

# NEW CHAPEL FARM

England & Wales - Charity number 1179251

## Details

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**Status** Registered

**Legal form** CIO

**Registered** 2018-07-18

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

## Contact

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**Address** New Chapel Farm  
Mells  
Halesworth  
Suffolk  
IP19 9DE

**Phone** 07443659811

**Website** <http://newchapelfarm.org.uk/>

## Activities

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**Objects:** TO ADVANCE THE CHRISTIAN FAITH IN ACCORDANCE WITH THE STATEMENT OF BELIEFS IN THE SCHEDULE AS THE TRUSTEES MAY FROM TIME TO TIME THINK FIT INCLUDING BUT NOT BY WAY OF LIMITATION THROUGH THE PROVISION OF A CHRISTIAN RETREAT CENTRE.

**Activities:** The primary aim of NCF is to provide restoration for Christian key workers, along with Christians in positions of leadership, and teams involved in gospel mission and ministry. We provide: a place of privacy and peace for individual or small group retreat / rest, a place for relaxation with friends or family, a place for kingdom related teamwork. New Chapel Farm is near Halesworth, Suffolk.

## Classification

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- **How:** Provides Buildings/facilities/open Space
- **What:** Religious Activities
- **Who:** The General Public/mankind

## Geography

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- Throughout England And Wales

## Finances

Period end	Income	Expenditure	Assets	Employees
2024-12-31	£42,381	£35,166	-	-
2023-12-31	£9,012	£10,030	-	-
2022-12-31	£17,422	£25,711	-	-
2021-12-31	£13,620	£8,608	-	-
2020-12-31	£10,708	£6,536	-	-

## Trustees

Name	Role	Appointed
<b>Peter Walker</b>	Chair	2025-09-26
CLAIRE TINKLER		2018-07-18
Maretha Hall		2026-02-07
Paul Nicholas Dunning		2026-02-07
Richard Tinkler		2018-07-18

**NEW CHAPEL FARM**

England & Wales - Charity number 1179251

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# Accounts

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## Annual Report: New Chapel Farm

Registered charity number: 1179251

January to December 2024

Registered office address: New Chapel Farm, Mells, Halesworth, Suffolk, IP19 9DE

Email: [info@newchapel farm.org.uk](mailto:info@newchapel farm.org.uk) Website: [www.newchapel farm.org.uk](http://www.newchapel farm.org.uk)

### Trustees

Richard Tinkler, Claire Tinkler, Jenny Bollans, Ryan Lynch, Adrian Saggars (Chair), Esther Bissessar (stepped down during the year).

Meetings are held approx. quarterly.

### Introduction

The New Chapel Farm (NCF) charity was formed in 2018 to support the work at New Chapel Farm, Halesworth, Suffolk.

The trustees of NCF steward New Chapel Farm as a place of restoration for Christian key workers in need of restoration. The beauty, peace, and comfort of New Chapel Farm creates an ideal setting for this to happen.

Since purchase, Richard and Claire have privately funded development of the property including converting the chicken shed into a new chapel space and two ensuite bedrooms, the installation of a borehole to provide water to the property, internal renovation of the farmhouse and conservatory, and landscaping of the outside space, including the planting of more than 50 trees. Richard has also supervised the renovation of the chapel ruins with a grant from Historic England. As the charity's income increases, it is becoming more self-sufficient and less dependent on Richard and Claire.

The property is offered on a self-catering basis and can accommodate up to 14 people in two buildings. There is additional space for camping if needed.

In November 2023 Richard and Claire moved into the new barn conversion (called Hafan) which is now their main residence. As Richard and Claire now live onsite this will enable the ministry to expand and develop.

### The Mission Statement of New Chapel Farm charity

The primary aim of NCF is to bless Christian key workers, along with Christians in positions of leadership, and teams involved in Gospel mission and ministry. NCF also supports restoration by providing a space for teams or groups to get away together and do work that aligns with the restorative purposes of the kingdom of God. The vision is that, through the Holy Spirit's empowering, NCF will be used to bring restoration locally, nationally, and globally.

Based on Isaiah 61: 1-6, the vision for NCF is to provide a place that enables:

- The good news of the gospel to reach the poor
- The broken-hearted to be healed
- The enslaved to be set free
- Those in darkness to find the light
- Those who mourn to be comforted



- Beauty to replace ashes
- Joy to replace mourning
- Praise to replace despair

We use the term Christian key worker to mean Christians employed by churches, charities, or other organisations in the UK or abroad. Our focus is on Christians working in areas of social deprivation where need is great and resources are few, usually in an urban context. Within this definition, we include anyone living by faith in a missionary context in the UK or abroad. We are also interested in engaging with individuals or groups doing restorative work (where the work aligns with part of the Isaiah 61 definition) but who may not be faith based in their approach.

In practical terms, NCF facilities are available to the following groups to provide:

- a place of privacy and peace for individual or small group retreat/rest
- a place for relaxation with friends or family
- a place for kingdom related teamwork

The vision of NCF also includes seeing those who do not know God restored into a right relationship with Him through the saving faith in His son Jesus Christ. To this end, there are different opportunities throughout the year for visitors to come to events hosted by the NCF team. These times are about hospitality and blessing and provide an opportunity to find out more about the Christian faith. All are welcome to attend these events.

### What has been happening?

Since its inception, NCF has built up a network of Christian key workers who regularly use the facilities. These contacts tend to visit NCF at different times throughout the year for different purposes. A typical example would be a Church leader:

- who comes with a team of fellow leaders for a working weekend once or twice a year
- who brings their family in the summer for a holiday
- who spends a couple of nights in solitude at the farm on retreat.

During 2024, guests have included the following organisations:

- St Pauls Shadwell, London
- Grace E20 Church, London
- Canaan Project, London
- All Saints Church
- Cedars Church Ladies group
- Youth With a Mission
- InnerChange (London)
- Warwick Avenue Evangelical Church, Woodbridge
- The Good Shepherd Mission (London)
- Highway Vineyard Church
- Tower Hamlets Community Church (London)
- Ambassadors in Sport (London)
- East End Church (London)
- Novo UK (Various)
- Missionaries from Texas, USA
- And various other churches



From August 2023 a new weekly worship evening has started. This has developed into a new local worshipping community, with the focus of restoring worship on the land.

To formalise the arrangement the farmhouse and Bethel buildings are now rented via a tenancy agreement between Richard and Claire (as Landlords) and the NCF Charity (as Tenants).

#### Hosted (catered) events:

These events are led by the NCF Trustees and have historically included restoration weekends, men's weekends, and women's weekends. During 2024 there was a men's weekend in May, and a women's weekend in June and October. In August there was a community event and in December there was a Carol Service; both events were well attended.

#### Occupancy data

Occupancy data for 2024 was as follows:

- Farmhouse 37%
- Bethel 33%

#### Financial matters and how charitable funds are spent

Guests are not charged for staying at NCF but invited to donate to the charity according to their means. Most guests donate, and since inception, the charity has seen a steady growth in income in proportion to the increased use of NCF. Charitable funds are used to pay for:

- Cleaning the property after guests' use
- Paying rent to Richard and Claire Tinkler for the use of the property (as per the charity's governance document)
- Materials (printing booklets and posters, buying books) for hosted weekends or day events
- Food and catering service for hosted weekends
- Website costs (set up and maintenance)
- Zoom account costs
- Subsidising guests on low incomes



## New Chapel Farm, Registered Charity 1179251

Accounts for period 1Jan24 to 31Dec24

2024		January	February	March	April	May	June	July	August	September	October	November	December	
<b>Balance B/Fwd</b>		<b>4,161.45</b>	<b>3,047.62</b>	<b>2,539.59</b>	<b>9,162.72</b>	<b>10,261.06</b>	<b>13,219.26</b>	<b>13,207.45</b>	<b>13,109.87</b>	<b>14,443.24</b>	<b>13,825.02</b>	<b>13,211.41</b>	<b>12,653.26</b>	
<b>Income</b>														
Donations Received	101	1,090.00	700.00	1,363.00	1,004.00	1,500.00	834.00	2,330.00	1,451.00	1,100.00	500.00	1,226.00	500.00	13,598.00
W/E Fees Received	101	200.00	500.00	1,655.00	1,075.00	1,335.00	200.00	540.00	(70.00)	1,320.00	325.00			7,080.00
Stewardship and CAF	101	989.05	603.98	5,379.11	1,774.98	3,243.10	2,024.70	1,027.35	2,333.14	995.32	1,790.95	1,181.11	1,157.39	22,500.18
Interest	101						0.04			0.99			1.81	2.84
Refunds	110	(100.00)			(100.00)	(100.00)			(100.00)	(100.00)	(300.00)			(800.00)
<b>Total</b>		<b>6,340.50</b>	<b>4,851.60</b>	<b>10,936.70</b>	<b>12,916.70</b>	<b>16,239.16</b>	<b>16,278.00</b>	<b>17,104.80</b>	<b>16,724.01</b>	<b>17,759.55</b>	<b>16,140.97</b>	<b>15,618.52</b>	<b>14,312.46</b>	<b>42,381.02</b>
<b>Expenditure</b>														
Cleaning/Materials/Laundry Matters/inc. Wendy's Invoices	201	345.20	858.25	664.15	350.75	605.05	541.37	902.96	1,001.25	1,151.25	1,060.20	852.00	1,169.30	9,501.73
Rent	202	2,200.00	800.00	800.00	800.00	800.00	800.00	2,000.00	800.00	800.00	800.00	800.00	800.00	12,200.00
Venues	203						-				135.00	187.50	198.75	521.25
Events - Food	206					824.01	604.74	96.00			640.13		150.95	2,315.83
Events - Materials	207	41.57			131.80	(91.40)	102.18		92.29		89.80	91.59		457.83
Events - Expenses	208				1,200.00		900.00		23.00	900.00			29.00	3,052.00
Admin/Printing	301	20.90					35.49	12.15			3.75		2.80	75.09
Publicity	302													-
IT Costs	303	27.59	27.59	38.28	27.59	64.79	46.79	34.79	34.79	34.79	34.79	34.79	34.79	441.37
Insurance	303		327.08		31.58									358.66
Property Maintenance & Replenishments	304	537.62	210.35	220.00	113.92	770.00		857.98	142.70	990.91	137.18	941.68	522.50	5,444.84
Miscellaneous - Materials & Supplies	305	120.00	88.74	51.55		47.45	39.98	91.05	186.74	57.58	28.71	57.70	27.74	797.24
Capital Expenditure - Stove 2nd Payment														-
<b>Total</b>		<b>3,292.88</b>	<b>2,312.01</b>	<b>1,773.98</b>	<b>2,655.64</b>	<b>3,019.90</b>	<b>3,070.55</b>	<b>3,994.93</b>	<b>2,280.77</b>	<b>3,934.53</b>	<b>2,929.56</b>	<b>2,965.26</b>	<b>2,935.83</b>	<b>35,165.84</b>
<b>Ongoing Inc over Exp</b>		<b>3,047.62</b>	<b>2,539.59</b>	<b>9,162.72</b>	<b>10,261.06</b>	<b>13,219.26</b>	<b>13,207.45</b>	<b>13,109.87</b>	<b>14,443.24</b>	<b>13,825.02</b>	<b>13,211.41</b>	<b>12,653.26</b>	<b>11,376.63</b>	<b>11,376.63</b>

Assets as at 31Dec24:

Bank balance £11,376.63

No liabilities

**Report of the Trustees and  
Unaudited Financial Statements for the Year Ended 31st December 2024  
for  
New Chapel Farm**

Veritas Accountants & Advisory Limited  
The Lexicon  
Mount Street  
Manchester  
M2 5NT

**Contents of the Financial Statements  
for the Year Ended 31st December 2024**

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## **New Chapel Farm**

### **Report of the Trustees for the Year Ended 31st December 2024**

The trustees present their report with the financial statements of the charity for the year ended 31st December 2024. The trustees have adopted the provisions of Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102) (effective 1 January 2019).

#### **OBJECTIVES AND ACTIVITIES**

##### **Objectives and aims**

The New Chapel Farm (NCF) charity was formed in 2018 to support the work at New Chapel Farm, Halesworth, Suffolk.

The trustees of NCF steward New Chapel Farm as a place of restoration for Christian key workers in need of restoration. The beauty, peace, and comfort of New Chapel Farm creates an ideal setting for this to happen.

Since purchase, Richard and Claire have privately funded development of the property including converting the chicken shed into a new chapel space and two ensuite bedrooms, the installation of a borehole to provide water to the property, internal renovation of the farmhouse and conservatory, and landscaping of the outside space, including the planting of more than 50 trees. Richard has also supervised the renovation of the chapel ruins with a grant from Historic England. As the charity's income increases, it is becoming more self-sufficient and less dependent on Richard and Claire.

The property is offered on a self-catering basis and can accommodate up to 14 people in two buildings. There is additional space for camping if needed.

In November 2023 Richard and Claire moved into the new barn conversion (called Hafan) which is now their main residence. As Richard and Claire now live onsite this will enable the ministry to expand and develop.

##### **Significant activities**

The primary aim of NCF is to bless Christian key workers, along with Christians in positions of leadership, and teams involved in Gospel mission and ministry. NCF also supports restoration by providing a space for teams or groups to get away together and do work that aligns with the restorative purposes of the kingdom of God. The vision is that, through the Holy Spirit's empowering, NCF will be used to bring restoration locally, nationally, and globally.

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The vision of NCF also includes seeing those who do not know God restored into a right relationship with Him through the saving faith in His son Jesus Christ. To this end, there are different opportunities throughout the year for visitors to come to events hosted by the NCF team. These times are about hospitality and blessing and provide an opportunity to find out more about the Christian faith. All are welcome to attend these events.

## **New Chapel Farm**

### **Report of the Trustees for the Year Ended 31st December 2024**

#### **OBJECTIVES AND ACTIVITIES**

##### **Public benefit**

Since its inception, NCF has built up a network of Christian key workers who regularly use the facilities. These contacts tend to visit NCF at different times throughout the year for different purposes. A typical example would be a Church leader:

- who comes with a team of fellow leaders for a working weekend once or twice a year
- who brings their family in the summer for a holiday
- who spends a couple of nights in solitude at the farm on retreat.

During 2024, guests have included the following organisations:

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- Missionaries from Texas, USA
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From August 2023 a new weekly worship evening has started. This has developed into a new local worshipping community, with the focus of restoring worship on the land.

To formalise the arrangement the farmhouse and Bethel buildings are now rented via a tenancy agreement between Richard and Claire (as Landlords) and the NCF Charity (as Tenants).

Occupancy data for 2024 was as follows:

- Farmhouse 37%
- Bethel 33%

#### **ACHIEVEMENTS AND PERFORMANCE**

##### **Charitable activities**

Guests are not charged for staying at NCF but invited to donate to the charity according to their means. Most guests donate, and since inception, the charity has seen a steady growth in income in proportion to the increased use of NCF. Charitable funds are used to pay for:

- Cleaning the property after guests' use
- Paying rent to Richard and Claire Tinkler for the use of the property (as per the charity's governance document)
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- Website costs (set up and maintenance)
- Zoom account costs
- Subsidising guests on low incomes

#### **STRUCTURE, GOVERNANCE AND MANAGEMENT**

##### **Governing document**

The charity is controlled by its governing document, a deed of trust and constitutes an unincorporated charity.

#### **REFERENCE AND ADMINISTRATIVE DETAILS**

##### **Registered Charity number**

1179251

**New Chapel Farm**

**Report of the Trustees  
for the Year Ended 31st December 2024**

**Principal address**

New Chapel Farm  
Mells  
Halesworth  
Suffolk  
IP19 9DE

**Trustees**

J Foster (appointed 25.10.24)  
R Tinkler  
Mrs C Tinkler

**Independent Examiner**

Veritas Accountants & Advisory Limited  
The Lexicon  
Mount Street  
Manchester  
M2 5NT

Approved by order of the board of trustees on .....26th Sep 2025..... and signed on its behalf by:

*Richard Tinkler*

.....  
R Tinkler - Trustee

**Independent Examiner's Report to the Trustees of  
New Chapel Farm**

**Independent examiner's report to the trustees of New Chapel Farm**

I report to the charity trustees on my examination of the accounts of New Chapel Farm (the Trust) for the year ended 31st December 2024.

**Responsibilities and basis of report**

As the charity trustees of the Trust 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 the Trust's accounts carried out under Section 145 of the Act and in carrying out my examination I have followed all applicable 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 giving me cause to believe that in any material respect:

1. accounting records were not kept in respect of the Trust as required by Section 130 of the Act; or
2. the accounts do not accord with those records; or
3. the accounts do not comply with the 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 this report in order to enable a proper understanding of the accounts to be reached.

Emma Abbott-Rattray FCA

Veritas Accountants & Advisory Limited  
The Lexicon  
Mount Street  
Manchester  
M2 5NT

Date: .....25th Sep 2025.....

New Chapel Farm

Statement of Financial Activities  
for the Year Ended 31st December 2024

		31.12.24 Unrestricted fund £	31.12.23 Total funds £
<b>INCOME AND ENDOWMENTS FROM</b>	<b>Notes</b>		
Donations and legacies		42,379	9,012
Investment income	2	3	-
<b>Total</b>		<u>42,382</u>	<u>9,012</u>
<b>EXPENDITURE ON</b>			
Raising funds	3	35,166	10,031
<b>NET INCOME/(EXPENDITURE)</b>		7,216	(1,019)
<b>RECONCILIATION OF FUNDS</b>			
Total funds brought forward		4,161	5,180
<b>TOTAL FUNDS CARRIED FORWARD</b>		<u>11,377</u>	<u>4,161</u>

The notes form part of these financial statements

New Chapel Farm

Balance Sheet  
31st December 2024

	Notes	31.12.24 Unrestricted fund £	31.12.23 Total funds £
<b>CURRENT ASSETS</b>			
Cash at bank		11,377	4,161
<b>NET CURRENT ASSETS</b>		<u>11,377</u>	<u>4,161</u>
<b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>		11,377	4,161
<b>NET ASSETS</b>		<u>11,377</u>	<u>4,161</u>
<b>FUNDS</b>	6		
Unrestricted funds		<u>11,377</u>	<u>4,161</u>
<b>TOTAL FUNDS</b>		<u>11,377</u>	<u>4,161</u>

The financial statements were approved by the Board of Trustees and authorised for issue on .....**26th Sep 2025**.....  
and were signed on its behalf by:

*Richard Tinkler*

.....  
R Tinkler - Trustee

**Notes to the Financial Statements  
for the Year Ended 31st December 2024**

**1. ACCOUNTING POLICIES**

**Basis of preparing the financial statements**

The financial statements of the charity, which is a public benefit entity under FRS 102, have been prepared in accordance with the Charities SORP (FRS 102) 'Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102) (effective 1 January 2019)', Financial Reporting Standard 102 'The Financial Reporting Standard applicable in the UK and Republic of Ireland' and the Charities Act 2011. The financial statements have been prepared under the historical cost convention.

**Income**

All income is recognised in the Statement of Financial Activities once the charity has entitlement to the funds, it is probable that the income will be received and the amount can be measured reliably.

**Expenditure**

Liabilities are recognised as expenditure as soon as there is a legal or constructive obligation committing the charity to that expenditure, it is probable that a transfer of economic benefits will be required in settlement and the amount of the obligation can be measured reliably. Expenditure is accounted for on an accruals basis and has been classified under headings that aggregate all cost related to the category. Where costs cannot be directly attributed to particular headings they have been allocated to activities on a basis consistent with the use of resources.

**Taxation**

The charity is exempt from tax on its charitable activities.

**Fund accounting**

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

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

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

**2. INVESTMENT INCOME**

	<b>31.12.24</b>	<b>31.12.23</b>
	£	£
Interest receivable - trading	3	-
	<u>3</u>	<u>-</u>

**3. RAISING FUNDS**

**Investment management costs**

	<b>31.12.24</b>	<b>31.12.23</b>
	£	£
Property repairs	5,445	1,463
	<u>5,445</u>	<u>1,463</u>

**4. TRUSTEES' REMUNERATION AND BENEFITS**

There were no trustees' remuneration or other benefits for the year ended 31st December 2024 nor for the year ended 31st December 2023.

**Trustees' expenses**

There were no trustees' expenses paid for the year ended 31st December 2024 nor for the year ended 31st December 2023.

5. COMPARATIVES FOR THE STATEMENT OF FINANCIAL ACTIVITIES

	Unrestricted fund £
<b>INCOME AND ENDOWMENTS FROM</b>	
Donations and legacies	9,012
<b>EXPENDITURE ON</b>	
Raising funds	10,031
<b>NET INCOME/(EXPENDITURE)</b>	(1,019)
<b>RECONCILIATION OF FUNDS</b>	
Total funds brought forward	5,180
<b>TOTAL FUNDS CARRIED FORWARD</b>	<u>4,161</u>

6. MOVEMENT IN FUNDS

	At 1/1/24 £	Net movement in funds £	At 31/12/24 £
<b>Unrestricted funds</b>			
General fund	4,161	7,216	11,377
<b>TOTAL FUNDS</b>	<u>4,161</u>	<u>7,216</u>	<u>11,377</u>

Net movement in funds, included in the above are as follows:

	Incoming resources £	Resources expended £	Movement in funds £
<b>Unrestricted funds</b>			
General fund	42,382	(35,166)	7,216
<b>TOTAL FUNDS</b>	<u>42,382</u>	<u>(35,166)</u>	<u>7,216</u>

Comparatives for movement in funds

	At 1/1/23 £	Net movement in funds £	At 31/12/23 £
<b>Unrestricted funds</b>			
General fund	5,180	(1,019)	4,161
<b>TOTAL FUNDS</b>	<u>5,180</u>	<u>(1,019)</u>	<u>4,161</u>

Notes to the Financial Statements - continued  
for the Year Ended 31st December 2024

6. MOVEMENT IN FUNDS - continued

Comparative net movement in funds, included in the above are as follows:

	Incoming resources £	Resources expended £	Movement in funds £
<b>Unrestricted funds</b>			
General fund	9,012	(10,031)	(1,019)
	<u>9,012</u>	<u>(10,031)</u>	<u>(1,019)</u>
<b>TOTAL FUNDS</b>	<u>9,012</u>	<u>(10,031)</u>	<u>(1,019)</u>

A current year 12 months and prior year 12 months combined position is as follows:

	At 1/1/23 £	Net movement in funds £	At 31/12/24 £
<b>Unrestricted funds</b>			
General fund	5,180	6,197	11,377
	<u>5,180</u>	<u>6,197</u>	<u>11,377</u>
<b>TOTAL FUNDS</b>	<u>5,180</u>	<u>6,197</u>	<u>11,377</u>

A current year 12 months and prior year 12 months combined net movement in funds, included in the above are as follows:

	Incoming resources £	Resources expended £	Movement in funds £
<b>Unrestricted funds</b>			
General fund	51,394	(45,197)	6,197
	<u>51,394</u>	<u>(45,197)</u>	<u>6,197</u>
<b>TOTAL FUNDS</b>	<u>51,394</u>	<u>(45,197)</u>	<u>6,197</u>

7. RELATED PARTY DISCLOSURES

There were no related party transactions for the year ended 31st December 2024.

**New Chapel Farm****Detailed Statement of Financial Activities  
for the Year Ended 31st December 2024**

	<b>31.12.24</b>	<b>31.12.23</b>
	£	£
<b>INCOME AND ENDOWMENTS</b>		
<b>Donations and legacies</b>		
Stewardship & CAF	22,501	4,817
Donations	13,598	4,195
Weekend fees	6,280	-
	<u>42,379</u>	<u>9,012</u>
<b>Investment income</b>		
Interest receivable - trading	3	-
	<u>42,382</u>	<u>9,012</u>
<b>Total incoming resources</b>	<b>42,382</b>	<b>9,012</b>
<b>EXPENDITURE</b>		
<b>Raising donations and legacies</b>		
Rent	12,200	4,420
Insurance	359	317
Postage and stationery	75	16
Sundries	797	102
Cleaning/materials/laundry	9,502	3,232
Events - food	2,316	164
Events - materials	458	-
Events - expenses	3,052	-
Venue hire	521	-
	<u>29,280</u>	<u>8,251</u>
<b>Other trading activities</b>		
IT costs	441	317
<b>Investment management costs</b>		
Property repairs	5,445	1,463
Total resources expended	<u>35,166</u>	<u>10,031</u>
<b>Net income/(expenditure)</b>	<u><u>7,216</u></u>	<u><u>(1,019)</u></u>

This page does not form part of the statutory financial statements

**NEW CHAPEL FARM**

England & Wales - Charity number 1179251

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# Accounts

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## Annual Report: New Chapel Farm

Registered charity number: 1179251

January to December 2023

Registered office address: New Chapel Farm, Mells, Halesworth, Suffolk, IP19 9DE

Email: [info@newchapel farm.org.uk](mailto:info@newchapel farm.org.uk) Website: [www.newchapel farm.org.uk](http://www.newchapel farm.org.uk)

### Trustees

Richard Tinkler (Chair), Claire Tinkler, Jenny Bollans, Ryan Lynch, Esther Bissessar, Adrian Sagers (became the Chair on 23/10/23).

Meetings are held approx. quarterly.

### Introduction

The New Chapel Farm (NCF) charity was formed in 2018 to support the work at New Chapel Farm, Halesworth, Suffolk.

The trustees of NCF steward New Chapel Farm as a place of restoration for Christian key workers in need of restoration. The beauty, peace, and comfort of New Chapel Farm creates an ideal setting for this to happen.

Since purchase, Richard and Claire have privately funded development of the property including converting the chicken shed into a new chapel space and two ensuite bedrooms, the installation of a borehole to provide water to the property, internal renovation of the farmhouse and conservatory, and landscaping of the outside space, including the planting of more than 50 trees. Richard has also supervised the renovation of the chapel ruins with a grant from Historic England. As the charity's income increases, it is becoming more self-sufficient and less dependent on Richard and Claire.

The property is offered on a self-catering basis and can accommodate up to 14 people in two buildings. There is additional space for camping if needed.

In February 2023 Richard and Claire moved into the farmhouse on a temporary basis until the new barn conversion (called Hafan) was completed in November; Hafan is now their main residence. As Richard and Claire now live onsite this will enable the ministry to expand and develop.

### The Mission Statement of New Chapel Farm charity

The primary aim of NCF is to bless Christian key workers, along with Christians in positions of leadership, and teams involved in Gospel mission and ministry. NCF also supports restoration by providing a space for teams or groups to get away together and do work that aligns with the restorative purposes of the kingdom of God. The vision is that, through the Holy Spirit's empowering, NCF will be used to bring restoration locally, nationally, and globally.

Based on Isaiah 61: 1-6, the vision for NCF is to provide a place that enables:

- The good news of the gospel to reach the poor
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- The enslaved to be set free
- Those in darkness to find the light
- Those who mourn to be comforted



- Beauty to replace ashes
- Joy to replace mourning
- Praise to replace despair

We use the term Christian key worker to mean Christians employed by churches, charities, or other organisations in the UK or abroad. Our focus is on Christians working in areas of social deprivation where need is great and resources are few, usually in an urban context. Within this definition, we include anyone living by faith in a missionary context in the UK or abroad. We are also interested in engaging with individuals or groups doing restorative work (where the work aligns with part of the Isaiah 61 definition) but who may not be faith based in their approach.

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### What has been happening?

Since its inception, NCF has built up a network of Christian key workers who regularly use the facilities. These contacts tend to visit NCF at different times throughout the year for different purposes. A typical example would be a Church leader:

- who comes with a team of fellow leaders for a working weekend once or twice a year
- who brings their family in the summer for a holiday
- who spends a couple of nights in solitude at the farm on retreat.

During 2023, guests have included the following organisations:

- InnerChange (London)
- The Good Shepherd Mission (London)
- Christian Youth Ministries, Ipswich
- Baptist Union
- Tower Hamlets Community Church (London)
- Ambassadors in Sport (London)
- Highway Vineyard Church
- East End Church (London)
- St Peter's Church, Bethnal Green (London)
- Novo UK (Various)
- And various other churches

From August 2023 a new weekly worship evening has started. This has developed into a new expression of church, with the focus of restoring worship on the land.



To formalise the arrangement the farmhouse and Bethel buildings are now rented via a tenancy agreement between Richard and Claire (as Landlords) and the NCF Charity (as Tenants).

#### Hosted (catered) events:

These events are led by the NCF Trustees and have historically included restoration weekends, men's weekends, and women's weekends. During 2023 these were not hosted due to the building work and the transition of Richard and Claire.

#### Occupancy data

Occupancy data has been collected since January 2019. The buildings are owned by Richard and Claire and the farmhouse was used by them in 2023 from Feb-Nov as their main residence; guest occupancy was lower than normal due to this transitional time. Bethel was still used by guests, along with the farmhouse for some groups. Occupancy data will be gathered again from 2024 onwards.

#### Money matters and how charitable funds are spent

Guests are not charged for staying at NCF but invited to donate to the charity according to their means. Most guests donate, and since inception, the charity has seen a steady growth in income in proportion to the increased use of NCF. Charitable funds are used to pay for:

- Cleaning the property after guests' use
- Paying rent to Richard and Claire Tinkler for the use of the property (as per the charity's governance document).
- Materials (printing booklets and posters, buying books) for hosted weekends or day events.
- Food and catering service for hosted weekends
- Website costs (set up and maintenance)
- Zoom account costs.
- Subsidising guests on low incomes
- Improvement of facilities – in 2022 a Prayer Pod was created in the grounds to provide additional solitude.

The NCF summary accounts are presented below.



## New Chapel Farm, Registered Charity 1179251

Accounts for period 1Jan23 to 31Dec23

All income was unrestricted.

2023	Codes	January	February	March	April	May	June	July	August	September	October	November	December	Totals
Balance B/Fwd		5,179.74	3,682.25	3,492.49	3,824.64	4,217.99	4,374.08	4,701.90	3,435.65	3,722.44	4,259.74	3,959.89	4,155.61	
<b>Income</b>														
Donations Received	101	460.00	100.00	175.00	1,020.00	175.00	200.00	100.00	150.00	600.00	690.00	225.00	400.00	4,295.00
Stewardship	101	169.74	567.80	571.30	169.74	254.18	310.05	888.09	254.18	169.74	169.74	435.11	857.31	4,816.98
Refunds	110	(100.00)												(100.00)
<b>Total</b>		5,709.48	4,350.05	4,238.79	5,014.38	4,647.17	4,884.13	5,689.99	3,839.83	4,492.18	5,119.48	4,620.00	5,412.92	9,011.98
<b>Expenditure</b>														
Cleaning/Materials/Laundry	201	376.00	509.25	391.25	212.40	249.10	44.00	270.95	93.40	208.45	180.10	178.65	518.45	3,232.00
Management Fee/Rent	202	1,620.00			560.00			700.00			940.00	200.00	400.00	4,420.00
Venues	203													-
Events - Food	206						102.24					61.75		163.99
Events - Materials	207													-
Events - Expenses	208													-
Admin/Printing	301										15.50			15.50
Publicity	302													-
IT Costs	303	31.23	31.23	22.90	23.99	23.99	35.99	23.99	23.99	23.99	23.99	23.99	27.59	316.87
Insurance	303		317.08											317.08
Property Maintenance	304												203.50	203.50
Miscellaneous - Materials & Supplies	305												101.93	101.93
Capital Expenditure - Stove2								1,259.40						1,259.40
<b>Total</b>		2,027.23	857.56	414.15	796.39	273.09	182.23	2,254.34	117.39	232.44	1,159.59	464.39	1,251.47	10,030.27
<b>Ongoing Inc over Exp</b>		3,682.25	3,492.49	3,824.64	4,217.99	4,374.08	4,701.90	3,435.65	3,722.44	4,259.74	3,959.89	4,155.61	4,161.45	4,161.45

Assets as at 31Dec23:

Bank balance £4,161.45

No liabilities

**NEW CHAPEL FARM**

England & Wales - Charity number 1179251

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# Accounts

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## Annual Report: New Chapel Farm

Registered charity number: 1179251

January to December 2022

Registered office address: New Chapel Farm, Mells, Halesworth, Suffolk, IP19 9DE

Email: [info@newchapel farm.org.uk](mailto:info@newchapel farm.org.uk) Website: [www.newchapel farm.org.uk](http://www.newchapel farm.org.uk)

### Trustees

Richard Tinkler (Chair), Claire Tinkler, Jenny Bollans, Ryan Lynch, Esther Bissessar, Adrian Sagers.

Meetings are held approx. quarterly.

### Introduction

The New Chapel Farm (NCF) charity was formed in 2018 to support the work at New Chapel Farm, Halesworth, Suffolk.

The trustees of NCF steward New Chapel Farm as a place of restoration for Christian key workers in need of restoration. The beauty, peace, and comfort of New Chapel Farm creates an ideal setting for this to happen.

Since purchase, Richard and Claire have privately funded development of the property including converting the chicken shed into a new chapel space and two ensuite bedrooms, the installation of a borehole to provide water to the property, internal renovation of the farmhouse and conservatory, and landscaping of the outside space, including the planting of more than 50 trees. Richard has also supervised the renovation of the chapel ruins with a grant from Historic England.

The property is offered on a self-catering basis and can accommodate up to 14 people in two buildings. There is additional space for camping if needed.

### The Mission Statement of New Chapel Farm charity

The primary aim of NCF is to bless Christian key workers, along with Christians in positions of leadership, and teams involved in Gospel mission and ministry. NCF also supports restoration by providing a space for teams or groups to get away together and do work that aligns with the restorative purposes of the kingdom of God. The vision is that, through the Holy Spirit's empowering, NCF will be used to bring restoration locally, nationally, and globally.

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- Beauty to replace ashes
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### What has been happening?

Since its inception, NCF has built up a network of Christian key workers who regularly use the facilities. These contacts tend to visit NCF at different times throughout the year for different purposes. A typical example would be a Church leader:

- who comes with a team of fellow leaders for a working weekend once or twice a year
- who brings their family in the summer for a holiday
- who spends a couple of nights in solitude at the farm on retreat.

During 2022, guests have included the following organisations:

- InnerChange (London)
- The Good Shepherd Mission (London)
- Tower Hamlets Community Church (London)
- Ambassadors in Sport (London)
- East End Church (London)
- St Peter's Church, Bethnal Green (London)
- Novo UK (Various)
- And various other churches

### Hosted (catered) events:

These events are led by the NCF Trustees and have included a restoration weekend (Feb), a men's weekend (May), and women's weekends (Oct and Nov).

### Occupancy data

Occupancy data has been collected since January 2019. The property is owned by Richard and Claire and was used by them in 2022 for approximately 22% of the year; guest occupancy was 46%, and the property was empty 32% of the time.

## Money matters and how charitable funds are spent

Guests are not charged for staying at NCF but invited to donate to the charity according to their means. Most guests donate, and since inception, the charity has seen a steady growth in income in proportion to the increased use of NCF. Charitable funds are used to pay for:

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- Food and catering service for hosted weekends
- Website costs (set up and maintenance)
- Zoom account costs.
- Subsidising guests on low incomes
- Improvement of facilities – in 2022 a Prayer Pod was created in the grounds to provide additional solitude.

The NCF summary accounts are presented below.



### New Chapel Farm, Registered Charity 1179251

Accounts for period 1Jan22 to 31Dec22

#### Unrestricted funds

101 - Donations received £17,422.06

**Total £17,422.06**

#### Expenditure

110 - Refunds -£750.00

201 - Cleaning costs -£5,455.25

202 - Rent -£5,980.00

203 - Venue hire -£1,753.00

206 - Activities - food -£1,773.04

207 - Activities - materials -£96.40

208 - Activities - expenses -£14.95

301 - Admin -£22.00

302 - Publicity £0.00

303 - IT costs -£421.31

304 - Insurance -£313.79

305 - Miscellaneous materials -£159.88

Capital Expenditure - Prayer Pod -£8,971.37

**Total -£25,710.99**

**Surplus / deficit -£8,288.93**

Assets as at 31Dec22:

Bank balance £5,179.74

No liabilities

**NEW CHAPEL FARM**

England & Wales - Charity number 1179251

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# Accounts

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## Annual Report: New Chapel Farm

Registered charity number: 1179251

January to December 2021

Registered office address: 2 Stanfield Road, London, E3 5QH

Email: [info@newchapel farm.org.uk](mailto:info@newchapel farm.org.uk) Website: [www.newchapel farm.org.uk](http://www.newchapel farm.org.uk)

### Trustees

Richard Tinkler (Chair), Claire Tinkler, Jenny Bollans, Ryan Lynch, Esther Bissessar, Adrian Sagers.

Meetings are held approx. quarterly.

### Introduction

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The property is offered on a self-catering basis and can accommodate up to 14 people in two buildings. There is additional space for camping if needed.

### The Mission Statement of New Chapel Farm charity

The primary aim of NCF is to bless Christian key workers, along with Christians in positions of leadership, and teams involved in Gospel mission and ministry. NCF also supports restoration by providing a space for teams or groups to get away together and do work that aligns with the restorative purposes of the kingdom of God. The vision is that, through the Holy Spirit's empowering, NCF will be used to bring restoration locally, nationally, and globally.

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### What has been happening?

Since its inception, NCF has built up a network of Christian key workers who regularly use the facilities. These contacts tend to visit NCF at different times throughout the year for different purposes. A typical example would be a Church leader who comes with a team of fellow leaders for a working weekend once or twice a year, brings their family in the summer for a holiday, and spends a couple of nights in solitude at the farm another time on retreat.

During 2021, guests have included the following organisations:

- InnerChange (London)
- Ambassadors in Sport (London)
- The Good Shepherd Mission (London)
- Tower Hamlets Community Church (London)
- East End Church (London)
- Youth With a Mission (Various)
- St Peter's Church, Bethnal Green (London)
- Novo UK (Various)
- United Reform Church (Halesworth)
- Authentic Team (Various)



### Hosted (catered) events:

These events are led by the NCF Trustees and have included restoration weekends (Feb and Oct). The number of events was lower than usual due to pandemic restrictions and social distancing.

### Occupancy data

Occupancy data has been collected since January 2019. Occupancy in 2021 was restricted due to government lockdowns. The property is owned by Richard and Claire and was used by them in 2021 for approximately 12% of the year outside of lockdown periods; guest occupancy was 76%, and the property was empty 12% of the time.

### Money matters and how charitable funds are spent

Guests are not charged for staying at NCF but invited to donate to the charity according to their means. Most guests donate, and since inception, the charity has seen a steady growth in income in proportion to the increased use of NCF. Charitable funds are used to pay for:

- Cleaning the property after guests' use
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- Food and catering service for hosted weekends
- Website costs (set up and maintenance)
- Zoom account
- Subsidising guests on low income

The NCF summary accounts are presented below.



## New Chapel Farm, Registered Charity 1179251

Accounts for period 1Jan21 to 31Dec21

### Unrestricted funds

101 - Donations received      £13,619.78

**Total**                                      **£13,619.78**

### Expenditure

110 - Refunds                              -£300.00

201 - Cleaning costs                      -£3,160.25

202 - Rent                                      -£4,040.00

203 - Venue hire                              -£257.60

206 - Activities - food                      -£151.48

207 - Activities - materials              -£124.08

208 - Activities - expenses              £0.00

301 - Admin                                      £0.00

302 - Publicity                                      £0.00

303 - IT costs                                      -£274.88

304 - Insurance                                      -£299.26

**Total**                                      **-£8,607.55**

**Surplus / deficit**                              **£5,012.23**

Assets as at 31Dec21:

Bank balance                              £13,468.67

No liabilities

**NEW CHAPEL FARM**

England & Wales - Charity number 1179251

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# Accounts

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## Annual Report: New Chapel Farm

Registered charity number: 1179251

January to December 2020

Registered office address: 2 Stanfield Road, London, E3 5QH

Email: [info@newchapel farm.org.uk](mailto:info@newchapel farm.org.uk) Website: [www.newchapel farm.org.uk](http://www.newchapel farm.org.uk)

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During 2020, guests have included the following organisations:

- NHS Christian key workers
- InnerChange (London and Global Leaders)
- Ambassadors in Sport (London)
- The Good Shepherd Mission (London)
- Tower Hamlets Community Church (London)
- East End Church (London)

#### Hosted (catered) events:

These events are led by the NCF Trustees and have included a restoration weekend in Feb.

The number of events was lower than usual due to pandemic restrictions and social distancing.

### Occupancy data

Occupancy data has been collected since January 2019. Occupancy in 2020 was restricted due to government lockdowns. The property is owned by Richard and Claire and was used by them in 2020 for approximately 25% of the year outside of lockdown periods; guest occupancy was 43%, and the property was empty 22% of the time.

### Money matters and how charitable funds are spent

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- Cleaning the property after guests' use
- Paying rent to Richard and Claire Tinkler for the use of the property (as per the charity's governance document).
- Materials (printing booklets and posters, buying books) for hosted weekends or day events
- Food and catering service for hosted weekends
- Website costs (set up and maintenance)
- Zoom account
- Subsidising guests on low income

The NCF summary accounts are presented below.



## New Chapel Farm, Registered Charity 1179251

Accounts for period 1Jan20 to 31Dec20

### Unrestricted funds

101 - Donations received    £10,707.83

**Total**                            **£10,707.83**

### Expenditure

110 - Refunds                    -£920.00

201 - Cleaning costs           -£1,154.50

202 - Rent                        -£2,910.00

203 - Venue hire                £0.00

206 - Activities - food         -£498.09

207 - Activities - materials   -£631.86

208 - Activities - expenses   -£220.89

301 - Admin                      -£39.95

302 - Publicity                 -£38.89

303 - IT costs                    -£770.92

304 - Insurance                 -£271.20

**Total**                            **-£6,536.30**

**Surplus / deficit**              **£4,171.53**

Assets as at 31Dec20:

Bank balance                    £9,376.44

No liabilities