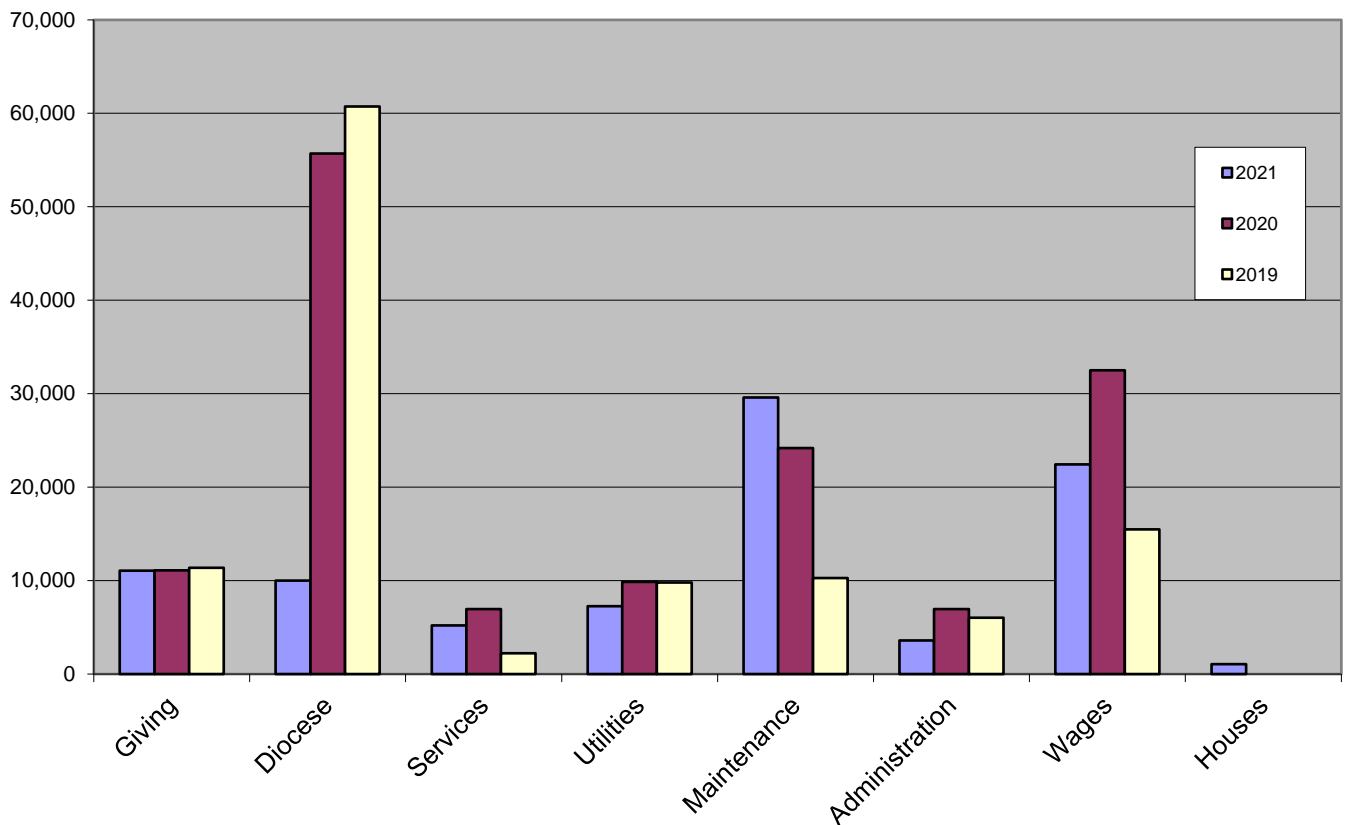
### 2021 Outgoing



### Income for the last three years



## Outgoings for the last three years



### **FABRIC REPORT – Jonathan Walker, Churchwarden**

At St Katherines we are often considering a series of seemingly unanswerable questions about the future of the building and possible options for redevelopment, ranging from the barest minimum repairs (related to safety) to a full-blown redevelopment of the whole site. With very limited financial resources, but with the continued faithfulness of the members of this church, the PCC usually opts to tackle the most urgent repair needs, and alongside this to improve key areas of the interior to facilitate the life of the church. Although the covid situation has led to a more drawn-out development process, a modest program of upgrades has been undertaken.

A problem literally hanging over our heads for years has been the roof and guttering. The remedial work on the roof windows undertaken in 2019/20 has been pretty successful. It is not a cure-all, but the amount of rainwater finding its way onto the church carpet and gym floor has been almost eliminated. Some follow-up work was required in 2021 on one of the windows over the gym area, but all-in-all this patch-up has meant we are not greeted by puddles in the worship area and the danger of falling ceiling tiles after a downpour.

This successful window repair highlighted that not all the water coming into the building was arriving from the windows. St Katherines doesn't have normal gutters, fixed to the roof and that jut out from the exterior walls, rather rainwater pours off the roof into a gully or box gutter hidden behind the building's exterior walls. Although this looks elegant from the outside, it means that any overflow or water leakage from the gutter comes through our ceiling and runs down the inside of our walls. With increasing volumes of water running down both sides of the worship area there was little choice but to have the box guttering repaired.

If you come to St Katherines on a cold day, you will find that our heating system is inadequate. The aging oil fired boiler is kept running by perhaps the last engineer who knows how to fix it, so the clock is ticking on an eventual complete breakdown. In the short term we have resorted to electric heaters and warm coats on Sundays.

It is not all gloomy news though. The program of cosmetic improvements has continued, and the old choir/music room has had a proper restoration and upgrade resulting in a brilliant self-contained and heated space, it even has a toilet and storage room. Added to the previous vestry and worship area decoration, these parts of the church feel much more 'fit for purpose' and we don't have to apologise for the shabby and run down feeling that other parts of the church inspire.

Another well received improvement has been the new chairs in the worship area.

Moving forward with the same pragmatic approach, this year we are hoping to start a modest upgrade to the back hall, kitchen and main toilets. Although scaled back from the ambitious upgrade we were looking at a few years ago, this work will provide a much more welcoming and modern feeling environment without blowing our budget. Once completed it should mean that from the front doors to the back door all the common areas of the church's ground floor will have been radically improved.

I think these improvements are not just cosmetic, the improved feel and presentation shows that we care about the building and what it stands for.

On a personal note, I would like to add that despite all the challenges St Katherines undoubtedly faces we do continue to move forward; I feel sure that God is with us and will continue to guide us through this next phase as we seek His will and ask His blessing.

## **DEANERY SYNOD REPORT – Linda Walker, Deanery Synod Rep**

There were six Deanery synod meetings from over the last fifteen months where I was only able to attend one due to being away filming and work commitments.

The first meeting was held on 11<sup>th</sup> Feb 2021 by Zoom.

1. **MAIN TOPIC: Crosslight-** an independent charity working to alleviate poverty caused by debt and lack of financial capability in partnership with local churches.  
They shared 2-3 case studies to show how Debt and Money advice can make a difference for people in need.  
They explained how your church and congregation members can get involved.

The next meeting was held in May 20<sup>th</sup> 2021 by Zoom.

Main Topic: Racism **Main Topic – “Next Steps: Adopting the right posture**

It explored the key question which is what posture to adopt in the long battle against systemic oppression and institutional racism? Practically speaking, what can we be doing in our parishes to help/encourage positive change? .” The session was led by the Rev. Denis Adide, Vicar of St Stephen with St Thomas, Shepherds Bush on the subject of racism and injustice on grounds of race in the Church of England and in Deanery parishes. He presented a powerful case for questioning attitudes in the Church generally and in particular to the “other” and in respect of different treatment of black people calling for repentance, lament and amendment.

The next Meeting was held on **23<sup>rd</sup> Sept 2021 at ST MATTHEW’S, SINCLAIR ROAD W14 0LP**

**Main Topic - “Care for Creation: Be an Eco Church”** The global COP26 meeting was taking place in Glasgow within days so the meeting looked at the Diocesan 2030 Vision which includes amongst its Compassionate Church goals the care of creation. What are we doing as parishes and what should we be doing and why? Five parishes are already registered as Eco Churches and one, St Dionis, has worked to achieve a Bronze Award as such. Rev. Derek Winterburn and Sue Gahan from St Donis explained why and how this can be done by us all.

The next meeting was held on 25<sup>th</sup> Nov 2021 at St Mathews, Wandsworth Bridge Rd:

1. **Main Topic – Safe Families** Safe Families UK  
[www.safefamilies.uk](http://www.safefamilies.uk) is a national charity which started working in the London Borough of Hammersmith & Fulham less than three

years ago. Their local office is now based at St Simon's, Rockley Road and their London Programme Director, Kirsty Wordsworth made a presentation of their work and its impact on local families and communities and the importance of involvement of church communities not only to encourage volunteers but to support their work more generally.

*It was explained that: **This is an important way to engage with our communities in need and to express our faith in action without having individually to reinvent the wheel so they were keen to have PCC members and others in our church communities to attend.***

The next meeting was held on 8<sup>th</sup> February 2022 at Holy Innocents, Paddenswick Rd.

**Main Topic – Enabling Well-Being in a Season of Exhaustion and Extension.** The Rev. Will van der Hart (Associate Vicar of St Dionis and one of the four Directors of the Mind and Soul Foundation [www.mindandsoulfoundation.org](http://www.mindandsoulfoundation.org) ) gave a presentation focussing on the mental and emotional health of leaders both in the clergy and amongst the laity particularly those arising from the levels of stress imposed by the Covid 19 pandemic.

The next meeting was held on 27<sup>th</sup> April 2022 at St Eltheldreda's Fulham Palace Rd.

**Main Topic – Compassionate Communities for Refugees and Asylum Seekers** Led by Patti Gercke, the leader of the Diocesan group working on producing resources for London parishes working with refugees and asylum seekers. There were examples given by people who took opportunities to help support people in need, for example clergy who had gone to court with members of the church and others they had got to know who were seeking asylum and shared what they learnt from each other's experiences.

## **MINISTER'S REPORT – Revd Jim Tate**

*1 Chron 12* lists in detail the divisions of armed troops who came to support **David** in his struggle, before he ascended to the throne. In *vs 32* we find a reference to the '*men of Issachar, men who had understanding of the times, to know what Israel ought to do*' It's intriguing how these men were marked out as those who had a keen understanding of the times in which they lived, and therefore what actions Israel should take. They understood the future was with **David**, rather than **Saul**, even though, humanly speaking, the outcome was by no means certain. But they had the wisdom to see what was right, and they guided others to make the right decisions, and **Israel** was blessed by their wise counsel. (*Issachar* means '*there is a reward*' which of course is true for those who hear and obey the Lord)

Note the connection between *'understanding the times'* and *'knowing what Israel ought to do.'*

Contrast the behaviour of the **Religious Leaders** many years later, who tried to *test Jesus* in *Mt 16:1-3*. Jesus condemned them for being *'able to interpret the appearance of the sky, but unable to interpret the signs of the times'*. The *kingdom of heaven was at hand*, and this was the *'time of their visitation'* but they *failed to recognise* the *coming* of their *Messiah*. Not only were they blind to the miracles Jesus performed, they were deaf to what their own *Scriptures* testified about him. The consequences for **Israel** of *rejecting* their *Messiah* would be *dire*.

*'Understanding the times'* and *'knowing what to do'* about it is a challenge that confronts every church in every age. It is one of the most difficult things for Christians to face. And I don't think this generation of Church Leaders is very good at it. Maybe it's a shortage of prayer, a lack of trust in the *Bible*, or a combination of the two. Maybe there are other factors. But how can we make sense of what is going on today as we witness what looks like an *unrelenting assault* on our **Judeo Christian heritage** from many quarters? For all the talk of tolerance and inclusiveness and Safeguarding, we are possibly living in one of the most *divisive and threatening* eras in recent history. This is a time of *lawlessness*, a time of pulling down the good to be replaced with evil. **Isaiah** could have been speaking about today, when he said, *'Woe to those who call evil good and good evil, who put darkness for light and light for darkness, who put bitter for sweet and sweet bitter'* *Is 5:20*. In such times, how can we be like the *men of Issachar* and *know what to do*? How can we negotiate how to move forward as a church in such *instability and uncertainty*?

There is no doubt that recovery after the lockdown disruption is neither straightforward, nor swift for most churches. *Lost momentum is not easy to regain*. The PCC has had to wrestle with some difficult issues and has done so with good grace, and humour. Coming back together as a worshipping congregation, with disjointed seating arrangements and *without Holy Communion* felt as though we had lost something of our essence. The interaction that we had enjoyed for many years during and after our services was drastically reduced. At the same time, I don't think any of us would deny that *the Lord* has been present and active amongst us. Recently, we rearranged our seating and reinstated Communion. It has made a positive impact. As far as activities and progress over the last year is concerned, there have been a number of developments: **Les** went through a discernment process with the C of E in order to seek a status change from Curate to Incumbent and she has been granted this, meaning she is now qualified to lead a church.

[Barb](#) was licensed as a Licensed Lay Minister (LLM) after three years study at St Mellitus College. In her continued exploration of ministry she began a one year chaplaincy course with CWR last September.

We said goodbye to [Liz Day](#) after 22 years at St Kats as she moved back to her roots up North to be near her family. We also said goodbye to [Leslie](#) & [Jordan](#), and then very recently to [Olivia](#).

We gave the go ahead for a Foodbank which now runs on here on Wednesdays

The [women](#) have continued to meet for fellowship on Tuesday afternoons.

There have been a number of courses running over the last year, including a healing course via Zoom, led by [Dr Gillian Straine](#). Subsequently we have attained bronze level status as a '*Healthy Healing Hub*' that we hope will benefit the wider community. The Prayer Room is one of the spaces which will be used for this project.

We ran the new '*Growing on the Frontline course*' led by [David Leeds](#), as well as  
The Prayers of Jesus Lent course led by [Barb](#).

We ran some mid-week sessions on *Zoom* with Andrew looking at what it means to think biblically, as well as looking behind the scenes to recognise the deception that Christians face that we may be unaware of.

There is also the on-going *Manna group* which includes people from other churches looking for fellowship and support in the aftermath of lockdown, and the changes it has brought to us all.

We have continued to faithfully preach the Word, working through [Dane Ortlund's](#) '*Gentle and Lowly*', the *book of Daniel*, and *1 & 2 Thessalonians*

A significant decision was taken in that we decided not to pursue a full-blown Building Project. [Les and I](#) believe the timing isn't right for St. Kat's and having discussed it with the PCC we all felt a new season of mission was the right direction to go in, whilst pursuing the upgrades to the building which have been in the pipeline for some time. This means that the proposal to upgrade the kitchen and the WC's will go before the DAC in June, and once approved, will be done ASAP.

Related to the decision to go forward with outreach is some really good news which is that we have just appointed [Barbara Coulson](#) as our new

[Church Administrator](#). We are really looking forward to working with [Barbara](#) and also to the things that will develop out of having her in this role. She will explore ways to hire out our venue for some much-needed income and help us to keep up the momentum on the improvements to the church building and grounds, as well as developing our mission and outreach, which she is keen to do. [Barbara](#) starts with us on Tuesday 7<sup>th</sup> June.

Becoming a [viable church](#) is our priority for possibly the next two years. We need to grow in number, and our finances need to increase too.

We were aware of this before Covid hit and were putting things in place to address it, including running the *Alive and Kicking* mid-week outreach group. We were close to launching *Messy church*, and a *craft group* for primary school kids in April 2020 which was *scuppered by the lockdowns*.

The vision is still to grow younger and there are three ways we will seek to engage with families over this next year: through *Messy Church*, *Safe Families* and a parenting programme called *Kids Matter*.

I believe the *Healthy Healing Hub* has the potential to be a bridge between us and the whole community. This will largely be determined by the services and activities we run. [Gillian Straine](#) has said that *Safe Families* and *Kids Matter* fit nicely under the *Healthy Healing Hub* umbrella, as they provide support and encouragement for vulnerable families. We will be looking to connect with other age groups and demographics through other services and activities, and there we will be the opportunity for us all to contribute to the *HHH* project in one way or another.

As well as these potential outreach developments, I believe it's important for us to more formally 'regroup' and discover afresh, who St Kat's is.

Some of us will remember the helpful Mission Action Planning (MAP) day, led by [Jonathan Rust](#) back in November 2017. [Jonathan](#) is the *Kensington Area Director of Mission Development*. I would like to invite him to facilitate another [MAP day](#) to reflect on what emerged in 2017, as well as on the impact of two years of lock down. How might we have changed over those five years, and who are we now?

In [John 15](#) [Jesus](#) spoke plainly about our complete dependence on him. [He](#) said:

*'I am the vine; you are the branches. If you remain in me and I in you, you will bear much fruit; apart from me you can do nothing'.*

Perhaps the events of the last two years have served to re-emphasise our complete dependence on Jesus for everything; sometimes we need a bit of a shaking to remind us that we totally rely on Him, and that *apart from Him* we really are incapable of achieving anything of real value.

So with the Lord's help and guidance, we'll aim to put the things I mentioned into action and regain the momentum that we lost.

We don't know what lies in store through the remainder of 2022 but it seems highly unlikely that it's going to be a smooth ride. May we at St Kat's be people of prayer and the Bible, in order to better 'Understanding the times' and subsequently 'know what to do', confident that we are doing it with and for the Lord.

**Terence Davey  
Interim Management and Business Consultancy  
53 Sandown Lodge  
Avenue Road  
Epsom  
Surrey KT18 7QU**

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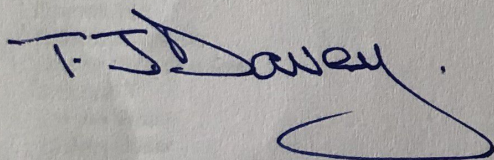
**ST KATHERINE'S CHURCH  
FINANCIAL STATEMENTS FOR THE YEAR ENDED 31.12.2021**

**Auditor's Report to the Members of  
St Katherine's Church, Westway, London**

I have reviewed the Financial Statements and workings supporting them.

In common with similar organisations, the Church's systems of control depend upon the close involvement of the PCC and its elected office of Treasurer. Where additional information to that presented was required, I accepted the assurances of the aforementioned that all the transactions were reflected in the records.

That said, the Financial Statements as attached in my opinion give a true and fair account of the Church's affairs as at 31 December 2021 and the receipts and payments made in that year.



Terence Davey

Date 12<sup>th</sup> September 2022

# Parochial Church Council of St.Katherine Westway

Financial Statement for the year ending 31st December 2021

ALL Fund receipts & payments	2021	2020	
<b>Incoming Resources</b>			
<u>Incoming receipts from donors</u>			
Collection - Envelope	445.00	0.00	
Collection - Loose	722.00	466.75	
Collection - Loose (in safe)	205.00	0.00	
Other planned giving	1930.00	150.00	
Other income	0.00	0.00	
Tax efficient giving	25470.00	29500.50	
Tax recovered	0.00	8496.64	38613.89
	<u>28772.00</u>	<u>8496.64</u>	
<u>Other Voluntary incoming</u>			
Donations, gift days	100.00	1937.00	
Events and Conf.	0.00	0.00	
Parochial Fees (in)	0.00	0.00	
Fund-raising	0.00	0.00	1937.00
	<u>100.00</u>	<u>0.00</u>	
<u>Incoming Resources</u>			
Bank Interest	70.15	87.51	
CBF Interest & dividends	157.80	190.86	
Change in investment value (shares)	-554.05	264.23	542.60
	<u>-326.10</u>	<u>264.23</u>	
<u>Income from Charitable &amp; ancillary trading</u>			
Hall Letting	570.00	10500.00	
Property Rent	19125.21	21450.77	31950.77
	<u>19695.21</u>	<u>21450.77</u>	
<b>Total receipts</b>	<b>48241.11</b>	<b>73044.26</b>	
<b>Outgoing resources</b>			
<u>Grants</u>			
Giving	10956.83	10997.00	
Sponsorship	0.00	0.00	
Special Gift	0.00	100.00	11097.00
	<u>10956.83</u>	<u>100.00</u>	
<u>Activities directly related to the work of Church</u>			
LDF Common Fund	10000.00	55700.00	
Parochial Fees (out)	0.00	0.00	
Clergy Expenses	0.00	0.00	
Church Groups	232.29	259.34	
Cost of Services	4214.16	5195.75	chq 2151, 2169
Conferences and Events	747.69	1481.20	
Insurance	3474.94	3830.72	
Council Tax	0.00	135.55	
Utilities:Electricity	2431.03	4110.76	
Utilities:Fuel oil & Gas	905.63	1075.40	
Utilities:TV	157.50	154.50	
Utilities:Waste	106.68	0.00	
Utilities:Water	306.72	356.90	
Kitchen	0.00	149.64	
Maintainance	27252.75	22555.87	chq 2165, 2143 (DPC)
Chuchyard	2328.99	1627.89	96633.52
	<u>52158.38</u>	<u>1627.89</u>	
<u>Church Management &amp; administration</u>			
Bank charges	224.00	238.87	
Office equipment	180.70	3098.53	chq 2143 (DPC)
Postage	34.67	7.93	
Stationery	248.34	105.28	
Telephone	418.56	0.00	
Professional Fees	2261.75	2614.27	
Administrator Wages	22436.05	32517.28	
Administration-Other	222.40	115.00	38697.16
	<u>26026.47</u>	<u>115.00</u>	
<u>Other expenditure</u>			
Centre Expences	0.00	625.84	
Houses:Council Tax	0.00	0.00	
Houses:Insurance	436.90	0.00	
Houses:Maintainance	630.00	0.00	
Utilities-Other	0.00	205.63	831.47
	<u>1066.90</u>	<u>205.63</u>	
<b>Total payments</b>	<b>90208.58</b>	<b>147259.15</b>	
<b>Excess of receipts over payments</b>	<b>-41967.47</b>	<b>-74214.89</b>	

TSD  
12.9.22

# BANK ACCOUNTS

## General Fund

PCC ST Kats Church Fund (Bank Acc)	2021	2020
Receipts	48362.21	72501.66
Payments	<u>90178.30</u>	<u>147867.91</u>
Excess of receipts over payments	-41816.09	-75366.25
Balance 1 Jan	<u>395997.38</u>	<u>471363.63</u>
Balance 31 Dec	<b>354181.29</b>	<b>395997.38</b>

### Petty Cash

Receipts	0.00	400.00
Payments	<u>0.00</u>	<u>-100.00</u>
Excess of receipts over payments	0.00	300.00
Balance 1 Jan	<u>427.48</u>	<u>127.48</u>
Balance 31 Dec	<b>427.48</b>	<b>427.48</b>

### Uncleared Transactions

D Leeds Chq 21  
Precision Safety  
R Briers Chq 21!  
J Walker Chq 21  
(£157.15 Maintenance, £7.89 Office Equipment)

Loose Collection (in Safe)	<u>205.00</u>	<u>0.00</u>	<b>354813.77</b>	<b>396424.86</b>
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### St.Katherine Hall Fund (Endowment)

#### CBF London Diocesan Fund (123 ~ 260D)

Receipts	0.00	0.00	
Payments to General Fund	<u>0.00</u>	<u>0.00</u>	
Excess of receipts over payments	0.00	0.00	
Balance 1 Jan	<u>0.00</u>	<u>0.00</u>	
Balance 31 Dec	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>

### Reserve Fund-Designated

#### CBF St Kats PPC (623 ~ 7001F)

Receipts (Dividend)	157.80	190.86	
Payments	<u>0.00</u>	<u>0.00</u>	
Excess of receipts over payments	157.80	190.86	
Change in market value of Investments	-383.78	180.52	
Balance 1 Jan	<u>5937.22</u>	<u>5565.84</u>	
Balance 31 Dec	<b>5711.24</b>	<b>5937.22</b>	<b>5937.22</b>

### St.Katherine's Youth & Centre Fund

#### Vicar and Church Wardens (Bank Acc)

Receipts	70.15	87.51
Payments	<u>30.28</u>	<u>30.28</u>
Excess of receipts over payments	39.87	57.23
Balance 1 Jan	<u>1788.00</u>	<u>1730.77</u>
Balance 31 Dec	<b>1827.87</b>	<b>1788.00</b>

#### CBF St Kats Youth & Com (775 ~ 4001F)

Receipts (Dividend)	0.00	87.51
Payments (to Wardens & PCC)	<u>0.00</u>	<u>87.51</u>
Excess of receipts over payments	0.00	0.00
Change in market value of Investments	-170.27	83.71
Balance 1 Jan	<u>2666.80</u>	<u>2583.09</u>
Balance 31 Dec	<b>2496.53</b>	<b>2666.80</b>

### VALUE 31/12/2020

4324.40	4454.80
364849.41	406816.88
364849.41	
364849.41	
0.00	

TJD  
129.22

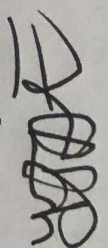
Parochial Church Council of St. Katherine, Westway, W12  
 Statement of Assets and Liabilities as at 31st December 2021

Assets	Hall Fund	Reserve	Youth & Centre	Gen Fund	Total 2021	Total 2020
Monetary Assets						
Cash				632.48	632.48	427.48
Bank Current Account				354181.29	356009.16	397785.38
CBF Deposit Fund			1827.87		0.00	0.00
Other Assets	0.00				0.00	0.00
CBF Fixed Interest Securities fund		5711.24	2496.53		8207.77	8604.02
Houses						
16 Yew Tree Road					0.00	0.00
17 Hillary Road (sold December 2019)					0.00	0.00
<b>Total Assets</b>	0.00	5711.24	4324.40	856313.77	866349.41	908316.88
<b>Liabilities</b>						
<b>Total Liabilities</b>						
					0.00	0.00
					0.00	0.00

-41967.47

Approved by the Parochial Church Council and signed on its behalf by

Priest in Charge



16/9/2022

Date

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# Accounts

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# ST KATHERINE, WESTWAY

## ANNUAL REPORT

April 2020 to March 2021

### PCC BUSINESS REPORT – Elizabeth Day, PCC Secretary

There were 7 PCC meetings during the year. Business included:

#### **Ministry and Growth:**

- **Despite the interruption of lockdown St Kat's** continued its focus on mission and growth - work started as part of the Diocesan Church Growth Learning Community (CGLC) two years ago.
- **Embedded last year's work on branding, logo, a good website and signage** to support St Kat's vision, values and strategic plan for growth.
- **Investment in staffing:**
  - Licensed Lay Ministers (LLM): the PCC continued to support Barbara Studd's part-time study to become an LLM over three years (2018-21);
  - During Jordan's employment and training opportunity as an intern at St Kat's January 2020 to end December 2020, despite Covid, support continued including regular meetings with Lesley Tate as curate; Barbara Studd's mentoring on the admin and IT side; Linda Haysman's personal/professional input and interest; Liz Day on a hospitality food project for local people who live alone.
- **Other partnerships curtailed during lockdown were partnering through**
  - a weekly cross-age social gathering "**Alive and Kicking**";
  - **GlassDoor, homeless charity** to provide a meal and use of the church as a night shelter, one night a week, for up to 40 guests;
  - **Youth Offending Team** to involve and train up youth;
  - **Messy Church and Kids Matter** with local child-minders.

Other planned events that were curtailed were:

Children and families' Easter activities

Quiz and curry evening

However, a welcome community event between lockdowns, a Christmas Fayre, was able to be held by St Kat's in the church grounds at the beginning of December.

#### **Safeguarding**

- **When Lucy Bush, the Church Safeguarding Officer (CSO), left in August 2020 to enter training for ministry, Barbara Studd took up the role.** Named contacts, through the church email account, are the two Church Wardens, Barbara Studd and Jon Walker

#### **Business and Finance:**

Regular updates and discussions on finances in line with St Katherine's Strategic Plan included:

- **Seeking approval** for a reduced Common Fund (CF) offer while investing in church growth.
- **Continued ongoing efficiencies and monitoring to reduce outgoings** e.g. energy. Church Warden, Jon Walker, continued to greatly reduce costs by carrying out essential IT and other works, in his own time.
- **Managing sources of income:** plans were thwarted as renting out the church car park at £2,500 a month was stopped by the impact of lockdown.
- **A strategic decision taken last year to invest in staffing to enable church growth continued** - Barbara's LLM training and to interview and appoint a church administrator.
- **Planning for Barbara's changing role in the church** when she completes her training as a Licensed Lay Minister (LLM) June 2021.
- **Renewed building project and a Mission Action Plan (MAP).** As this was quite a surprise in December 2020, there were discussions amongst the PCC including with input from Jonathan Rust and two PCC meetings.
- **Refurbishments continued where possible during lock-down**
  - the main building, the altar area and new prayer room were refurbished.
  - there were upgrades to audio visual equipment following considered discussions on our needs, incorporating flexibility where possible;
  - plans for the basic refurbishment of the church kitchen and toilets, planned to support church growth, were put on hold.
  - discussions on heating system refurbishments took place.

### **Buildings and Fabric:**

- Outcomes of the Precision Safety Inspection, essential maintenance and developments as outlined above.
- The Quinquennial Inspection and Report (Jodie Edwards and her company Edwards-Wilson).
- Despite repairs last year around the skylights on the roof, urgent repairs emerged regarding the church roof which, after consultations, were resolved by going ahead with repairs deemed essential to the roof and box guttering.

## **FINANCE REPORT – Barbara Studd, PCC Treasurer**

The financial year runs from 1 January to 31 December so this financial report mainly relates to 1 January 2020 to 31 December 2020.

### **INCOME**

The total income of £73k in 2020 is a decrease on usual annual income over previous years.

Tax Efficient Giving (which is mainly the monthly Standing Order and Direct Debit donations) decreased by £2k in comparison to the previous year and Collections had also decreased by £2.5k as a result of the church closure due to national COVID measures. The total Gift Aid Recovered of £8.5k is the

usual annual amount and relates to giving in the previous year.

Income from property remained similar to 2019 but other lettings decreased significantly due to a business renting our car park closing due to COVID.

## **OUTGOINGS**

Our Giving to charitable organisations remained at the same level as 2019. The Common Fund contribution for the year decreased by £5k.

In comparison to the previous year, most outgoings remained largely the same. However, maintenance increased by £14k as works were carried out on the building. Salaries increased by £17k due to the appointment of an Administrator and an increase in salary for the Curate. Costs of office equipment also increased as St Kat's upgraded and purchased technology for online services.

## **AUDIT**

Our Independent Examiner has carried out an initial check of our accounting records and finds the financial statements give a true and fair account of the position at 31 December 2020.

<b><u>Incoming Resources</u></b>	<b>2020</b>
Collection and donations	2491
Tax efficient giving	29501
Other giving & donations	150
Tax recovered	8497
Other income	0
Fees and Events	0
Investments & Interest	455
Property & Lettings	31951
	<b>73,044</b>

<b><u>Outgoing Resources</u></b>	<b>2020</b>
Giving	11,097
Diocese	55,700
Services	6,936
Utilities	9,869
Maintenance	24,184
Administration	6,955
Wages	32,517
Houses	0
	<b>147,259</b>

<b>Balance</b>	<b>-74,215</b>
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<b><u>Monetary Assets</u></b>	<b>2020</b>
Cash	427
Bank Accounts	397,785
CBF Deposit Fund	0
CBF Fixed Interest Securities fund	8,604
	<b>406,817</b>

## **FABRIC REPORT – Jonathan Walker, Churchwarden**

This is a brief report due to the current and ongoing external challenge of Covid-19 and the current and ongoing question of the church's future, either as a complete redevelopment on the existing site or a relocation to another site.

Each fabric report I have written reflects the fact that for many years the St Katherine's church building has been in slow decline. The list of urgent and necessary work from the recent quinquennial report is long, among the things mentioned were the box gutters which now allow water to leak down the walls of the worship area, the whole building's electrical system which is old and in need of overhaul and the statues on the side that may need securing. Among other pressing issues is the church heating system, which is now inefficient, often temperamental and becoming harder to repair.

With a small congregation and limited resources, the idea of tackling the big problems seems out of our reach and this combined with the ongoing question of St Katherine's future has meant that decisions of the PCC have focused on the short term 'make do and mend' approach to allow the activities of the Church to continue.

With this approach in mind the worship area has been re-decorated and new carpet laid. A large screen TV has replaced the projector screen and a modest upgrade to the sound system and cabling implemented. (This process is currently incomplete due to a shortage of the PA speakers due to Covid-19 pandemic.) The choir room and toilet (next to the vestry) has been completely revamped with new windows, wiring and heating system. This room now provides a smart, self-contained area for small meetings and services. Repair work to the skylights (tested and started in 2019) was rolled out over all 6 of the skylights (aided by a grant from the Kensington diocese); costing a fraction of the huge cost of a full replacement, it has meant the main roof no longer leaks and hopefully will endure until the future of St Kat's is fully decided.

Following the same ethos, plans for a substantial upgrade of the coffee bar area and toilets were drawn up and quotes provided; even going as far as thinking about start dates, when three events happened. First, problems with the church became more apparent (we had hoped that the box gutters and heating system would see us through for a number of years, but increasingly we have had to face the fact that they probably won't). Second, the lockdown caused by the Covid-19 pandemic has meant that many of the plans and upgrades have either been paused or rolled out more slowly. And third, the idea of redeveloping the whole site by the C of E has been taken off the shelf again after eight or so years, which essentially means that any large-scale building work and repair on a building that may not exist in the next few years would be an unwise investment at this stage.

Therefore, moving forward into 2021, the current plan of the PCC is to pay for a parish audit to determine the demographic of our parish and any needs and considerations that we must bear in mind as we plan for the next step.

On a personal note, I would like to add that despite the many rough waters we have been through St Kat's continues to float; I feel sure that God is with us and will continue to guide us through this next phase as we seek His will and ask His blessing.

## **DEANERY SYNOD REPORT – Linda Haysman-Walker, Deanery Synod Rep**

In 2020-21 the Deanery Synod covered such topics as:

**Diocesan 2030 Vision** the Bishop of Kensington gave a very well received presentation on the aims and context of this new vision for the Church of England in the Diocese of London. The Bishop encouraged participation of the parishes based on the framework which had been developed during the last couple of years. He stated that his own intended Mission in the Area had started in January this year in the Spelthorne Deanery but had to be paused by reason of the pandemic and would then be reworked for the new circumstances during the next year. The Bishop was able to take and respond to six substantive questions and comments.

### **Crosslight/St Paul's Centre on Debt Counselling in our Compassionate Communities – Restoring Dignity and Renewing Hope.**

Deanery Synod member for St Paul's, Stephen Richards, introduced the work of the charity in the context of the Diocesan Vision 2030 element, Compassionate Community, and the St Paul's Debt Advisory Centre. The charity is an independent, community-focused charity working to alleviate poverty caused by debt and lack of financial capability in partnership with and through action in local churches. There are currently 40 volunteers from different Deanery churches some of long standing. The advice is currently given over the phone in roughly 40 minute sessions although normally it would be in person. Because of Covid-19 measures all training and advice is currently remote. Training is provided in association with Advice UK and to obtain the qualification as a debt adviser takes 6-8 hours online, 3 days of practical experience and there is then an obligation to undertake continuing training. Groups were asked to discuss what was already going on in the parishes and where they could see openings for new work on help for parishioners in financial difficulties and debt are looking for premises for a further hub in Fulham, the south of the Deanery and Borough.

## **MINISTER'S REPORT – Revd Jim Tate**

Even as I prepare this report, the ominous rumblings of the Indian variant of Covid-19 continue to make themselves heard as the World Health Organisation recently classify it as 'a variant of global concern', and Boris Johnson says he is 'ruling nothing out' when it comes to tackling its spread. So, while people are taking optimistic steps to ease their way out of lockdown, we may not have seen the back of restrictions just yet.

It will be apparent to us all that, whatever the immediate future brings, the world has already undergone a huge change that has affected our thinking, as well as our behaviour. If recent times were scarred by division over Brexit, the impact of lockdown has probably been even more damaging; both to our mental well-being, and to our relationships. However we choose to interpret the recent events, it would be hard to deny that a shaking of immense proportions is going on. Some have been more adversely affected by it than others.

This last year has been a difficult one for us as a church. We negotiated the use of new technology to help us continue our services on YouTube, and then via Zoom, before we returned to our building to worship together, with the live-streaming option provided. We also used the Zoom option for other meetings during the week, including an Alpha course. Zoom will no doubt play a part in the life of our church for the immediate future, and we have been grateful for it, as well as for Jon and Andrew making it work for us. At the same time, we need to ensure that it doesn't become the primary means of interaction – unless external factors dictate it. As I said in last year's report: 'Zoom can be our friend, but it is *not* our Saviour... Church is to be experienced in a physical and embodied way. God sent his Son to be with us in a physical way and it's one of the most important aspects of the Christian faith.'

Technology has helped us out in a big way but like everything else, it has been unable to prevent the loss of momentum we have experienced. Last time around I mentioned how the Bishop of Kensington along with the Diocese had rather surprisingly raised the prospect of revisiting the building project. Progress on that was halted because of lockdown 3.0, but Les and I have very recently met with the Property Department to explore the way forward. The PCC is now engaging with this and it will become a prominent agenda item for the new PCC to discern what God is saying. I won't go into details now, other than to say that we don't know for certain if this will get off the ground - and we have more reason than most to be wary - but there is a decent chance that it might, and there is a huge amount of potential for it.

Before the idea of a new building project was suggested to us, we had decided as a PCC to carry out as much work on the existing building as possible. This was both to make it a nicer environment for us, and to make the building more usable for mission. In fact, it was only when our roof started to leak after remedial work to our roof windows that we called a halt to work on the kitchen and toilets. And these annoying leaks occurred not long after we had decorated the worship area, believing it to be water-tight! It hasn't stopped us working on the Prayer Room, which, thanks to the initiative of Les, is almost done. We will also have to do some more work on the roof, regardless of a building project, in order to keep the water out.

So despite the lockdowns, things have still taken place, and will continue to do so. Jordan's year long contract as our intern came to an end, and we thank her for her contribution. It certainly wasn't an easy time for her as it was rudely interrupted by you-know-what and a period of furlough, which could not have been anticipated. She is still sorting out our Sunday rotas, behind the scenes.

There will be more changes to come in the lives of our 'personnel'. Liz will be moving back up north later on in the year after many years of being part of the life of St Kat's, and serving in many ways. She will be greatly missed. In recent years she has diligently served as PCC Secretary and will be leaving an immediate and obvious gap. We thank her for everything she has so generously contributed. There will be some changes too for Barb, as she gets licensed in June as an LLM (Licensed Lay Minister). This comes after three years study at St Mellitus College and will be a significant milestone in her life and in the life of the church. How this will pan out will be gradually discerned over the coming months. In order to give some space to this, she has stepped down as Churchwarden and Treasurer after years of holding these positions and taking on various other responsibilities. She has done a great job in all of them, and in supporting Jim and Les. We thank her for all that she has done, particularly in the two key aforementioned roles that have demanded on-going attention and which can be demanding. We thank her for all she has done and look forward to what is yet to come. Thankfully, Jon is continuing as Churchwarden, even though he may be working in China at some point in the year. Once again, we want to thank Jon for his support, as well as his contribution to the technical aspects of this church, as well as for the improvements he has made to our building, both inside and out – the most glaringly obvious being the TV screen!

A special thanks to everyone who worked hard to make the Christmas Fayre a real success, an event which we managed to squeeze in before restrictions were re-introduced. It was encouraging for us all to see our grounds transformed into a winter wonderland with the Christmas tree company selling their trees and making St Kat's something of a focus for the locals and for the traffic. Perhaps more importantly, it was a bonus for local people, starved of contact and interaction for so long, given an opportunity to come out and brave the cold in order to live a little more normally for a fleeting moment. We hope it will be able to happen again, and it will depend in part whether it is thought to be commercially viable by the Christmas Tree company.

A potentially exciting development that is in the very early stages of exploration is to use St Kat's building as a Foodbank. There is an obvious need, and it would be a really positive thing, if it could get underway. Of course, our building is not the most practical and it may be coming down anyway, but if it could function for a while, it be a real help to those in the parish who are struggling to make ends meet. It would also help us in our contact with them. Do please pray about this.

So we face some real challenges over the next year. We do need to stay focused on the Lord and on our fellowship and unity as the body of Christ. We need to watch out for one another; some of us are really feeling the impact of the events of the last year and a bit, perhaps more so than others. Some of us may even be unaware of the full psychological and emotional impact on us. Remember that I spoke on collective and individual trauma last year, the reason being because some of us have been traumatised by the unprecedented changes. We need to bear with one another in this, and also make every effort to bear with one another's viewpoints. It's very clear that different people are interpreting things in very different ways. There are clear differences of opinion as to how Covid-19 should be managed by those in

positions of power, including differing views on social contact, family gatherings, church services, vaccines and facemasks etc. Added to this, we have the added stress of racial tensions, which erupted during the first lockdown, and could easily escalate.

We all have our views, and of course, we are all right in what we think! I seriously believe that the division in society is not unintentional and the culture wars and cancellation culture that we are engaged with will only increase. We are living in a world where division is the new normal. We need to make sure that we, as the Church, do not fall into the trap that our spiritual enemy has set for us. We are meant to be different – God’s New Society, full of people who are ‘salt of the earth’ and ‘light to the world’.

As I have already stated, the changes we have had to endure has affected our thinking, which in turn affects our behaviour. It has become very apparent to me that this is now a very serious issue. Over the years the Christian faith has been undermined to such an extent that we are now a very marginalized minority. The attack on our Judeo-Christian heritage and culture was intensified over this past year as freedoms and liberties were stripped away, while various groups and organizations saw and took their opportunities, to bring in the changes they want to see. Of course, change can be a good thing; we could certainly do with quite a bit in many areas of society, especially in bringing about God’s justice. The problem comes when the driving force behind the change is energized by a godless, anti-Christian root, particularly neo-Marxism, which is probably the greatest threat that we have had to face in many years. This dangerous deception speaks into areas of sexuality, race, economics, justice, philosophy, thinking - just about everything - and hijacks it all for its own ends.

I believe that we are entering into a very dangerous stage in our history, as the demonic moves into the void that has been created by our society’s rejection of God. Hence the divisions in our society that are now even more pronounced. Unfortunately, it is obvious that well-meaning Christians have fallen into the trap of embracing deceptive doctrines and ideologies that do not originate from God and are being manipulated by them. The reason for deception is always the same: false prophets or teachers, a lack of biblical thinking and the consequent inability to think Christianly about *everything*. None of us has got this sussed! Godly thinking is a life-long learning process, to be undertaken in a fallen world that will constantly throw up new enticements that will seek to pull us away from the ‘narrow path’.

With this in mind, I want to begin some mid-week sessions soon (starting on Zoom) with Andrew and Les to help us all learn to think ‘Christianly’ so that we can continue to walk in truth, as well as sniff out deception when it arises. This is not a bible study, rather it will be time spent looking at the underlying worldview that the bible gives us, in order to shape us and do its job.

As Paul says in Romans 12:2 ‘Do not be conformed to this world, but be transformed by the renewing of your mind, that by testing you may discern what is the will of God, what is good and acceptable and perfect’. Have these words ever been more relevant than they are today? In order to help us, we will be looking at real and pressing issues that we all face, and how we can

approach them as biblical Christians. I really can't think of anything more important for our times.

Ps 127:1 says, 'Unless the Lord builds the house, those who build it labour in vain. Unless the Lord watches over the city, the watchman stays awake in vain'

Let's make sure we do stay awake.

**Terence Davey  
Interim Management and Business Consultancy  
53 Sandown Lodge  
Avenue Road  
Epsom  
Surrey KT18 7QU**

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**ST KATHERINE'S CHURCH  
FINANCIAL STATEMENTS FOR THE YEAR ENDED 31.12.2020**

**Auditor's Report to the Members of  
St Katherine's Church, Westway, London**

I have reviewed the Financial Statements and workings supporting them.

In common with similar organisations, the Church's systems of control depend upon the close involvement of the PCC and its elected office of Treasurer. Where additional information to that presented was required, I accepted the assurances of the aforementioned that all the transactions were reflected in the records.

That said, the Financial Statements as attached in my opinion give a true and fair account of the Church's affairs as at 31 December 2020 and the receipts and payments made in that year.



Terence Davey

Date 12<sup>th</sup> July 2021

# Parochial Church Council of St.Katherine Westway

Financial Statement for the year ending 31st December 2020

ALL Fund receipts & payments	2020	2019	2018
<b>Incoming Resources</b>			
<u>Incoming receipts from donors</u>			
Collection - Envelope	0.00	200.00	60.00
Collection - Loose	466.75	2818.79	2644.76
Collection - Loose (in safe)	0.00	0.00	30.10
Other planned giving	150.00	240.00	155.00
Other income	0.00	481830.00 (sale of Hilary R)	0.00
Tax efficient giving	29500.50	31463.50	35035.00
Tax recovered	8496.64	2312.46	15694.59
	38613.89	518864.75	53619.45
<u>Other Voluntary incoming</u>			
Donations, gift days	1937.00	3448.28	407.75
Events and Conf.	0.00	0.00	0.00
Parochial Fees (in)	0.00	252.00	0.00
Fund-raising	0.00	0.00	0.00
	1937.00	3700.28	407.75
<u>Incoming Resources</u>			
Bank Interest	87.51	104.04	0.00
CBF Interest & dividends	190.86	218.77	314.24
Change in investment value (shares)	264.23	170.82	-361.96
	542.60	493.63	-47.72
<u>Income from Charitable &amp; ancillary trading</u>			
Hall Letting	10500.00	33115.91	5683.63
Property Rent	21450.77	21390.39	37447.75
	31950.77	54506.30	43131.38
<b>Total receipts</b>	<b>73044.26</b>	<b>577564.96</b>	<b>97110.86</b>
<b>Outgoing resources</b>			
<u>Grants</u>			
Giving	10997.00	11245.00	9945.00
Sponsorship	0.00	0.00	0.00
Special Gift	100.00	110.00	0.00
	11097.00	11355.00	9945.00
<u>Activities directly related to the work of Church</u>			
LDF Common Fund	55700.00	60726.00	58111.00
Parochial Fees (out)	0.00	0.00	0.00
Clergy Expenses	0.00	34.84	68.00
Church Groups	259.34	88.41	82.51
Cost of Services	5195.75 chq 2151, 2169	1236.68 chq 2151, 2169	596.00
Conferences and Events	1481.20	912.37	1626.03
Insurance	3830.72	4118.60	4257.93
Council Tax	135.55	0.00	0.00
Utilities:Electricity	4110.76	4201.61	6649.35
Utilities:Fuel oil & Gas	1075.40	1127.41	1059.72
Utilities:TV	154.50	150.50	147.00
Utilities:Waste	0.00	0.00	0.00
Utilities:Water	356.90	203.43	252.43
Kitchen	149.64	588.21	95.18
Maintainance	22555.87 chq 2165, 2143 (DPC)	8686.75 chq 2165, 2143	14513.84
Chuchyard	1627.89	1590.00	1783.66
	96633.52	83664.81	89242.65
<u>Church Management &amp; administration</u>			
Bank charges	238.87	242.29	244.53
Office equipment	3098.53 chq 2143 (DPC)	644.75 chq 2143	1370.68
Postage	7.93	23.74	75.18
Stationery	105.28	63.95	19.77
Telephone	0.00	476.85	576.97
Professional Fees	2614.27	3160.73	608.16
Administrator Wages	32517.28	15464.16	14490.69
Administration-Other	115.00	651.58	384.04
	38697.16	20728.05	17770.02
<u>Other expenditure</u>			
Centre Expences	625.84	142.18	496.20
Houses:Council Tax	0.00	0.00	0.00
Houses:Insurance	0.00	0.00	0.00
Houses:Maintainance	0.00	0.00	0.00
Utilities-Other	205.63	0.00	0.00
	831.47	142.18	496.20
<b>Total payments</b>	<b>147259.15</b>	<b>115890.04</b>	<b>117453.87</b>
<b>Excess of receipts over payments</b>	<b>-74214.89</b>	<b>461674.92</b>	<b>-20343.01</b>

T. J. Davey.  
12.07.21

12.07.21

**BANK ACCOUNTS**

General Fund

<b>PCC ST Kats Church Fund (Bank Acc)</b>	<b>2020</b>	<b>2019</b>	<b>2018</b>	
Receipts	72501.66	577101.43	97626.68	
Payments	147867.91	115623.01	117211.30	
Excess of receipts over payments	-75366.25	461478.42	-19584.62	
Balance 1 Jan	471363.63	9885.21	29469.83	
Balance 31 Dec	395997.38	471363.63	9885.21	
<b>Petty Cash</b>				
Receipts	400.00	0.00	0.00	
Payments	-100.00	-110.00	0.00	
Excess of receipts over payments	500.00	110.00	0.00	
Balance 1 Jan	127.48	237.48	237.48	
Balance 31 Dec	427.48	127.48	237.48	
<b>Uncleared Transactions</b>				
		-100.00	D Leeds Chq 2169 £100 cleared Jan 2020 - Cos	
		-24.00	Precision Safety Chq 2165 cleared Jan 2020 - N	
		-50.00	R Briers Chq 21!	-107.17 Chq 2097
		-165.04	J Walker Chq 21	-105.12 Chq 2101
		-339.04	ffice Equipment)	

<b>Loose Collection (in Safe)</b>	<b>0.00</b>	<b>0.00</b>	<b>30.10</b>	
	396424.86	471152.07	9940.50	

St.Katherine Hall Fund (Endowment)

<b>CBF London Diocesan Fund (123 ~ 260D)</b>				
Receipts	0.00	0.00	0.00	
Payments to General Fund	0.00	0.00	0.00	
Excess of receipts over payments	0.00	0.00	0.00	
Balance 1 Jan	0.00	0.00	0.00	
Balance 31 Dec	0.00	0.00	0.00	0.00

Reserve Fund-Designated

<b>CBF St Kats PPC (623 ~ 7001F)</b>				
Receipts (Dividend)	190.86	218.77	210.20	
Payments	0.00	0.00	0.00	
Excess of receipts over payments	190.86	218.77	210.20	
Change in market value of Investments	180.52	114.22	-242.62	
Balance 1 Jan	5565.84	5232.85	5265.27	
Balance 31 Dec	5937.22	5937.22	5565.84	5232.85

St.Katherine's Youth & Centre Fund

<b>Vicar and Church Wardens (Bank Acc)</b>				
Receipts	87.51	104.04	104.04	
Payments	30.28	30.28	30.28	
Excess of receipts over payments	57.23	73.76	73.76	
Balance 1 Jan	1730.77	1657.01	1583.25	
Balance 31 Dec	1788.00	1730.77	1657.01	

<b>CBF St Kats Youth &amp; Com (775 ~ 4001F)</b>				
Receipts (Dividend)	87.51	104.04	104.04	
Payments (to Wardens & PCC)	87.51	104.04	104.04	
Excess of receipts over payments	0.00	0.00	0.00	
Change in market value of Investments	83.71	56.60	-119.34	
Balance 1 Jan	2583.09	2526.49	2645.83	
Balance 31 Dec	2666.80	2583.09	2526.49	

<b>VALUE 31/12/2020</b>	<b>406816.88</b>	<b>481031.77</b>	<b>19356.85</b>	
	406816.88			
	406816.88			
	0.00			

*2500.12.1*  
*12.70.01*

*T.J. Davey*  
*12.07.21.*

Parochial Church Council of St. Katherine, Westway, W12  
 Statement of Assets and Liabilities as at 31st December 2020

	Hall Fund	Reserve	Youth & Centre	Gen Fund	Total 2020	Total 2019
<b>Assets</b>						
Monetary Assets						
Cash	0.00	0.00	0.00	427.48	427.48	127.48
Bank Current Account	0.00	0.00	1,788.00	395,997.38	397,785.38	472,755.36
CBF Deposit Fund	0.00	0.00	0.00	0.00	0.00	0.00
Other Assets	0.00	0.00	0.00	0.00	0.00	0.00
CBF Fixed Interest Securities fund	0.00	5,937.22	2,666.80	0.00	8,604.02	8,148.93
Houses	0.00	0.00	0.00	0.00	0.00	0.00
16 Yew Tree Road	0.00	0.00	0.00	501,500.00	501,500.00	501,500.00
17 Hillary Road (sold December 2019)	0.00	0.00	0.00	0.00	0.00	0.00
<b>Total Assets</b>	0.00	5,937.22	4,454.80	897,924.86	908,316.88	982,531.77
<b>Liabilities</b>						
<b>Total Liabilities</b>					Total 2020	Total 2019
					0.00	0.00
					<b>0.00</b>	<b>0.00</b>

Approved by the Parochial Church Council and signed on its behalf by

Priest in Charge

Date

*T. S. Davey*  
 19.07.21