



St Augustine's Church

Grove Park, Lee

Registered Charity No. 1191496

**Annual Report and Financial Statements of the
Parochial Church Council**

For the year ended 31 December 2024

Vicar:

Revd Gavin Berriman
336 Baring Road, Grove Park
London SE12 0DX

Churchwardens: Alison Burt and Bruce Nyazika

Treasurer: Bernard Hawes

Bank:

HSBC Bromley

Independent Examiner: Neil Haggart

Administrative Information

St Augustine's Church is situated in Baring Road, Grove Park and is formally known as St Augustine's Church, Lee. It is part of the Diocese of Southwark within the Church of England. The correspondence address is 336 Baring Road, London SE12 0DX. It is registered with the Charity Commission, Charity Number 1191496.

Structure, Governance and Management

The Parochial Church Council (PCC) is a corporate body established by the Church of England. The PCC operates under the Parochial Church Councils (Powers) Measure 1956.

PCC members, who are the Charity Trustees, are appointed in accordance with the Church Representation Rules. At St Augustine's the membership of the PCC consists of the Vicar, Churchwardens and members elected by those members of the congregation who are on the electoral roll of the church. Two additional members were co-opted as PCC Secretary and Treasurer. All eligible members of the congregation are encouraged to register on the electoral roll, membership of which currently stands at 87.

PCC members are responsible for making decisions on all matters of general concern and importance to the parish, including deciding on how funds are to be spent. The full PCC met six times during the year. The Standing Committee has the power to transact the business of the PCC between its meetings, subject to any directions given by the Council.

The PCC has complied with the Diocese of Southwark Safe Church Manual, containing the policies, procedures and guidelines for safeguarding children, young people and adults. Contact details for any safeguarding issues can be found on the church website.

Aims and Purposes

St Augustine's is an Anglican parish church within the Diocese of Southwark, the main purpose of which is to serve the community as a place of worship and prayer, as a place of friendship and support and as a place to celebrate special occasions.

Objectives and Activities

The PCC has the responsibility of co-operating with the Vicar in promoting in the parish the whole mission of the church, pastoral, social, evangelistic and ecumenical. It achieves this objective by provision of regular public worship open to all; by provision of sacred space for personal prayer and contemplation; through pastoral work and the teaching of Christianity; through links with the local schools and community and through support of other charities in the UK and overseas. The PCC is responsible for the maintenance of the church halls, which are used by several community groups as well as youth uniformed organisations.

Achievements and Performance

In our worship we try to keep a balance between the modern and the traditional and our Sunday Family Eucharists are designed to meet the needs of all ages in worship. Music, mainly traditional, forms an important part of our worship. We are fortunate to have a fine organ, and we have a robed

choir for Sunday worship. Children of all ages are welcome and are an integral part of our congregation, participating in the Sunday service by serving, reading and leading the prayers.

Maintaining the church and premises is an ongoing challenge. Statutory maintenance has continued, and completion of the major works identified in the recent quinquennial report is planned. Regular hall bookings from a taekwondo club, a Mencap club, children's parties, and an exercise class support the ever-increasing running costs.

We continued to support our local foodbanks with weekly donations of dried food and cash donations during the year.

We were able to follow Fr Gavin's Lent Course at home and through the online blog. We also held our usual Quiet Day at Aylesford Priory in November and children's workshops at Easter and Christmas took place. Other events included a Harvest celebration, Christingle, and Carol Service. Also, there were several baptisms during the year.

Fr Gavin continued to maintain links with the local primary schools and care home.

Several social and fundraising events were held during the year, the major one being our Christmas Market which was a great success both financially and for the community.

Financial Review and Reserves Policy

Financial Review

Summary

In 2024 St Augustine's continued to be secure financially. Stewardship held up despite concerns relating to inflation on personal finances, hall income continued to cover the weekly running costs and the rents from the church properties not only covered any maintenance costs but provided a buffer for future projects. A quinquennial report during the year highlighted some urgent masonry work to be undertaken in 2025 and other maintenance work to be completed during the next 2 to 3 years, the cost of which can be fully met out of current funds.

Church:

The regular giving through stewardship totalled £39,677, an increase of £1,476 over that of 2023, giving rise to a provisional Gift Aid claim of £7,571. This claim is slightly lower than the provision of last year, £9,911, following adjustments for earlier claims which were received in early 2025. Plate collections of £1,514 were higher than 2023 by £634, despite collection plates not being used during the Sunday services. A legacy of £10,000 was received from the estate of a former parishioner during the year which was placed on deposit until a suitable project can be agreed in their memory. A donation of £4,000 was received towards the cost of replacing Church external notice boards which is planned for 2025. Fund Raising arising mainly from the Christmas Fair amounted to £3,098. The rent for the property in Marvels Lane yielded £17,716 and the Church Flat £12,000.

St Augustine's pledge of £43,500, (2023 £42,000) to the Diocese was fully paid at the year end and is based on the total income of the Church, Hall and Residential properties. Clergy expenses rose by £452, Insurance premium by £1,004 and electricity usage by £500. The church also incurred a Quinquennial fee of £1,560. The church gutters were cleared of leaves and other debris, £925, a decayed tree was removed at the front of the church, and the Lime trees were pruned at a cost of £3,702, a new window was installed in the youth hall £1,264,(the Scouts contributing £632) and the fire extinguishers were serviced £730.

On 31st December the Church had a current account balance of £3,059, a bank deposit balance of £28,547 and a deposit with the Central Board of Finance of £33,153. A sinking fund within the Central Board of Finance deposit of £10,000 is allocated towards future maintenance costs relating to the church properties.

Whilst the renovation of the Organ was completed in 2023 a deposit fund is still maintained towards future repairs and amounted to £5,929 at the year end.

Hall

The hall continued to be used regularly by various organisations and for children parties. Letting income totalled £26,626 during the year of which Taekwondo contributed £14,247, Children's Parties £4382, Gateway £2995, NHS Blood Service £1387, Government and Council Elections £1,485, Keep Fit £875 and other lettings £1,254

During the year, new central heating boilers were installed at a cost of £17,218, the gutters cleared, and a roof leak repaired, £2,475, plumbing and repairs to the ladies and gents' toilets £1,470, servicing of the fire alarm £342 and other sundry repairs/provisions £ 1,845. Electricity usage was £4,805 up from £3,499 and gas usage was £2,551, down on 2023 ,£3,046, due to more efficient boilers and temperature controls. The hall was cleaned on a weekly cycle at a cost of £4,680 and refuse collected weekly at a cost of £1,715.

The balance on the Hall bank account at year end was £9,543 and on deposit at the Central Board of Finance £6,817

Our long-standing financial objective is that giving through stewardship, weekly envelopes and plate collections should meet the normal running costs of the church. For 2024 the shortfall was £10,561. We have not met this objective now for several years leading to the reliance on the rents from the Church Flat and Marvels Lane to meet the shortfall. It may be appropriate in 2025 to consider a Stewardship campaign to increase our planned giving and reintroduce the collection plate at services.

Restricted Funds

Our restricted funds are funds set aside to meet specific projects and fund-raising initiatives that the PCC has agreed to.

The Organ Fund was started to meet the cost of a significant refurbishment of the church organ. Although the refurbishment has been completed a small balance on this fund remains to meet future servicing and maintenance costs.

Reserves Policy

Our policy regarding general funds is to maintain a balance sufficient to cover 4 months of day to day running costs which equates to approximately £20,000, together with sufficient funds to cover known impending costs relating to necessary repairs to our church buildings.

Independent Examiners report to the PCC of St Augustine's Grove Park

I report on the accounts for the year ended 31st December 2024 which are set out on the pages below.

Respective responsibilities of the Trustees and Independent Examiner

As trustees of the charity, the members of the PCC are responsible for the preparation of the accounts. They consider that an audit is not required for this year under section 144(2) of the Charities Act 2011 (the 2011 Act) and that an independent examination is needed.

It is my responsibility to

- examine the accounts under section 145 of the 2011 Act;
- follow the procedures laid down in the General Directions given by the Charity Commissioners section 145(5)(b) of the 2011 Act; and
- state whether particular matters have come to my attention.

Basis of Independent Examiner's Statement

My examination was carried out in accordance with the General Directions given by the Charity Commission.

An examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts and seeking explanations from the PCC concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in a full audit, and consequently I do not express an audit opinion on the accounts.

Independent Examiner's Statement

In connection with my examination, no matters have come to my attention

1. which give me reasonable cause to believe that in any material respect the requirements

- to keep accounting records in accordance with s.130 of the 2011 Act; or
- to prepare accounts which accord with these accounting records have not been met; 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.

2. to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached. Signed *N Haggart*

Name N Haggart

Professional Qualification FCA

Address 114, Copse Avenue

West Wickham BR4.9NP

Date 1/10/2025

Parochial Church Council of St Augustine's Grove Park

Balance Sheet as at 31st December 2024

	Note	2024 £	2023 £
Fixed Assets			
Tangible Fixed Assets	5a	450,000	450,000
Investment Assets	5b	0	0
		450,000	450,000
Current Assets			
Debtors	7	42,778	38,488
Short term deposits			
Bank		28,547	43,363
Central Board of Finance			
Main Deposit		33,153	17,238
Organ Fund		5,929	5,631
Hall		6,817	6,474
Cash at bank and in hand			
Church		3,059	1,476
Hall		9,543	6,299
200 Club		0	49
		129,827	119,018
Liabilities			
Long Term	8	0	0
Amounts Falling Due Within One Year	9	3,136	8,353
Net Current Assets		126,691	110,665
Net Assets	6	£576,691	£560,665
Funds			
Unrestricted		121,142	108,485
Restricted		5,549	2,180
Property Fund		450,000	450,000
		£576,691	£560,665

Parochial Church Council of St Augustine's Grove Park
Statement of Financial Activities For the year ending 31st December 2024

		Unrestricted	Restricted	Total	Total
	Note	Funds	Funds	2024	2023
		£	£	£	£
Incoming Resources					
From Donors	2a	50,190	125	50,315	51,356
Other voluntary	2b	14,000	2,950	16,950	7,175
Operating Activities					
To further work of the church	2c	56,542	0	56,542	48,070
To generate funds	2d	3,098	0	3,098	3,192
Income from Investments	2e	1,947	294	2,241	2,394
Total Incoming Resources		£125,777	£3,369	£129,146	£112,187
Resources Expended					
To generate funds	3d	0	0	0	0
Grants	3a	2,200	0	2,200	2,000
To further work of church	3b	110,389	0	110,389	126,494
Church management and admin.	3c	531	0	531	304
Total Resources Expended		£113,120	£0	£113,120	£128,798
Net Incoming (Outgoing) Resources		£12,657	£3,369	£16,026	£(16,611)
Gains / (Losses) on Investments	5b	0	0	0	0
Net Movement in Funds		£12,657	£3,369	£16,026	£(16,611)
Balances Brought Forward 1 st January 2024		108,485	2,180	110,665	127,276
Balance Carried Forward 31st December 2024		£121,142	£5,549	£126,691	£110,665

Parochial Church Council of St Augustine's Grove Park
Notes to the Financial Statements For the year ending 31st December 2024

		Unrestricted	Restricted	Total	Total
	Note	Funds	Funds	2024	2023
		£	£	£	£
Incoming Resources					
Incoming Resources from Donors	2a				
Planned Giving.					
Gift Aid Donations		37,548		37,548	36,284
Income Tax Recoverable		7,571	125	7,696	9,911
Other Planned Giving		2,129		2,129	1,917
Collections at services		1,514		1,514	880
Sundry Donations		1,428		1,428	2,364
		£50,190	£125	£ 50,315	£51,356
Other Voluntary Incoming Resources					
2b					
Grants				0	0
Donations, Appeals etc		4,000	2,950	6,950	7,175
Legacies		10,000		10,000	0
		£14,000	£ 2,950	£16,950	£7,175
Income from Operating Activities					
To further the work of the church	2c				
Church hall lettings		26,626		26,626	21,315
Marvels Lane rent		17,716		17,716	14,756
Flat rent		12,000		12,000	12,000
Fees		200		200	0
		£56,542	£ 0	£56,542	£48,071
Income from Operating Activities					
To generate funds	2d				
200 Club				0	19
Fetes ,other fund raising activities		3,098		3,098	3,173
		£3,098	£ 0	£3,098	£3,192
Income from Investments					
2e					
Deposit Interest					
Bank		549		549	464
Central Board of Finance		1,397	294	1691	1,548
Inland Revenue		0		0	382
		£1,947	£ 294	£ 2,240	£2,394
Total Incoming Resources		£125,776	£3,369	£129,145	£112,188

		Unrestricted	Restricted	Total	Total
	Note	Funds	Funds	2024	2023
Resources Expended	3				
Grants	3a				
Home missions		2,200		2,200	2,000
		£2,200		£2,200	£2,000
Activities directly relating to the work of the church					
Ministry	3b				
Parish Pledge		43,500		43,500	42,000
Clergy expenses		3,200		3,200	2,748
Music expenses					
Organ repairs				0	49,266
Organist Fees		915		915	939
Licenses		577		577	441
Church running costs.					
Insurance		9,605		9,605	8,601
Heating, Lighting, Water		1,516		1,516	1,009
Wine, Wafers Candles		522		522	191
Quinquennial Fee		1,560		1,560	0
Flower Fund		600		600	550
Sundry Expenses		130		130	57
Stewardship Envelopes		39		39	35
Church Maintenance		6,391		6,391	2,580
Marvel's Lane Costs					
Repairs		1,839		1,839	486
Insurance		716		716	707
Licence		160		160	0
Church Flat					
Repairs		252		252	755
Licence		160		160	

Church Running Costs				
Water, Gas and Electricity	7,819		7,819	6,693
Cleaning	4,680		4,680	4,351
Refuse Collection	1,716		1,716	1,799
Equipment	17,218		17,218	0
Pest Control	456		456	456
Repairs	6,132		6,132	2,570
Music Licence	526		526	147
General supplies	160		160	113
	£110,389	£0	£110,389	126,494

Church Management & Administration 3c

Administration				
Stationery	295		295	35
Bank Charges	236		236	269
	£531	£ 0	£531	£304

Total Resources Expended	£113,120	£ 0	£113,120	£128,798
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Staff Costs 4

The PCC did not employ anyone during the year.

Fixed Assets for use by the PCC 5

Tangible Fixed Assets 5a				
Marvels Lane Residential Property	£450,000		£450,000	£450,000
Investments Fixed Assets 5b				

The PCC held no Investments Assets during the year.

Analysis of Net Assets by Fund 6

Fixed Assets for Church use	450,000		450,000	450,000
Current Assets	123,702	6,124	129,826	119,017
Due to/(from) Funds	578	(578)	0	0
Current Liabilities	(3,137)	0	(3,137)	8,352
Fund Balance	£571,144	£5,546	£576,690	560,665

		Unrestricted	Restricted	Total	Total
	Note	Funds	Funds	2024	2023
Debtors	7				
Income Tax Recoverable		38,958	125	39,083	31,387
Prepaid Insurance		816		816	800
Other Debtors					
Church Sundry Debtors		1,040		1,040	286
Hall Rents		100		100	1,126
Hall Utility Costs		16		16	192
Deposit Interest		457	70	527	394
Deposit Hall Boilers				0	4,305
Flat Gas Consumption		1,196		1,196	0
		42,582	195	42,778	38,489

Long Term Liabilities **8**
The PPC had no Long-Term Liabilities

Liabilities Amounts Falling due within one year **9**
Creditors for Goods and Services

Party Deposits	210		210	120
Organ Repairs			0	6,073
Church Heating & Lighting	324		324	411
Hall Utility Costs	803		803	1,128
Hall Pest Control	114		114	0
Hall Maintenance			0	30
Flat Repairs			0	575
Sundry Creditors	1,685		1,685	15
	3,136	0	3,136	8,353

Fund Details **10**
The Restricted Funds comprise of the Organ Fund and the 200 Club.

	2024	2023
	£	£
Balances at the 31 st of December were:		
Organ Fund	5,549	2,131
200 Club	0	49
	£ 5,549	£ 2,180

1 Accounting Policies

The financial statements have been prepared in accordance with the Church Accounting Regulations 2006 together with applicable accounting standards and the Charities SORP.

The financial statements have been prepared under the historical cost convention except for the valuation of investment assets, which are shown as market value.

Funds

General funds represent the funds of the PCC that are not subject to any restriction regarding their use and are available for application on the general purposes of the PCC. Funds designated for a particular purpose by the PCC are restricted until that purpose is fulfilled and then may become unrestricted.

The accounts include transactions, assets and liabilities for which the PCC is responsible in law. They do not include the accounts of church groups that owe their main affiliation to another body or those that are informal gatherings of church members.

Incoming resources

Voluntary income and capital sources

Collections are recognized when received by or on behalf of the PCC.

Planned giving receivable under Gift Aid is recognized only when received.

Income tax recoverable on Gift Aid donations is recognized when the income is recognized.

Grants and legacies to the PCC are accounted for as soon as the PCC is notified of its legal entitlement, the amount due is quantifiable and its ultimate receipt by the PCC is reasonably certain.

Funds raised by fetes, garden parties and other similar events are accounted for gross.

Sales of books and magazines are accounted for gross.

Other income

Rental income from the letting of church premises is recognized when the rental is due.

Income from investments

Interest entitlements are accounted for as they accrue. Tax recoverable on such income is recognized in the same accounting year.

Resources used.

Grants

Grants and donations are accounted for when paid over, or when awarded, if that award creates a binding obligation on the PCC.

Activities directly relating to the work of the church.

The diocesan parish pledge is accounted for when paid. Any parish pledge unpaid at 31st December is provided for in these accounts as an operating (though not a legal) liability and is shown as a creditor in the Balance Sheet.

Consecrated property and moveable church furnishings

Consecrated and beneficed property of any kind is excluded from the accounts by s 10(2) of the Charities Act 2011.

Moveable church furnishings held by the Vicar and Churchwardens on special trust for the PCC, and which require a faculty for disposal, are accounted as inalienable property unless consecrated. They are listed in the church's inventory, which can be inspected (at any reasonable time). For alienable property acquired to 2000 there is insufficient cost information available and therefore such assets are not valued in the accounts. Items acquired since 1st January 2000 have been capitalized and depreciated in the accounts over their current anticipated useful economic life (initially over 5 years) on a straight-line basis.

All expenditure incurred in the year on consecrated or beneficed buildings, individual items under £ 2,500 or on the repair of moveable church furnishings acquired before 1st January 2000 is written off.

Other fixtures, fittings, and office equipment.

Equipment used within the church premises is depreciated on a straight-line basis over 5 years.

Individual items of equipment with a purchase price of £2,500 or less are written off when the asset is acquired.

Current assets

Amounts owing to the PCC at 31st December in respect of fees, rents or other income are shown as debtors less provision for amounts that may prove to be uncollectible.

Short-term deposits include cash held on deposit either with the CBF Church of England Funds (CBFCE) or at the Bank.

Risk Management

The PCC has budgetary disciplines in place to reduce financial risk and endeavours to identify other risk which may prejudice the work of the church. Insurance policies are maintained with the Ecclesiastical Insurance Office to cover insurable risk and their advice is followed to reduce risks.

Approved by the Parochial Church Council on27/4/2025.....