

# THE HEART OF HEADCORN

England & Wales · Charity number 1198117

## Details

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**Status** Registered

**Legal form** CIO

**Registered** 2022-03-02

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

## Contact

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**Address** 23 Brooklands  
Headcorn  
Nr Ashford  
Kent  
Tn27 9qs  
TN27 9QS

**Phone** 01622890270

**Email** [heartofheadcorn@gmail.com](mailto:heartofheadcorn@gmail.com)

## Activities

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**Objects:** 1. TO PROMOTE THE BENEFIT OF THE INHABITANTS OF HEADCORN AND THE NEIGHBOURHOOD, WITHOUT DISTINCTION OF SEX, SEXUAL ORIENTATION, AGE, DISABILITY, RACE, NATIONALITY, ETHNIC ORIGIN, MARRIAGE/CIVIL PARTNERSHIP OR OF POLITICAL, RELIGIOUS OR OTHER OPINIONS, BY ASSOCIATING TOGETHER WITH THE SAID INHABITANTS AND THE LOCAL AUTHORITIES, VOLUNTARY AND OTHER ORGANISATIONS IN A COMMON EFFORT TO ADVANCE EDUCATION AND TO PROVIDE FACILITIES IN THE INTERESTS OF THE SOCIAL WELFARE FOR RECREATION AND LEISURE-TIME OCCUPATION WITH THE OBJECT OF IMPROVING THE CONDITIONS OF LIFE FOR THE SAID INHABITANTS;2. TO ESTABLISH, OR SECURE THE ESTABLISHMENT OF A NEIGHBOURHOOD CENTRE, TO BE KNOWN AS 'THE HEART OF HEADCORN' AND TO MAINTAIN AND MANAGE THE SAME (WHETHER ALONE OR IN CO-OPERATION WITH ANY LOCAL AUTHORITY OR OTHER PERSON OR BODY) IN FURTHERANCE OF THESE OBJECTS.

**Activities:** The Heart of Headcorn is based at a community centre, The Heart of Headcorn Cultural and Community Hub, providing a venue for activities for all sections of our local community. Activities include Singing for Health, Chess Club, Widows Club, Music Clubs, Meditation, Headcorn Social Club, Laughing Yoga, Astronomy Club, Empower Fitness Class, a Community Choir, a Chatty Cafe and a Community Pantry.

## Classification

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- **How:** Provides Buildings/facilities/open Space, Provides Advocacy/advice/information
- **What:** Recreation
- **Who:** The General Public/mankind

## Geography

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- Kent

## Finances

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Period end	Income	Expenditure	Assets	Employees
2025-03-31	£27,668	£20,089	-	-
2024-03-31	£19,522	£24,791	-	-
2023-03-31	£270,687	£2,313	-	-

## Trustees

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Name	Role	Appointed
<b>Tim Thomas</b>	Chair	2022-01-19
Andrew Edmonds		2022-01-19
Jonathan Wilson		2025-02-14
Michael Rice		2022-01-19

**THE HEART OF HEADCORN**

England & Wales - Charity number 1198117

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# Accounts

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## TRUSTEES ANNUAL REPORT

The Heart of Headcorn is a Charitable Incorporated Organisation (CIO) whose activities are based at the Heart of Headcorn Cultural and Community Hub, The Old Methodist Church, 2 High Street, Headcorn, Kent TN27 9NE, with a registered office at 23 Brooklands, Headcorn, Kent TN27 9QS.

### THE TRUSTEES

Our Trustees for the 2024-2025 tax year were Tim Thomas (Chairman); Andrew Edmonds (Secretary), Jonathan Wilson (Treasurer) and Michael Rice. The Heart of Headcorn appoints its Trustees through votes at the AGM. The Trustees have no beneficial interest in the Charity.

### ACTIVITIES FOR THE PUBLIC BENEFIT

In the last year, the Heart of Headcorn CIO has continued to provide a community space for the public benefit, hosting a diverse range of groups, including Singing for Health, Meditation, Keep Fit classes for people of different mobility types (six days a week), music practice groups (ranging from pop bands to the Young Organists); Chess Club; the Headcorn Social Club; the Mulberry Zingers choir; the Merry Widows Group; the Laughing Workshop; the French Cafe and various community educational activities, as well as a Chatty Cafe and Community Pantry, aimed at tackling food waste and relieving poverty. New groups include Qi Gong (a type of Tai Chi); the Memory Cafe, to support people with dementia and their carers (run by Age UK), the Gypsy Education Group and we are just about to launch a new men's shed type of club, aimed at Men experiencing isolation, named

'Gents', thanks to a National Lottery grant. Classes in English for Speakers of Other Languages will return in March.

We also have a beautiful and historical events space (the old Church) in which we have been proud to host Kent Adult Education courses in Conflict Management and Emergency First Aid At Work, with many more courses to follow promoting employability, financial education and personal flourishing. We have held several fund-raising events such as community concerts, bazaars; our annual Christmas Party for the over 90 year olds; a Burns Night attended by the Mayor of Maidstone; our annual Veterans' Tea Party on St George's Day and we host a bi-monthly Community Safety Surgery, where the public have the chance to meet their local police and community support officers, as well as other service providers offering help to those in crisis. We have just started working with the Recovery and Well-Being College (Kent & Medway Mental Health NHS Trust) to provide support for local people recovering from alcohol and drug addiction. Since our opening, we have continued to facilitate many small, specialist groups and to welcome people in difficult financial circumstances who cannot afford to socialise elsewhere.

## ACCOUNTS

The income received by the charity in the last tax year was £27,667.55 and the expenditure was £20,088.65.

After two years (2023-2025) of gradually decreasing capital expenditure, which was necessary to renovate and protect the building and to make it safe (including asbestos and dry rot removal), the Heart of Headcorn has significantly reduced its outgoings. From 2024-2025 a certain amount of money was spent on community events for marketing purposes, in order to achieve 'word of mouth' in the village

and attract more people to the building. From early 2025 to February 2026, we have made significant savings: paper towels have been replaced by air-dryers; community groups now bring their own biscuits and milk and volunteers cover the cleaning and minor maintenance jobs. Other savings have been achieved by securing extra funding for groups which bring in less revenue; reducing the costs of the Pantry and gradually building up a substantial database of volunteer cake-bakers and other cooks for events, thus reducing supermarket bills. An extractor fan has reduced heat loss through open windows; we have purchased some eco-heaters and all evening group leaders have been asked to turn the heating to zero and switch off the water heater upon their departure. We have received funding now to cover outreach and promotional activities specifically, so these will no longer come out of our main budget going forward.

Most funds have come from room hire, the Pantry donations; donations from the secondhand bookstall and fund-raising events, with the occasional one-off donation from our service users. Grants received include those from the National Lottery (for the Join-In Headcorn Project), Kent Community Foundation (to develop the area upstairs) and from the charity Involve (for Health and Well-Being activities). The charity does not own any assets except for the building, the Heart of Headcorn Cultural and Community Hub, The Old Methodist Church, 2 High Street, Headcorn, Kent TN27 9NE and its furniture and contents. In accordance with their responsibilities, the Trustees have prepared this report and financial statement. The accounts have been inspected by all Trustees and offered for inspection by all attendees at our recent AGM. Susan Rowan FCA (Fellow of the Institute of Chartered Accountants) of Rowans KS Ltd (Companies House No: 09011307) was appointed as the independent examiner during the year and a copy of the Independent Examiner's Report is available upon request.

*Approved by the trustees on 23/02/2025 and signed on their behalf by  
Tim Thomas (Chairman).*

The Heart of Headcorn  
Financial Statements for the year ended 31 March 2025

Charity number 1198117

**THE HEART OF HEADCORN  
STATEMENT OF FINANCIAL ACTIVITIES  
FOR THE YEAR ENDED 31 MARCH 2025**

	Unrestricted funds £	Restricted income funds £	Total funds £	Prior period funds £
<b>INCOMING RESOURCES</b>				
<b>Income from:</b>				
Grants	13,828.00		13,828.00	9,559.81
Donations	697.76		697.76	2,170.59
Donations and grant for Pantry	0.00	3,600.00	3,600.00	
Pantry weekly donations	5,126.25		5,126.25	1,892.85
Fundraising activities	3,822.54		3,822.54	4,263.57
Room hire	4,193.00		4,193.00	1,634.90
<b>TOTAL</b>	<b>27,667.55</b>	<b>3,600.00</b>	<b>31,267.55</b>	<b>19,521.72</b>
<b>RESOURCES EXPENDED</b>				
<b>Expenditure on:</b>				
Fundraising events and supplies	3,362.72		3,362.72	4,845.47
Pantry	5,126.25	566.10	5,692.35	2,998.26
Water	175.28		175.28	665.52
Light and heat	2,000.31		2,000.31	2,508.79
Insurance	1,426.66		1,426.66	3,188.87
Property maintenance	7,688.43		7,688.43	10,032.69
Stationery and subscriptions	309.00		309.00	551.42
<b>TOTAL</b>	<b>20,088.65</b>	<b>566.10</b>	<b>20,654.75</b>	<b>24,791.02</b>
<b>Net Income over Expenditure</b>	<b>7,578.90</b>	<b>3,033.90</b>	<b>10,612.80</b>	<b>-5,269.30</b>

**THE HEART OF HEADCORN  
BALANCE SHEET  
FOR THE YEAR ENDED 31 MARCH 2025**

	Unrestricted funds £	Restricted income funds £	Total this year £	Total last period £
<b>FIXED ASSETS</b>				
Freehold Property (note 5)	0.00	280,068.80	280,068.80	280,068.80
<b>Total fixed assets</b>	<b>0.00</b>	<b>280,068.80</b>	<b>280,068.80</b>	<b>280,068.80</b>
<b>CURRENT ASSETS</b>				
Prepayments and accrued income	1,097.19	0.00	1,097.19	1,014.87
Metro Bank Current Account	18,076.62	3,033.90	21,110.52	10,219.53
<b>Total current assets</b>	<b>19,173.81</b>	<b>3,033.90</b>	<b>22,207.71</b>	<b>11,234.40</b>
<b>CREDITORS: amounts falling due within one year</b>				
Creditors and accruals	478.89	0.00	478.89	118.38
<b>Total assets less current liabilities</b>	<b>18,694.92</b>	<b>283,102.70</b>	<b>301,797.62</b>	<b>291,184.82</b>
<b>CREDITORS: amounts falling due after one year</b>				
Loan (note 7)	0.00	28,081.33	28,081.33	28,081.33
<b>Total net assets</b>	<b>18,694.92</b>	<b>255,021.37</b>	<b>273,716.29</b>	<b>263,103.49</b>
<b>FUNDS OF THE CHARITY</b>				
Restricted income funds		255,021.37	255,021.37	251,987.47
Unrestricted funds	18,694.92		18,694.92	11,116.02
<b>Total funds at 31 March 2024</b>	<b>18,694.92</b>	<b>255,021.37</b>	<b>273,716.29</b>	<b>263,103.49</b>

The Statement of Financial Activities and the Balance Sheet were approved by the Trustees on 22 February 2026 and signed on their behalf by:

Tim Thomas  
Hon. Chairman

**THE HEART OF HEADCORN  
NOTES TO THE ACCOUNTS  
FOR THE YEAR ENDED 31 MARCH 2025**

**Note 1 Basis of preparation**

**1.1 Basis of accounting**

These accounts have been prepared under the historical cost convention with items recognised at cost or transaction value unless otherwise stated in the relevant notes.

The financial statements have been prepared in accordance with the Financial Reporting Standard applicable in the United Kingdom and Republic of Ireland (FRS 102) and the Charities Act 2011.

**1.2 Going concern**

These accounts have been prepared on a going concern basis.

**Note 2 Staff costs**

	<u>31.03.25</u>	<u>31.03.24</u>
Total staff costs	NIL	NIL
Average number of staff	NIL	NIL

**Note 3 Transactions with trustees and related parties**

None of the trustees have been paid any remuneration or received any other benefits from an employment with the charity or a related entity in the current period.

**Note 4 Donated goods and services**

The contribution of unpaid volunteers and donated goods and services including those of accountancy and the Independent examiner have not been recognised in the accounts.

**Note 5 Tangible fixed assets**

	Freehold land and buildings
Initial cost of the Headcorn Methodist Church	175,099.36
Legal fees and other related costs	17,665.81
Improvements to the property	87,303.63
Total cost as at 31 March 2024 and 2025	<u><u>280,068.80</u></u>

**Note 6 Leasehold interest**

The leasehold interest is in respect of the land in front of the Church to allow access to the building and is subject to a peppercorn rent.

The landlord being the Trustees for Methodist Church Purposes charity number 1136358.

**Note 7 CREDITORS: amounts falling due after one year**

The loan is unsecured and interest free and there are no repayment terms.

## INDEPENDENT EXAMINER'S REPORT

### **Independent examiner's report to the trustees of The Heart of Headcorn CIO Charity number 1198117**

I report to the trustees on my examination of the accounts of the above charity for the year ended 31 March 2025.

#### **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 the Trust's accounts carried out under section 145 of the 2011 Act and in carrying out my examination I have followed all the 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 which gives me cause to believe that in any material respect:

1. the accounting records were not kept in accordance with section 130 of the Charities Act; or
2. the accounts did not accord with the accounting records; or
3. the accounts did 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 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.

**Signed:**

**Date:** 22 February 2026

Susan Rowan FCA

4 Gibbs Hill  
Headcorn  
Ashford  
Kent  
TN27 9UD

**THE HEART OF HEADCORN**

England & Wales - Charity number 1198117

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# Accounts

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## **TRUSTEES ANNUAL REPORT**

The Heart of Headcorn is a Charitable Incorporated Organisation (CIO) whose activities are based at the Heart of Headcorn Cultural and Community Hub, The Old Methodist Church, 2 High Street, Headcorn, Kent TN27 9NE, with a registered office at 23 Brooklands, Headcorn, Kent TN27 9QS.

### **THE TRUSTEES**

Our Trustees for the 2023-2024 tax year were Tim Thomas (Chairman); Andrew Edmonds (Secretary) and Michael Rice (Treasurer). The only change that was announced at our recent AGM was that Jonathan Wilson (who has many years of experience in City finance) has now replaced Michael Rice as Treasurer. This is for practical reasons due to Michael's relocation to the North of England, although Michael will be staying on as a general Trustee. The Heart of Headcorn has appointed its Trustees through a vote taken at the AGM. The Trustees have no beneficial interest in the Charity.

### **ACTIVITIES FOR THE PUBLIC BENEFIT**

In the last year, the Heart of Headcorn CIO has continued to provide a community space for the public benefit, hosting a diverse range of groups, including Singing for Health, Meditation, keep fit classes (at least three days a week), music groups, Chess Club, the Headcorn Social Club, the Mulberry Zingers choir, the Merry Widows Group, the Laughing Workshop, French cafe, Astronomy Club, Bird-watching Club and various community educational activities, as well as a Chatty Cafe and Community Pantry, aimed at tackling food waste and relieving poverty. We also have a beautiful events space (the old Church) and were proud to host Headcorn Primary School's choir, Cyber-Awareness sessions, Veterans events, a Christmas Party for the over 90-year-olds and funerals for much loved community members, amongst other community and cultural fund-raising activities. In particular, the Hub has been able to facilitate many small, special interest groups and welcome people in difficult financial circumstances who cannot afford to socialise elsewhere. In order to encourage and promote equal opportunities,

we have handed out three awards this year to the 'Most Diverse Community Group' (the Headcorn Social Club); the 'Most Age-Inclusive Community Group' (Singing for Health, which includes many people in their 80s and 90s and finally, the 'Community Outreach Award' (the Community Pantry) for its work seeking to include, amongst others, GTR residents; those new to the village; people struggling with addictions and families in crisis. At the AGM, the Heart of Headcorn presented an impact video showing the difference that our Centre has made to some of the most vulnerable members of our community.

## **ACCOUNTS**

The income received by the charity in the last tax year was £19,521.72 and the expenditure was £24,791.02. The first accounting year (2022-2023) saw considerable capital expenditure and very little income, due to the extensive building works necessary to renovate the building and make it safe (especially roof and floor works, mould and dry rot treatment and asbestos removal). The second year was again, largely spent on capital expenditure/building works but since our opening in September 2023, our income has gradually increased. Although we made a loss in 2023-2024, this was due to one-off building works which, given the quality of the work and the durability of the materials used, are unlikely to be repeated in the near future. Now, looking at the figures from 2024 to the present day, it is clear to see that our income is exceeding our outgoings as we welcome more community groups and funding streams. We are also introducing some simple cost-cutting measures, such as reducing our paper towel bill by installing air dryers; buying all cleaning materials wholesale; putting the heating on a timer and retaining volunteers willing to clean the building for free. The majority of donations have been received for room hire, the Pantry, the secondhand bookstall and events. The charity does not own any assets except for the building, the Heart of Headcorn Cultural and Community Hub, The Old Methodist Church, 2 High Street, Headcorn, Kent TN27 9NE and its furniture and contents.

In accordance with their responsibilities, the Trustees have prepared this report and financial statement. The accounts have been inspected by all

Trustees and offered for inspection by all attendees at our recent AGM. The accounts have been submitted late this year (due to volunteer illness) and the Charity Commission were contacted about the reasons for this prior to the filing deadline. Insofar as the Trustees are aware, there is no relevant audit information of which the charitable company's auditors are unaware; and the Trustees have taken all steps that they ought to have taken to make themselves aware of any relevant audit information and to establish that the auditors are aware of that information. Rowans KS Ltd (Companies House No: 09011307) were appointed as independent examiners during the year; have expressed their willingness to act in that capacity and a copy of the Independent Examiner's Report is available upon request.

Approved by the trustees on 14/02/2025 and signed on their behalf by

Tim Thomas (Chairman)

The Heart of Headcorn  
Financial Statements for the year ended 31 March 2024

Charity number 1198117

**THE HEART OF HEADCORN  
STATEMENT OF FINANCIAL ACTIVITIES  
FOR THE YEAR ENDED 31 MARCH 2024**

	<b>Unrestricted funds £</b>	<b>Restricted income funds £</b>	<b>Total funds £</b>	<b>Prior period funds £</b>
<b>INCOMING RESOURCES</b>				
<b>Income from:</b>				
Grant from Headcorn Parish Council		40.00	40.00	249,912.50
Other grants	9,519.81		9,519.81	1,000.00
Donations	2,170.59		2,170.59	18,847.98
Fundraising activities	4,263.57		4,263.57	926.30
Pantry donations	1,892.85		1,892.85	0.00
Room hire	1,634.90		1,634.90	0.00
<b>TOTAL</b>	<b>19,481.72</b>	<b>40.00</b>	<b>19,521.72</b>	<b>270,686.78</b>
<b>RESOURCES EXPENDED</b>				
<b>Expenditure on:</b>				
Fundraising events	4,845.47		4,845.47	227.98
Pantry	2,998.26		2,998.26	0.00
Water	665.52		665.52	0.00
Electricity	2,508.79		2,508.79	185.51
Insurance	3,188.87		3,188.87	884.70
Property maintenance and renewals	10,032.69		10,032.69	1,016.20
Stationery and subscriptions	551.42		551.42	0.00
<b>TOTAL</b>	<b>24,791.02</b>	<b>0.00</b>	<b>24,791.02</b>	<b>2,314.39</b>
<b>Net Income over Expenditure</b>	<b>-5,309.30</b>	<b>40.00</b>	<b>-5,269.30</b>	<b>268,372.39</b>

**THE HEART OF HEADCORN  
BALANCE SHEET  
FOR THE YEAR ENDED 31 MARCH 2024**

	Unrestricted funds £	Restricted income funds £	Total this year £	Total last period £
<b>FIXED ASSETS</b>				
Freehold Property (note 5)	0.00	280,068.80	280,068.80	215,951.24
<b>Total fixed assets</b>	<b>0.00</b>	<b>280,068.80</b>	<b>280,068.80</b>	<b>215,951.24</b>
<b>CURRENT ASSETS</b>				
Prepayments	1,014.87	0.00	1,014.87	0.00
Metro Bank Current Account	10,219.53	0.00	10,219.53	86,744.41
<b>Total current assets</b>	<b>11,234.40</b>	<b>0.00</b>	<b>11,234.40</b>	<b>86,744.41</b>
<b>CREDITORS: amounts falling due within one year</b>				
Creditors and accruals	118.38	0.00	118.38	6,920.48
<b>Total assets less current liabilities</b>	<b>11,116.02</b>	<b>280,068.80</b>	<b>291,184.82</b>	<b>295,775.17</b>
<b>CREDITORS: amounts falling due after one year</b>				
Loan (note 7)	0.00	28,081.33	28,081.33	28,081.33
<b>Total net assets</b>	<b>11,116.02</b>	<b>251,987.47</b>	<b>263,103.49</b>	<b>267,693.84</b>
<b>FUNDS OF THE CHARITY</b>				
Restricted income funds		251,987.47	251,987.47	215,421.78
Unrestricted funds	11,116.02		11,116.02	52,272.06
<b>Total funds at 31 March 2024</b>	<b>11,116.02</b>	<b>251,987.47</b>	<b>263,103.49</b>	<b>267,693.84</b>

The Statement of Financial Activities and the Balance Sheet were approved by the Trustees on 14 February 2025 and signed on their behalf by:

Tim Thomas  
Hon. Chairman

**THE HEART OF HEADCORN  
NOTES TO THE ACCOUNTS  
FOR THE YEAR ENDED 31 MARCH 2024**

**Note 1 Basis of preparation**

**1.1 Basis of accounting**

These accounts have been prepared under the historical cost convention with items recognised at cost or transaction value unless otherwise stated in the relevant notes.

The financial statements have been prepared in accordance with the Financial Reporting Standard applicable in the United Kingdom and Republic of Ireland (FRS 102) and the Charities Act 2011.

**1.2 Going concern**

These accounts have been prepared on a going concern basis.

**Note 2 Staff costs**

	<u>31.03.24</u>	<u>31.03.23</u>
Total staff costs	NIL	NIL
Average number of staff	NIL	NIL

**Note 3 Transactions with trustees and related parties**

None of the trustees have been paid any remuneration or received any other benefits from an employment with the charity or a related entity in the current period.

**Note 4 Donated goods and services**

The contribution of unpaid volunteers and donated goods and services including those of accountancy and the Independent examiner have not been recognised in the accounts.

**Note 5 Tangible fixed assets**

	Freehold land and buildings
Initial cost of the Headcorn Methodist Church	175,099.36
Legal fees and other related costs	17,535.83
Improvements to the property	23,316.05
Total cost as at 31 March 2023	<u>215,951.24</u>
Legal fees	129.98
Improvements to the property	63,987.58
Total cost as at 31 March 2024	<u><u>280,068.80</u></u>

Depreciation has not been included as the property was under construction during the year.

**Note 6 Leasehold interest**

The leasehold interest is in respect of the land in front of the Church to allow access to the building and is subject to a peppercorn rent.

The landlord being the Trustees for Methodist Church Purposes charity number 1136358.

**Note 7 CREDITORS: amounts falling due after one year**

The loan is unsecured and interest free and there are no repayment terms.

**THE HEART OF HEADCORN**

England & Wales - Charity number 1198117

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# Accounts

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## **TRUSTEE'S REPORT**

As most of you know here, the building that we acquired in November 2022 had a leaking roof, extensive damp, crumbling walls, large areas of dry rot and inadequate heating. Building works began immediately, with workmen and volunteers working all through the Winter and by the Summer of 2023, virtually the whole building had been renovated to the high standard that you see today. A micro-museum, called 'The History Room', has been created in the front; the Church has been restored and made into a Concert Hall and the Community Meeting Place is thriving at the back. On top of all this, Penny Kemp's Community Pantry has been created in the kitchen, to tackle food waste whilst helping to support those in need. To achieve all this in just one year, is nothing short of remarkable and it wouldn't have been possible without the support of so many Headcorn villagers, many of whom are sitting here tonight.

The first event to take place was an Evening of Italian Opera, followed by a number of small community groups aimed at improving the well-being of people over 55. This was made possible with a grant from Kent County Council, via Involve service providers. Groups included the Chess Club, the Merry Widows group, Mindfulness in Nature and Meditation. Having tested the water, we went onto hosting previously established groups such as Singing for Health, Headcorn Dog-Training, the Mulberry Zingers choir, Headcorn Ladies' Group and Keep Phytt exercise class for those with mobility problems. We have had concerts by Fiddle and Faff folk duo, a very memorable concert by Singing for Health and a jam organised by Egerton Folk Club. Concerts are our biggest source of revenue and help us to make culture and music education accessible, as well as bringing villagers together. We have held a free talk on Cyber-Awareness to help protect people from being scammed. We have welcomed representatives of minority groups through the supply of English classes for Speakers of Other Languages and organised special events for specific groups of people, good examples being the Positive Parenting Seminar; a lecture on the Menopause; the Royal British Legion Coffee morning to support veterans and the – now famous – Christmas party for those aged over 90. Several groups have offered mindfulness support, especially the Grief Cafe, Mediation and the Laughing Workshop. The Chatty Cafe and the Community Pantry, which Martyn Jones will talk to you a bit about later, have proved extremely popular and attract people from all sections of Headcorn society.

In the new year we are hoping to introduce more seminars on Maths, Computing, Financial Education, a dedicated programme of Employability Training and more support services for those with PTSD. Once we have the funds, we plan to renovate the gallery in order to provide more seating for events and a Children's Section for the Micro-museum. There are still some renovation works to be done on the drainage system, which is still an old cesspit and there is some groundwork to be carried out, including the installation of a couple of soak-aways, to reduce flooding. You may have noticed that each of the graves in the front has been jet-washed and carefully cleaned by Nick Broom, making it easier for visitors to trace their family history. New groups starting in 2023 include the Maths Homework Club, Headcorn Toddler Group, Philosophy, Naturewatch and Retro Disco. We also want to support, refer to and work alongside groups starting in Headcorn library, such as Lego, Creative Writing and Basic Computing.

In terms of our structure and organisation, the Heart of Headcorn is a CIO (Charitable Incorporated Organisation) which is not obliged to have a Management Committee but we have set up one anyway, in order to include as many of our dedicated volunteers as possible in the decision-making process. You will be able to recognise existing members of the Committee by their badges and each one is responsible for a specific area of the organisation, for example, Peter Rate, a local history expert, advises on the Micro-Museum and Yvonne Geddis contributes to Education. We also have some additional, autonomous staff who are not on the Committee but play a crucial role. These include Mary Grinsted, who handles all our bookings and the year's diary; Dee Mannerings, who

looks after Memberships, Coleen Fergusson, who oversees the Chatty Cafe, her husband James, who cares for the flowers and grounds and Martyn Jones, who runs Penny Kemp's Community Pantry. We are grateful to those volunteers who are flexible and have turned their hand to whatever is needed – especially Beryl, Vicky, Jean, Shirley, Liz, Debbie and Mary as well as those who help cook for events, including Felicity Wye and Annie Hawkes. We also appreciate the support that we have received from Involve and Kent County Council and Maidstone Borough Council, especially Martin Round and the Mayor of Maidstone, Cllr Gordon Newton, who spent a day here with his wife restoring the war memorial. We are also grateful to Martin Renshaw, who spent another whole week here recently to restore the organ, which is now playable by all. We also want to thank Jason Martin from CAP Enterprise, the Kent Community Foundation and all those shops and businesses who continue to support us with donations and discounts. We will be launching the website early in January which will include our annual diary as well as contact details for all the clubs and societies and some extra features, such as budget recipes, signposting links for those in need and tourist information. The next big social event will be the Burns Night on January 27<sup>th</sup>, please leave your name on this sheet here afterwards if you would like to reserve your ticket. Tickets are very limited for this event, which does include a three course meal and a piper. Do feel free to ask any questions or if it is a question that will need further investigation on our part, you are most welcome to write it on a piece of paper and leave it in the suggestion box here, and do include your contact details if you would like a response. Finally, I would like to wish you all a Happy Christmas and thank you for supporting the Heart of Headcorn.

The Heart of Headcorn  
Financial Statements for the period 2 March 2022 to 31 March 2023

Charity number 1198117

**THE HEART OF HEADCORN  
STATEMENT OF FINANCIAL ACTIVITIES  
FOR THE PERIOD 2 MARCH 2022 TO 31 MARCH 2023**

	<b>Unrestricted funds £</b>	<b>Restricted income funds £</b>	<b>Total funds £</b>
<b>INCOMING RESOURCES</b>			
<b>Income from:</b>			
Grant from Headcorn Parish Council		249,912.50	249,912.50
Other grants	1,000.00		1,000.00
Donations	18,847.98		18,847.98
Fundraising activities	926.30		926.30
<b>TOTAL</b>	<b>20,774.28</b>	<b>249,912.50</b>	<b>270,686.78</b>
<b>RESOURCES EXPENDED</b>			
<b>Expenditure on:</b>			
Fundraising events	227.98		227.98
Electricity	185.51		185.51
Insurance	884.70		884.70
Property maintenance and renewals	1,016.20		1,016.20
<b>TOTAL</b>	<b>2,314.39</b>	<b>0.00</b>	<b>2,314.39</b>
<b>Net Income over Expenditure</b>	<b>18,459.89</b>	<b>249,912.50</b>	<b>268,372.39</b>

**THE HEART OF HEADCORN  
BALANCE SHEET  
FOR THE PERIOD 2 MARCH 2022 TO 31 MARCH 2023**

	Unrestricted funds £	Restricted income funds £	Total funds £
<b>FIXED ASSETS</b>			
Freehold Property (note 5)		215,951.24	215,951.24
<b>Total fixed assets</b>	<b>0.00</b>	<b>215,951.24</b>	<b>215,951.24</b>
<b>CURRENT ASSETS</b>			
Metro Bank Current Account	52,783.15	33,961.26	86,744.41
<b>Total current assets</b>	<b>52,783.15</b>	<b>33,961.26</b>	<b>86,744.41</b>
<b>CREDITORS: amounts falling due within one year</b>			
Creditors and accruals	511.09	6,409.39	6,920.48
<b>Total assets less current liabilities</b>	<b>52,272.06</b>	<b>243,503.11</b>	<b>295,775.17</b>
<b>CREDITORS: amounts falling due after one year</b>			
Loan (note 7)		28,081.33	28,081.33
<b>Total net assets</b>	<b>52,272.06</b>	<b>215,421.78</b>	<b>267,693.84</b>
<b>FUNDS OF THE CHARITY</b>			
Restricted income funds		215,421.78	215,421.78
Unrestricted funds	52,272.06		52,272.06
<b>Total funds at 31 March 2023</b>	<b>52,272.06</b>	<b>215,421.78</b>	<b>267,693.84</b>

The Statement of Financial Activities and the Balance Sheet were approved by the Trustees on 8 January 2024 and signed on their behalf by:

Tim Thomas  
Hon. Chairman

**THE HEART OF HEADCORN  
NOTES TO THE ACCOUNTS  
FOR THE PERIOD 2 MARCH 2022 TO 31 MARCH 2023**

**Note 1 Basis of preparation**

**1.1 Basis of accounting**

These accounts have been prepared under the historical cost convention with items recognised at cost or transaction value unless otherwise stated in the relevant notes.

The financial statements have been prepared in accordance with the Financial Reporting Standard applicable in the United Kingdom and Republic of Ireland (FRS 102) and the Charities Act 2011.

**1.2 Going concern**

These accounts have been prepared on a going concern basis.

**Note 2 Staff costs**

	<u>31.03.23</u>
Total staff costs	NIL
Average number of staff	NIL

**Note 3 Transactions with trustees and related parties**

None of the trustees have been paid any remuneration or received any other benefits from an employment with the charity or a related entity in the current period.

**Note 4 Donated goods and services**

The contribution of unpaid volunteers and donated goods and services including those of accountancy and the Independent examiner have not been recognised in the accounts.

**Note 5 Tangible fixed assets**

	Freehold land and buildings
Initial cost of the Headcorn Methodist Church	175,099.36
Legal fees and other related costs	17,535.83
Improvements to the property	23,316.05
Total cost as at 31 March 2023	<u><u>215,951.24</u></u>

Renovation works have continued after the Balance Sheet date and therefore it is deemed inappropriate to include a provision for depreciation.

**Note 6 Leasehold interest**

The leasehold interest is in respect of the land in front of the Church to allow access to the building and is subject to a peppercorn rent.

The landlord being the Trustees for Methodist Church Purposes charity number 1136358.

**Note 7 CREDITORS: amounts falling due after one year**

The loan is unsecured and interest free and there are no repayment terms.

## INDEPENDENT EXAMINER'S REPORT

### Independent examiner's report to the trustees of The Heart of Headcorn CIO Charity number 1198117

I report to the trustees on my examination of the accounts of the above charity for the period 2 March 2022 to 31 March 2023.

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

#### Independent examiner's statement

The charity's gross income exceeded £250,000 and I am qualified to undertake the examination by being a qualified member of the Institute of Chartered Accountants in England and Wales.

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

1. the accounting records were not kept in accordance with section 130 of the Charities Act; or
2. the accounts did not accord with the accounting records; or
3. the accounts did 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 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.

Signed: *S.M. Rowan*

Date: 8 January 2024

Susan Rowan FCA

4 Gibbs Hill  
Headcorn  
Ashford  
Kent  
TN27 9UD