

CULPEPER COMMUNITY GARDEN ASSOCIATION

REPORT AND ACCOUNTS FOR THE YEAR ENDED

31 MARCH 2025

CULPEPER COMMUNITY GARDEN ASSOCIATION

REPORT OF THE MANAGEMENT COMMITTEE FOR THE YEAR ENDED 31 MARCH 2025

STRUCTURE AND OBJECTS

The Association is a Charitable Incorporated Organisation (CIO). The registration of the CIO is charity number 1176277. The registered address of the association is 2 Dignum Street London N1 0FJ.

The objects of the Association are to maintain and manage an open space in the borough of Islington for the benefits of its members and local residents.

The site is held on a 50-year lease at a peppercorn rent from the London Borough of Islington and registered as a Field in Trust.

In planning our activities for the year we kept in mind the Charity Commission's guidance on public benefit at our Management Committee meetings.

ACHIEVEMENTS AND PERFORMANCE

Seen as a model of good practice for many years, Culpeper Community Garden, established in 1982, continues to be a source of inspiration, pleasure and relaxation for members, volunteers and visitors alike. Our relatively small open space in inner London is run by members and volunteers on sustainable, organic principles.

Funding

City Bridge Trust- This has been the final year of a 5-year funding package we received from CoL. We have benefitted not only financially over the past 5 years; but also from the strong commitment shown by the Grant officers to Culpeper Garden.

The Cripplegate Foundation- We were awarded another 3-year Grant for Core Funding from the Foundation, and extend heartfelt thanks for their continuing support. Community Chest Project funding has paid for staff time and tools & materials for our new Young Gardeners Club- meeting every Saturday for 40 weeks a year.

Islington Council- We were awarded a small amount of funding from the Greener Together Programme. Local developers pay into a fund administered by Islington Council (formerly known as Section 106) this grant is for infrastructure improvements, play scheme staffing and governance and training.

Donations- Our most local of businesses, CTO Lighting, have continued to support us with an annual donation of £1200.

Other Income came from Booking out the Garden as a venue for Private Events. This included several photoshoots for a famous fashion house; a fabulous bespoke Wedding, outdoor folk performances with the NEST Collective, Parties, Meeting and exhibition space for local Community organisations, and an accessible location for children's parties.

New Partnerships- Working with Age UK Islington we set up a new Group for Carers and their loved ones in the Spring; giving them their own Plot to look after.

We welcomed the Church on the Corner Monday Social to Culpeper this year. The Group have their own Plot to take care of in the Garden. They have also made good use of the Lawn for picnics, and enjoy contributing and participating in Culpeper social Events; Solstice parties and Workdays.

Culpeper Choir is independent from the Garden, and is now in receipt of a large grant used to pay for Outings, Trips Musicians and Support Staff. Fully accessible and inclusive, and thanks to the use of the Community Store at the Angel Shopping Centre, they have a free indoor venue for the Choir. They continue to perform in the Garden when weather permits.

Everyone's Music Jamm- This friendly supportive Percussion Group continues to meet, led by our lovely volunteer; a young Musician from Goldsmiths.

Open Volunteering- Our unique Volunteer Programme attracts Gardeners from all over London, and even from abroad! We welcome people with any level of skill, for one single session or as a regular commitment. Our long list of accessible meaningful tasks enables everyone to contribute to the upkeep of the Garden. Regulars support new volunteers and practical work experience has led to employment for some.

Kids Summer Arts & Halloween- Our Free Summer Arts programme attracted children young people and families from all over the Borough. We provided a Book Corner, co-operative games, Mud Kitchen, clay and stone painting, invertebrate studies (snail racing!) water rockets and the restoration of a Very Hungry Caterpillar.

Environmental education- We have continued to provide free class-sized activities for key Stage 1 Pupils from 8 local primary schools at Culpeper Garden. Children learn why aren't we buried in leaves? They meet, handle and identify the tiny creatures that turn fallen leaves into soil in a year! Habitat diversity, life cycles, pollination and native plants activities augment classroom pedagogy. Our Pond and Tadpole-raising Project supports year 3 classes to observe life cycles first-hand.

Garden Improvements

The Royal Horticultural Society awarded us 'Outstanding' for the 12th year in a row in the 'It's Your Neighbourhood@ category, citing our solar panels, water harvesting and compost Bins as We have repaired the Pergola and the long bench by the Lawn, and kept other furniture in good repair around the Garden.

In December, we removed 2 large overgrown and unsuitable trees, opening up and increasing light to the Plots below. We pruned and pollarded the large willow and sorbus trees for safety reasons.

Community Events

our Annual and very popular Strawberry Tea for Pensioners was held in July; supported by volunteers from CTO Lighting and our in-house Culpeper A-team.

Our volunteers organised a Pickling Day for members, and a Lunch on the Lawn for International Womens' Day. We enjoyed a mini bus trip to Dungeness, and 2 trips to Kew Gardens for our members.

We held 2 Solstice parties to celebrate the Longest & shortest days with a Barbeque and songs around the Fire Pit.

Garden Visitors-

We were honoured to welcome 24 Gardeners from South Korea who were visiting the UK especially to visit famous Gardens, including our own!

We welcomed over 30 organised groups over the Year; delivering impromptu Tours whenever requested.

Management & Staffing

Stephen Mullin retired from the position of Treasurer this year, and was awarded the Pat Haynes memorial trustee of the Year at the VAI Volunteer of the Year event.

We welcomed 1 new Trustee to the position of Treasurer November 2024, 6 experienced trustees graciously agreed to stand again; including 3 Plot-holders and 2 Members with disabilities.

Anna Jones was appointed in August 2023. Her focus and responsibility is for the upkeep of the Garden, horticultural support for Plot-Holders & planning seasonal volunteer and community group sessions. She has a strong horticultural background, and experience managing staff and customer service.

After 12 years, Amanda Graham continues to provide continuity and stability for the organisation. She has a wholehearted belief in the power of Community Gardening to change lives. Amanda is committed to supporting our members, Plot Holders, volunteers and the local community.

BANKERS

The Association holds a Current Account and a deposit Account with the CAF Bank.

INDEPENDENT FINACIAL EXAMINER

Martin Niemann was appointed as Independent Financial Examiner at the 2024 Annual General Meeting.

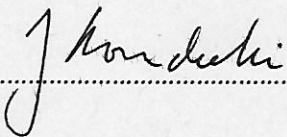
This report was approved by the Management Committee on:

16th November.....2025

as a true record of the Association's activities for the year ended 31March 2025, and signed on its behalf by:


.....Shakir Razak (Chair)


.....Jeff Patti (Secretary)


.....Jarka Ronchetti (Treasurer)

INDEPENDENT EXAMINER'S REPORT TO THE TRUSTEES OF CULPEPER COMMUNITY GARDEN ASSOCIATION

I report to the trustees on my examination of the accounts of Culpeper Community Garden Association for the year ended 31 March 2025, which are set out on pages 7 to 10.

Responsibilities and basis of report

As the charity's trustees you are responsible for the preparation of the accounts in accordance with the requirements of the Charities Act 2011 ('the Act').

I report in respect of my examination of Trust's accounts carried out under section 145 of the 2011 Act and in carrying out my examination, I have followed the Directions given by the Charity Commission under section 145(5) (b) of the Act.

Independent examiner's statement

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

- accounting records were not kept in accordance with section 130 of the Act; or
- the accounts do not accord with the accounting records; or
- the accounts do not comply with the applicable requirements concerning the form and content of accounts set out in the Charities (Accounts and Reports) Regulations 2008 other than any requirement that the accounts give a true and fair view which is not a matter considered as part of an independent examination.

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

Signed:

Date: 17/11/2025

Name:

Martin Niemann FCA

Relevant professional qualification or body:

Chartered Accountant ICAEW

Address:

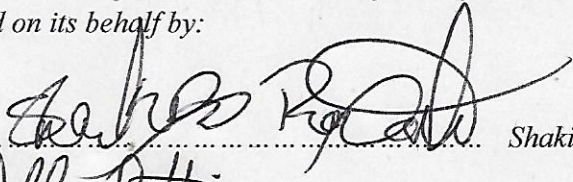
**13 Broadlands, Syderstone
King's Lynn, Norfolk PE31 8ST**

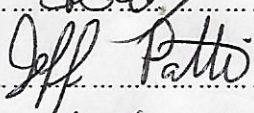
CULPEPER COMMUNITY GARDEN ASSOCIATION


BALANCE SHEET AS AT 31 MARCH 2025.

	Note	2024/2025 £	2023/2024 £
Fixed assets			
Buildings	2	158,932	164,369
Current assets			
Cash at bank and in hand	3	42,050	40,542
Cycle Scheme Loan		819	1,911
HMRC Employment Allowance		1,722	-
Other Debtors		562	-
		<u>45,153</u>	<u>42,453</u>
Current liabilities			
Creditors and accrued expenses	4	2,471	4,002
		<u>2,471</u>	<u>4,002</u>
Net current assets		<u>42,682</u>	<u>38,451</u>
Total assets less current liabilities		<u><u>201,614</u></u>	<u><u>202,820</u></u>
Represented by:			
Unrestricted fund		42,477	36,229
Designated fund		158,932	164,369
Restricted fund		205	2,222
Total Funds		<u><u>201,614</u></u>	<u><u>202,820</u></u>

These Accounts were approved by the Management Committee on ...16...
 November 2025 as a true record of the association's Balance Sheet
 and Statement of Financial Activities for the year ended 31 March 2025, and
 signed on its behalf by:


 Shakir Razak (Chair)


 Jeff Patti (Secretary)


 Jarka Ronchetti (Treasurer)

The notes on pages 9 and 10 form part of these accounts

CULPEPER COMMUNITY GARDEN ASSOCIATION

STATEMENT OF FINANCIAL ACTIVITIES FOR THE YEAR ENDED 31 MARCH 2025

	Notes	Unrestricted Funds £	Designated Funds	Restricted Funds £	2024/2025 £	2023/2024 £
INCOME						
Grants received	5	34,838	-	6,698	41,536	58,433
Membership subs		3,644	-	-	3,644	2,459
Interest received		983	-	-	983	1,000
Fundraising events and donations		24,218	-	-	24,218	10,635
TOTAL INCOME		63,684	-	6,698	70,382	72,527
EXPENDITURE						
Salaries	6	44,102	-	6,377	50,479	41,884
Electricity		1,122	-	-	1,122	2,580
Water rates and leakage	-	300	-	-	300	1,200
Insurance		1,403	-	-	1,403	1,384
Equipment		336	-	-	336	378
Materials		918	-	-	918	384
Postage, copying, stationery		435	-	-	435	704
Telephone		1,135	-	-	1,135	1,341
Fundraising & events costs		1,669	-	-	1,669	1,377
Repairs & improvements		3,230	-	-	3,230	519
Volunteers' expenses		1,030	-	-	1,030	799
Anniversary Celebration		-	-	-	-	8,287
Workshops/Summer Arts		-	-	-	-	128
Outgarden		-	-	-	-	327
Ever Greener		-	-	848	848	-
Solar Project		-	-	1,022	1,022	10,873
Pickle Workshop		-	-	295	295	-
Community Chest		-	-	173	173	-
Elfrida		-	-	-	-	4,140
Environmental Education		140	-	-	140	107
Payroll processing/police checks		55	-	-	55	248
Staff training		122	-	-	122	141
Depreciation		-	5,437	-	5,437	5,615
Miscellaneous		2,038	-	-	2,038	1,774
TOTAL EXPENDITURE		57,435	5,437	8,716	71,588	84,190
NET INCOME for the year		6,249	(5,437)	(2,018)	(1,207)	(11,663)
FUND BALANCES BROUGHT FORWARD		36,229	164,369	2,222	202,820	196,922
FUND BALANCES CARRIED FORWARD		42,477	158,932	205	201,614	185,259

The notes on pages 9 and 10 form part of these accounts

CULPEPER COMMUNITY GARDEN ASSOCIATION

NOTES TO THE ACCOUNTS FOR THE YEAR ENDED 31 MARCH 2025

NOTE 1: Accounting Policies

These Accounts have been prepared under the historic cost convention and in accordance with applicable accounting standards and the Accounting and Reporting by Charities - Statement of Recommended Practice.

NOTE 2: Fixed Assets

During 2007/2008 Culpeper commenced a major building and paving project. In accordance with the Charities SORP this expenditure has been capitalised and included in a Designated Fund. The Trustees have decided to depreciate this expenditure evenly over 50 years.

During 2023/24 grant funded solar panels were installed and this expenditure is also included in a Designated Fund. The Trustees have decided to depreciate the expenditure on the panels evenly over 25 years and on the batteries evenly over 10 years.

	Buildings	Paving	Solar Panels	Total
Cost				
At 1 April 2024	205,496	15,500	17,560	238,556
Additions	-	-	-	-
At 31 March 2025	205,496	15,500	17,560	238,556
Depreciation				
At 1 April 2024	68,158	5,012	1,017	74,187
Charge for the year	4,110	310	1,017	5,437
At 31 March 2025	72,268	5,322	2,034	79,624
Net Book Values				
At 31 March 2025	133,228	10,178	15,526	158,932
At 31 March 2024	137,338	10,488	16,543	164,369

NOTE 3: Cash at Bank and in hand:	2024/2025	2023/2024
	£	£
CAF Cash Account	5,875	2,820
CAF Gold Account	36,174	37,713
Petty cash	1	9
	42,050	40,542

NOTE 4: Creditors and accrued

Booking deposit	370	-
HMRC	1,749	3,518
Pensions	352	484
	2,471	4,002

CULPEPER COMMUNITY GARDEN ASSOCIATION

NOTES TO THE ACCOUNTS (CONTINUED) FOR THE YEAR ENDED 31 MARCH 2025

	2024/2025	2023/2024
	£	£
NOTE 5: Grants received:		
Cripplegate Foundation	12,983	12,050
Awards for All Restricted	-	8,700
Pickle Workshop Restricted	500	-
Community Chest Restricted	4,950	4,900
Islington Council VCS	-	9,500
Islington Council Ever Greener Restricted	1,248	-
Islington Council Out Garden Restricted	-	2,068
City Bridge Trust	21,855	21,215
	<u>41,536</u>	<u>58,433</u>

NOTE 6: Wages and salaries:

Gross salaries	48,081	39,152
Employer's National Insurance contributions	2,500	1,772
Employment allowance	(2,500)	(1,772)
Employers pension fund contribution	2,398	2,732
	<u>50,479</u>	<u>41,884</u>