



**CHARITY COMMISSION**  
FOR ENGLAND AND WALES

## **Trustees' Annual Report for the period**

**From 20/06/22 To 30/06/23**

**Charity name: Chapel St Creative CIO**

**Charity registration number: 1199383**

## **Objectives and Activities**

	SORP reference	
Summary of the purposes of the charity as set out in its governing document	Para 1.17	<p>To further or benefit the residents of Penzance and the neighbourhood, without distinction of sex, sexual orientation, race or of political, religious or other opinions by associating together the said residents and the local authorities, voluntary and other organisations in a common effort to advance education and to provide facilities in the interests of social welfare for recreation and leisure time occupation with the objective of improving the conditions of life for the residents.</p> <p>In furtherance of these objects but not otherwise, the trustees shall have power: To establish or secure the establishment of a community centre and to maintain or manage or co-operate with any statutory authority in the maintenance and management of such a centre for activities promoted by the charity in furtherance of the above objects.</p>
Summary of the main activities in relation to those purposes for the public benefit, in particular, the activities, projects or services identified in the accounts.	Para 1.17 and 1.19	<p>During our first financial year and still in the early stages of raising funds for the purchase, refurbishment and operations of a community centre our focus has been mainly on securing charitable donations through Crowdfunder platform and public donations, raising £73,552 in match funding as well as securing an £80,000 Town Council grant (to be released on exchange of contracts) towards a future Community Ownership Grant of £169,000 Capital and £8,000 revenue through 'The Department for Levelling Up, Houses &amp; Communities'.</p>

		Completing Surveys and valuations and initiating legal representation in preparation for the purchase of the building have been the main expenses outlaid to date.
Statement confirming whether the trustees have had regard to the guidance issued by the Charity Commission on public benefit	Para 1.18	The Trustees have complied with their duty to have due regard to the commission's public benefit guidance when exercising any powers or duties.

### Additional information (optional)

You may choose to include further statements where relevant about:

	SORP reference	
Policy on grant making	Para 1.38	
Policy on social investment including program related investment	Para 1.38	
Contribution made by volunteers	Para 1.38	
Other		

## Achievements and Performance

	SORP reference	
Summary of the main achievements of the charity, identifying the difference the charity's work has made to the circumstances of its beneficiaries and any wider benefits to society as a whole.	Para 1.20	The Charities main achievements have been raising significant funds through public donations while securing a Town Council Grant of £80,000 in match funding towards preparing a Grant application through the Department of Levelling up Community Ownership Fund which will be used for the purchase of the community centre so to continue to provide a much needed space for community groups and activity providers.

**Additional information (optional)**

You may choose to include further statements where relevant about:

Achievements against objectives set	Para 1.41	
Performance of fundraising activities against objectives set	Para 1.41	
Investment performance against objectives	Para 1.41	
Other		

## Financial Review

Review of the charity's financial position at the end of the period	Para 1.21	At the end of the charities first financial year we are delighted that after raising £73,552 through public donations, £67,900 of unrestricted funds remains for towards the purchase of the building after total expenses of £5,652 made up of: Crowdunder costs £542 Show tickets (fundraiser event) £272 2 x valuations £780 Drainage inspection £348 Building survey £960 Structural advice consultation £250 Solicitors fees £2500
Statement explaining the policy for holding reserves stating why they are held	Para 1.22	Reserves held to date are for the purpose of purchasing the building once the remainder of the funds are secured through the Community Ownership Fund and the release of the Town Council Grant
Amount of reserves held	Para 1.22	£67,900
Reasons for holding zero reserves	Para 1.22	N/A
Details of fund materially in deficit	Para 1.24	N/A
Explanation of any uncertainties about the charity continuing as a going concern	Para 1.23	N/A

### Additional information (optional)

You may choose to include further statements where relevant about:

The charity's principal sources of funds (including any fundraising)	Para 1.47	
Investment policy and objectives including any social investment policy adopted	Para 1.46	
A description of the principal risks facing the charity	Para 1.46	
Other		

## Structure, Governance and Management

Description of charity's trusts:		
Type of governing document (trust deed, royal charter)	Para 1.25	<b>Constitution</b>
How is the charity constituted? (e.g unincorporated association, CIO)	Para 1.25	<b>Charitable Incorporated Organisation</b>
Trustee selection methods including details of any constitutional provisions e.g. election to post or name of any person or body entitled to appoint one or more trustees	Para 1.25	<p>There must be at least five charity trustees. If the number falls below this minimum, the remaining trustee or trustees may act only to call a meeting of the charity trustees, or appoint a new charity trustee.</p> <p><b>Appointment of charity trustees</b></p> <p>(a) Apart from the first charity trustees, every appointed trustee must be appointed for a term of three years by resolution passed at a properly convened meeting of the charity trustees.</p> <p>(b) In selecting individuals for appointment as appointed charity trustees, the charity trustees must have regard to the skills, knowledge and experience needed for the effective administration of the CIO.</p>

### Additional information (optional)

You may choose to include further statements where relevant about:

Policies and procedures adopted for the induction and training of trustees	Para 1.51	
The charity's organisational structure and any wider network with which the charity works	Para 1.51	
Relationship with any related parties	Para 1.51	

Other		
-------	--	--

## Reference and Administrative details

Charity name	Chapel St Creative
Other name the charity uses	
Registered charity number	1199383
Charity's principal address	The Centenary Hall Chapel Street Penzance Cornwall TR18 4AW

### **Names of the charity trustees who manage the charity**

	Trustee name	Office (if any)	Dates acted if not for whole year	Name of person (or body) entitled to appoint trustee (if any)
1	Robert Love	Chair		
2	Benjamin Richardson	Secretary		
3	Rachel Williams	Treasurer		
4	Trevor Hocking			
5	Rebecca Gowers			
6	Robert Crago		Started October 2023	
7	Thalia Marrington		Started September 2023	
8	Celeste Osborne			
9				
10				
11				
12				
13				
14				
15				
16				
17				
18				
19				
20				

Corporate trustees – names of the directors at the date the report was approved

[illegible]

Name of trustees holding title to property belonging to the charity

[illegible]

## Funds held as custodian trustees on behalf of others

Description of the assets held in this capacity	N/A
Name and objects of the charity on whose behalf the assets are held and how this falls within the custodian charity's objects	N/A
Details of arrangements for safe custody and segregation of such assets from the charity's own assets	N/A

### Additional information (optional)

#### Names and addresses of advisers (Optional information)

Type of adviser	Name	Address

#### Name of chief executive or names of senior staff members (Optional information)

--

## Exemptions from disclosure

Reason for non-disclosure of key personnel details

N/A

## Other optional information


--



## Declarations

The trustees declare that they have approved the trustees' report above.

Signed on behalf of the charity's trustees

Signature(s)		
Full name(s)	Benjamin Richardson	
Position (eg Secretary, Chair, etc)	Secretary	
Date	30/04/24	

Section A Receipts and payments

	Unrestricted funds to the nearest £	Restricted funds to the nearest £	Endowment funds to the nearest £	Total funds to the nearest £	Last year to the nearest £
<b>A1 Receipts</b>					
	-	-	-	-	-
Crowdfunder and other donations	32,252	-	-	32,252	-
Crowdfunder individual donation	40,000	-	-	40,000	-
Show Tickets fund raiser	895	-	-	895	-
Quiz night donation	405	-	-	405	-
		-	-	-	-
		-	-	-	-
		-	-	-	-
<b>Sub total</b> (Gross income for AR)	73,552	-	-	73,552	-
<b>A2 Asset and investment sales, (see table).</b>					
	-	-	-	-	-
	-	-	-	-	-
<b>Sub total</b>	-	-	-	-	-
<b>Total receipts</b>	73,552	-	-	73,552	-
<b>A3 Payments</b>					
	-	-	-	-	-
Crowdfunder expenses	542	-	-	542	-
Show ticket expenses	272	-	-	272	-
	-	-	-	-	-
Property expenses - 2 valuations	780	-	-	780	-
Property expenses - drainage inspection/report	348	-	-	348	-
Property expenses - building survey	960	-	-	960	-
Property expenses - structural advice consultation	250	-	-	250	-
		-	-	-	-
Property purchase expenses - solicitors fees	2,500	-	-	2,500	-
		-	-	-	-
		-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
542.2	-	-	-	-	-
<b>Sub total</b>	5,652	-	-	5,652	-
<b>A4 Asset and investment purchases, (see table)</b>					
	-	-	-	-	-
	-	-	-	-	-
<b>Sub total</b>	-	-	-	-	-
<b>Total payments</b>	5,652	-	-	5,652	-
<b>Net of receipts/(payments)</b>	67,900	-	-	67,900	-
<b>A5 Transfers between funds</b>	-	-	-	-	-
<b>A6 Cash funds last year end</b>	-	-	-	-	-
<b>Cash funds this year end</b>	67,900	-	-	67,900	-

Section B Statement of assets and liabilities at the end of the period

Categories	Details	Unrestricted funds	Restricted funds	Endowment funds
		to nearest £	to nearest £	to nearest £
B1 Cash funds		67,900	-	-
		-	-	-
		-	-	-
		-	-	-
	Total cash funds	67,900	-	-
(agree balances with receipts and payments account(s))		OK	OK	OK
		Unrestricted funds	Restricted funds	Endowment funds
		to nearest £	to nearest £	to nearest £
B2 Other monetary assets		-	-	-
		-	-	-
		-	-	-
		-	-	-
		-	-	-
		-	-	-
		Fund to which asset belongs	Cost (optional)	Current value (optional)
B3 Investment assets			-	-
			-	-
			-	-
			-	-
			-	-
		Fund to which asset belongs	Cost (optional)	Current value (optional)
B4 Assets retained for the charity's own use			-	-
			-	-
			-	-
			-	-
			-	-
			-	-
			-	-
			-	-
			-	-
		Fund to which liability relates	Amount due (optional)	When due (optional)
B5 Liabilities			-	
			-	
			-	
			-	
			-	
Signed by one or two trustees on behalf of all the trustees		Signature	Print Name	Date of approval

## **Independent examiner's report to the trustees of Chapel Street Creative CIO**

I report to the charity trustees on my examination of the accounts for the CIO for the period 20 June 2022 to 30 June 2023.

### **Responsibilities and basis of report**

As the charity trustees of the CIO, you are responsible for the preparation of the accounts in accordance with the requirements of the Charities Act 2011.

I report in respect of my examination of the accounts carried out under section 145 of the 2011 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 examiners 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 charity 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) Regulation 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.

Signed: A Phillips

Name: Andrew Phillips

Address: 10 Penwith Business Centre, Long Rock, Penzance TR20 8HL