

# THE ALFORD WINDMILL TRUST

England & Wales · Charity number 1200315

## Details

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**Status** Registered

**Legal form** CIO

**Registered** 2022-09-08

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

## Contact

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**Address** Alford Windmill  
East Street  
Alford  
Lincolnshire  
LN13 9EH

**Phone** 07984947799

**Email** [dbell@mod-comp.co.uk](mailto:dbell@mod-comp.co.uk)

## Activities

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**Objects:** FOR THE PUBLIC BENEFIT, THE ADVANCEMENT OF EDUCATION AND THE PRESERVATION, PROTECTION AND MAINTENANCE OF THE ALFORD 'FIVE-SAILED' WINDMILL IN PARTICULAR BUT NOT EXCLUSIVELY BY;- CONSERVING AND MAINTAINING THE RESTORED MILL AS A WORKING MILL, OPEN TO THE PUBLIC, AND- DEVELOPING AND MAINTAINING THE MILL SITE AS AN EDUCATIONAL FACILITY TO ATTRACT VISITORS AND DEVELOP THEIR AWARENESS AND UNDERSTANDING OF THE HISTORY OF THE MILL AND THE HISTORIC OCCUPATION OF MILLWRIGHTING

**Activities:** for the public benefit the advancement of education and the preservation protection and maintenance of the Alford five sail windmill by; conserving and maintaining the restored mill as a working mill open to the public ; developing the facility to attract visitors and maintaining the mill as an educational activity, to develop their awareness and understanding of the history and millwrighting

## Classification

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

## Geography

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- Throughout England

## Finances

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Period end	Income	Expenditure	Assets	Employees
2024-12-31	£1,034	£2,212	-	-
2023-12-31	£16,619	£19,025	-	-
2023-03-31	£47,061	£35,809	-	-

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## Trustees

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Name	Role	Appointed
john william james smith	Chair	2023-12-21

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**THE ALFORD WINDMILL TRUST**

England & Wales - Charity number 1200315

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# Accounts

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## **Alford Windmill Trust**

### **Trustees' Annual Report**

**For the year ended 31<sup>st</sup> December 2024**

#### **1. Reference and Administrative Details**

**Charity Name:** Alford Windmill Trust

**Charity Registration Number:** 1200315

#### **2. Structure, Governance and Management**

Alford Windmill Trust is a charitable organisation governed by a Board of Trustees. The Trust operates under a governing document (the Trust Deed) and is supported by volunteers who help to preserve and promote the historic Alford Windmill for the benefit of the community and visitors.

Trustees meet regularly to review the Trust's activities, finances, and strategic direction, ensuring compliance with charity law and good governance practices.

#### **3. Objectives and Activities**

The objects of the charity are:

To preserve Alford Windmill, a historic five-sail windmill, for the public benefit.

To educate the public about the history and heritage of Alford and its milling traditions.

To provide opportunities for community engagement, volunteering, and heritage learning.

The Trustees confirm that they have complied with their duty to have due regard to the guidance on public benefit published by the Charity Commission when carrying out the charity's aims and activities.

#### **4. Achievements and Performance**

The 2024 financial year has been particularly challenging for the Alford Windmill Trust due to circumstances beyond the Trust's control.

The Trust had planned to progress with the development of the site, including the opening of a café and exhibition space to generate a sustainable income stream. However:

The Levelling Up Fund, which was previously allocated to support the windmill site's development, was withdrawn and reallocated to the Manor House project.

Lincolnshire County Council has not earmarked the substantial funding required to undertake the essential repairs to the historic windmill, leaving the site in a state where it cannot operate as intended.

As a result, the Trust has been unable to proceed with the café opening or generate any income from the site. Volunteers, who remain committed to the preservation of the windmill, have expressed disheartenment as these delays have restricted their ability to engage the public and advance the Trust's aims.

Furthermore, the Trust has been unable to secure grants from heritage and community funding bodies because it currently does not have a lease or formal rental agreement for the windmill site, a prerequisite for most funding applications.

Despite these significant obstacles, the Trustees and volunteers had continued to advocate for the restoration and future sustainability of Alford Windmill, maintaining the Trust's readiness to deliver community and educational programmes once the site becomes operational. However, this has become fruitless.

#### **5. Financial Review**

The Trust has had minimal income during the year, as no trading activities or café operations have been possible. Expenditure has been limited to essential administrative costs and the maintenance of the Trust's statutory obligations.

Reserves remain low, and the Trustees acknowledge that without progress on site development and funding support, the Trust will continue to face financial constraints.

## **6. Plans for the Future**

Unfortunately, the board has decided that the trust should close in light that no movement on the site by Lincolnshire County Council is planned for the foreseeable future.

In 2022, Alford Town Council awarded the Windmill Trust a grant to purchase kitchen equipment intended for the future café. This equipment is currently stored in a rented storage container, the cost of which is being covered by Alford Town Council as Lincolnshire County Council instructed the Trust that the site had to be emptied.

Given that these items were purchased entirely with public monies provided via the Council, the Trustees have resolved that:

All assets held by the Windmill Trust will be transferred to Alford Town Council to ensure their preservation for the town.

This transfer means the Trust will hold no tangible assets in its own name going forward as it is the intention of the Trustees to close the Trust.

Should the windmill be restored and reopened in the future, Alford Town Council will retain these assets to facilitate the operation of the site as originally intended by the Trust and the wider community of Alford.

## **7. Statement of Trustees' Responsibilities**

The Trustees are responsible for preparing this report and the financial statements in accordance with applicable law and the Charity Commission's requirements.

Approved by the Board of Trustees on 1<sup>st</sup> October 2024

Signed on behalf of the Trustees:

A handwritten signature in black ink, appearing to read 'Gunt Albrecht', written in a cursive style.



CHARITY COMMISSION  
FOR ENGLAND AND WALES

Alford Windmill Trust

1200315

## Receipts and payments accounts

CC16a

For the period from	Period start date	To	Period end date
	1st Jan 2024		31st Dec 2024

### 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>					
Fundraising	378	-	-	378	
Coop Grant	656	-	-	656	
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
<b>Sub total (Gross income for AR)</b>	<b>1,034</b>	<b>-</b>	<b>-</b>	<b>1,034</b>	
<b>A2 Asset and investment sales, (see table).</b>					
	-	-	-	-	-
	-	-	-	-	-
<b>Sub total</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Total receipts</b>	<b>1,034</b>	<b>-</b>	<b>-</b>	<b>1,034</b>	<b>-</b>
<b>A3 Payments</b>					
Utilities/Telecoms	2,212	-	-	2,212	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
<b>Sub total</b>	<b>2,212</b>	<b>-</b>	<b>-</b>	<b>2,212</b>	<b>-</b>
<b>A4 Asset and investment purchases, (see table)</b>					
	-	-	-	-	-
	-	-	-	-	-
<b>Sub total</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Total payments</b>	<b>2,212</b>	<b>-</b>	<b>-</b>	<b>2,212</b>	<b>-</b>
<b>Net of receipts/(payments)</b>	<b>- 1,178</b>	<b>-</b>	<b>-</b>	<b>- 1,178</b>	<b>-</b>
A5 Transfers between funds	-	-	-	-	-
A6 Cash funds last year end	1,517	-	-	1,517	-
<b>Cash funds this year end</b>	<b>339</b>	<b>-</b>	<b>-</b>	<b>339</b>	<b>-</b>

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

Categories	Details	Unrestricted funds to nearest £	Restricted funds to nearest £	Endowment funds to nearest £
<b>B1 Cash funds</b>		-	-	-
		-	-	-
		-	-	-
	<b>Total cash funds</b>	-	-	-
	(agree balances with receipts and payments account(s))	Agreement Error	OK	OK


Categories	Details	Unrestricted funds to nearest £	Restricted funds to nearest £	Endowment funds to nearest £
<b>B2 Other monetary assets</b>		-	-	-
		-	-	-
		-	-	-
		-	-	-
		-	-	-
		-	-	-
		-	-	-

Categories	Details	Fund to which asset belongs	Cost (optional)	Current value (optional)
<b>B3 Investment assets</b>			-	-
			-	-
			-	-
			-	-
			-	-

Categories	Details	Fund to which asset belongs	Cost (optional)	Current value (optional)
<b>B4 Assets retained for the charity's own use</b>			-	-
			-	-
			-	-
			-	-
			-	-
			-	-
			-	-
			-	-
			-	-

Categories	Details	Fund to which liability relates	Amount due (optional)	When due (optional)
<b>B5 Liabilities</b>			-	
			-	
			-	
			-	
			-	

Signed by one or two trustees on behalf of all the trustees

Signature	Print Name	Date of approval
	GRANT ALLAN	28/7/2025
	Dore ROBINSON	28/7/2025



**Section A Independent Examiner's Report**

**Report to the trustees/  
members of**

Alford Windmill Trust

**On accounts for the year  
ended**

31 <sup>st</sup> December 2024	<b>Charity no (if any)</b>	1200315
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**Set out on pages**

1 of 1	(remember to include the page numbers of additional sheets)
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I report to the trustees on my examination of the accounts of the above charity ("the Trust") for the year ended DD/MM/YYYY.

**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 2011 Act and in carrying out my examination, I have followed 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 (other than that disclosed below \*) in connection with the examination which gives me cause to believe that in, any material respect:

- accounting records were not kept in accordance with section 130 of the Act or
- the accounts do not accord with the accounting records

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

*\* Please delete the words in the brackets if they do not apply.*

**Signed:**

*LC Pryke*

**Date:**

26/07/2025

**Name:**

Dr Lynnette Pryke

**Relevant professional  
qualification(s) or body  
(if any):**

Responsible Financial Officer  
Alford Town Council

**Address:**

The Civic and Library Building
5-6 South Market Place
Alford, Lincolnshire

Only complete if the examiner needs to highlight matters of concern (see CC32, Independent examination of charity accounts: directions and guidance for examiners).

**Give here brief details of any items that the examiner wishes to disclose.**

**THE ALFORD WINDMILL TRUST**

England & Wales - Charity number 1200315

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# Accounts

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**REGISTERED CHARITY NUMBER: 1200315**

**REPORT OF THE TRUSTEES AND  
FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2023  
FOR  
THE ALFORD WINDMILL TRUST**

Dexter & Sharpe  
Chartered Certified Accountants  
The Old Vicarage  
Church Close  
Boston  
Lincolnshire  
PE21 6NA

**THE ALFORD WINDMILL TRUST**  
**CONTENTS OF THE FINANCIAL STATEMENTS**  
**FOR THE YEAR ENDED 31 DECEMBER 2023**

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**THE ALFORD WINDMILL TRUST**  
**REPORT OF THE TRUSTEES**  
**FOR THE YEAR ENDED 31 DECEMBER 2023**

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The trustees present their report with the financial statements of the charity for the year ended 31 December 2023. 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**

For the public benefit, the advancement of education and the preservation, protection and maintenance of the Alford “five-sailed” windmill in particular but not exclusively by:

- Conserving and maintaining the restored mill as a working mill, open to the public, and
- Developing and facility to attract visitors and maintaining the mill site as an educational facility to attract visitors and develop their awareness and understanding of the history their awareness and understanding of the history of the mill and the historic occupation of millwrighting.

**ACHIEVEMENTS AND PERFORMANCE**

At the beginning of the year it was confirmed that the application to the government for Levelling Up Funds by East Lindsey District Council for the Lincolnshire Wolds Culture and Heritage Project has been successful. This included £1.1m for the Alford Windmill.

This is in addition to the £700,000 previously allocated by Lincolnshire County Council for the refurbishment of the windmill itself.

Together this means the capital funds are available for the full repair of the windmill into working order, the conversion of the Millers Cottage into a holiday let, the conversion of the Sail Shed café into the Millwrights Museum and the building of new tea rooms.

During the rest of the year the Trust has worked with its partners; Alford Town Council, East Lindsey District Council and Lincolnshire County Council, to progress the project. The complexity of working with several partners and the requirements imposed by the windmill being a Grade 1\* listed building, has meant progress has been slow.

Once again, the Sail Shed Café was opened for the summer months and again staffing was a problem. As a consequence, the period and number of days open were reduced on the previous year.

The future for Alford Windmill Trust is bright with the capital funds in place. In 2024 it is anticipated planning permission will be gained for the project and work will be placed out to tender.

The complexity and type of work, particularly the specialist work on the windmill, mean it is unlikely the project will be complete before 2026.

**THE ALFORD WINDMILL TRUST**  
**REPORT OF THE TRUSTEES**  
**FOR THE YEAR ENDED 31 DECEMBER 2023**

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**RESERVES**

The Alford Windmill Trust reviews and monitors the level of reserves held on a regular basis. Reserves at the year end were £8,846. (2022 £11,252).

**RESPONSIBILITIES**

The Board of Trustees are responsible for ensuring that the Trust's resources are managed responsibly, and that we act in the best interests of the Trust. The Board has responsibility for approving and monitoring the implementation of this Policy.

**LAWS AND REGULATIONS**

As a registered charity, the Trust is required to meet relevant legal and regulatory requirements and has a duty to apply charitable funds within a reasonable period of time in pursuing its objectives.

This Policy sets out the framework the Trust has in place to confirm the level of reserves the Trustees have determined is appropriate for the Trust, and draws upon guidance such as the Charities Commission's CC19.

**FUTURE PLANS**

The future for Alford Windmill Trust is bright with the capital funds in place. In 2024 it is anticipated planning permission will be gained for the project and work will be placed out to tender.

The complexity and type of work, particularly the specialist work on the windmill, mean it is unlikely the project will be complete before 2026.

**STRUCTURE, GOVERNANCE AND MANAGEMENT**

The organisation is a Charitable Incorporated Organisation (CIO) registered on 8 September 2022.

The organisation is governed by a constitution.

The members of the Executive Committee are the Trustees for the purpose of charity law and are collectively referred to as the Trustees.

The Trustees have had due regards to guidance distributed by the Charity Commission on public benefit.

The Trustees who served during the period and up to the date of this report are set out elsewhere in this report.

The Trustees are put up for re-election every year at the Annual General Meeting. Any casual vacancies can be filled by co-option.

The Trustees are involved in the day to day management of the charity. Executive Committee meetings are held monthly through the year.



**INDEPENDENT EXAMINER'S REPORT TO THE TRUSTEES OF  
THE ALFORD WINDMILL TRUST**

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**Independent examiner's report to the trustees of The Alford Windmill Trust ('the Company')**

I report to the charity trustees on my examination of the accounts of The Alford Windmill Trust (the trust) for the year ended 31 December 2023.

**Responsibilities and basis of report**

As the charity's 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 as carried out under Section 145 of the Charities Act 2011 ('the 2011 Act'). In carrying out my examination I have followed the Directions given by the Charity Commission under Section 145(5) (b) of the 2011 Act.

**Independent examiner's statement**

I can confirm that I am qualified to undertake the examination because I am a registered member of F.C.C.A. which is one of the listed bodies.

I have completed my examination. I confirm that no matters have come to my attention in connection with the examination giving me cause to believe:

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 accounting requirements concerning the form and content of the 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; or
4. the accounts have not been prepared in accordance with the methods and principles of the Statement of Recommended Practice for accounting and reporting by charities (applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102)).

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.



Mrs Nicola Michelle Lenton F.C.C.A.  
Dexter & Sharpe  
Chartered Certified Accountants  
The Old Vicarage  
Church Close  
Boston  
Lincolnshire  
PE21 6NA

Date: 2024

**THE ALFORD WINDMILL TRUST**  
**STATEMENT OF FINANCIAL ACTIVITIES**  
**FOR THE YEAR ENDED 31 DECEMBER 2023**

		Unrestricted Fund £	Restricted Fund £	Total 2023 £	Period from 8.9.22 to 31.12.22 Total £
<b>INCOME FROM</b>					
Donations and Legacies	2	6,685	-	6,685	33,309
<b>Charitable Activities</b>					
Charitable activities	3	9,934	-	9,934	13,752
<b>Total</b>		<u>16,619</u>	<u>-</u>	<u>16,619</u>	<u>47,061</u>
<b>EXPENDITURE ON</b>					
<b>Charitable Activities</b>					
Charitable activities	4	19,025	-	19,025	35,809
<b>NET EXPENDITURE/(INCOME)</b>		<u>(2,406)</u>	<u>-</u>	<u>(2,406)</u>	<u>11,252</u>
Net movement in funds		(2,406)	-	(2,406)	11,252
<b>RECONCILIATION OF FUNDS</b>					
Total funds brought forward		11,252	-	11,252	-
<b>TOTAL FUNDS CARRIED FORWARD</b>		<u><u>8,846</u></u>	<u><u>-</u></u>	<u><u>8,846</u></u>	<u><u>11,252</u></u>

**THE ALFORD WINDMILL TRUST**

**BALANCE SHEET  
31 DECEMBER 2023**

	Notes	Unrestricted Fund £	Restricted Fund £	2023 £	2022 £
<b>FIXED ASSETS</b>					
Tangible Assets	9	8,293	-	8,293	10,272
<b>CURRENT ASSETS</b>					
Debtors	10	637	-	637	1,175
Cash at bank and in hand		1,517	-	1,517	692
<b>Total</b>		<u>10,447</u>	<u>-</u>	<u>10,447</u>	<u>12,139</u>
<b>CREDITORS</b>					
Amounts falling due within one year	11	1,601	-	1,601	887
<b>NET CURRENT ASSETS</b>		<u>1,601</u>	<u>-</u>	<u>8,846</u>	<u>11,252</u>
<b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>		<u>8,846</u>	<u>-</u>	<u>8,846</u>	<u>11,252</u>
<b>NET ASSETS</b>		<u>8,846</u>	<u>-</u>	<u>8,846</u>	<u>11,252</u>
<b>FUNDS</b>					
Unrestricted Funds	12			8,846	11,252
Restricted Funds				-	-
<b>TOTAL FUNDS</b>				<u>8,846</u>	<u>11,252</u>

The financial statements were approved and authorised for issue by the Board of Trustees and authorised for issue on 2024 and were signed on its behalf by:

D F Bell  
Trustee

**THE ALFORD WINDMILL TRUST**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**FOR THE YEAR ENDED 31 DECEMBER 2023**

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**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.

**Tangible fixed assets**

Depreciation is provided at the following annual rates in order to write off each asset over its estimated useful life.

Fixtures and Fittings                      - 25% on reducing balance

**Stocks**

Stocks are valued at the lower of cost and net realisable value, after making due allowance for obsolete and slow moving items.

**Taxation**

The charity is exempt from corporation tax on its charitable activities.

**Fund accounting**

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

**THE ALFORD WINDMILL TRUST**  
**NOTES TO THE FINANCIAL STATEMENTS - continued**  
**FOR THE YEAR ENDED 31 DECEMBER 2023**

**2. DONATIONS AND LEGACIES**

	<b>2023</b>	Period from 8.9.22 to 31.12.22
	£	£
Grants	6,080	31,969
Other Income	605	840
Donations – Mayors Fund	-	500
	<b>6,685</b>	<b>33,309</b>
	<b>6,685</b>	<b>33,309</b>

Grants received, included in the above, are as follows:

	<b>2023</b>	Period from 8.9.22 to 31.12.22
	£	£
G Marsh	1,080	-
Alford Congregational Church	-	10,000
East Lindsey District Council	-	10,000
Alford Town Council	-	8,779
Alford HUB NFU	5,000	3,190
	<b>6,080</b>	<b>31,969</b>
	<b>6,080</b>	<b>31,969</b>

**3. INCOME FROM CHARITABLE ACTIVITIES**

	<b>2023</b>	Period from 8.9.22 to 31.12.22
	£	£
Café	9,934	13,752
	<b>9,934</b>	<b>13,752</b>

**4. CHARITABLE ACTIVITIES COSTS**

	Direct Costs	Support costs (see note 5)	Total 2023	Total 2022
	£	£	£	£
Charitable Activities	10,231	8,794	19,025	35,809
	<b>10,231</b>	<b>8,794</b>	<b>19,025</b>	<b>35,809</b>

**THE ALFORD WINDMILL TRUST**

**NOTES TO THE FINANCIAL STATEMENTS - continued  
FOR THE YEAR ENDED 31 DECEMBER 2023**

**5. SUPPORT COSTS**

	Management £	Finance £	Governance costs £	Total 2023 £	Total 2022 £
Charitable Activities	<u>7,655</u>	<u>139</u>	<u>1,000</u>	<u>8,794</u>	<u>16,203</u>

**6. NET INCOME**

Net income is stated after charging:

	2023 £	Period from 8.9.22 to 31.12.22 £
Depreciation – owned assets	<u>2,765</u>	<u>685</u>

**7. TRUSTEES' REMUNERATION AND BENEFITS**

There were no trustees' remuneration or other benefits for the year ended 31 December 2023 (2022 £Nil).

**Trustees' expenses**

There were no trustees' expenses paid for the period ended 31 December 2023 (2022 £Nil).

**8. STAFF COSTS**

	2023 £	Period from 8.9.22 to 31.12.22 £
Wages and Salaries	5,078	12,476
Social Security Costs	219	540
	<u>5,297</u>	<u>13,016</u>

The average monthly number of employees during the year was as follows:

	2023	Period from 8.9.22 to 31.12.22
<b>Staff</b>	<u>4</u>	<u>6</u>

**THE ALFORD WINDMILL TRUST**

**NOTES TO THE FINANCIAL STATEMENTS - continued  
FOR THE YEAR ENDED 31 DECEMBER 2023**

**9. TANGIBLE FIXED ASSETS**

	<b>Fixtures and Fittings £</b>	<b>Totals £</b>
<b>COST</b>		
At 1 January 2023	10,957	10,957
Additions	786	786
<b>At 31 December 2023</b>	<b>11,743</b>	<b>11,743</b>
<b>DEPRECIATION</b>		
At 1 January 2023	685	685
Charge for year	2,765	2,765
<b>At 31 December 2023</b>	<b>3,450</b>	<b>3,450</b>
<b>NET BOOK VALUE</b>		
At 31 December 2023	<b>8,293</b>	<b>8,293</b>
At 31 December 2022	<b>10,272</b>	<b>10,272</b>

**10. DEBTORS: AMOUNTS FALLING DUE WITHIN ONE YEAR**

	<b>2023 £</b>	<b>Period from 8.9.22 to 31.12.22 £</b>
Other debtors	367	887
Prepayments and accrued income	270	288
<b>At 31 December 2023</b>	<b>637</b>	<b>1,175</b>

**11. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR**

	<b>2023 £</b>	<b>Period from 8.9.22 to 31.12.22 £</b>
Trade creditors	827	167
Accrued expenses	774	720
<b>At 31 December 2023</b>	<b>1,601</b>	<b>887</b>

**THE ALFORD WINDMILL TRUST**

**NOTES TO THE FINANCIAL STATEMENTS - continued  
FOR THE YEAR ENDED 31 DECEMBER 2023**

**12. MOVEMENT IN FUNDS**

	At 1.1.23 £	Net movement in funds £	At 31.12.23 £
<b>Unrestricted funds</b>			
General fund	11,252	(2,406)	8,846
<b>TOTAL FUNDS</b>	<u>11,252</u>	<u>(2,406)</u>	<u>8,846</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	16,619	19,025	(2,406)
<b>TOTAL FUNDS</b>	<u>16,619</u>	<u>19,025</u>	<u>(2,406)</u>

**THE ALFORD WINDMILL TRUST**  
**DETAILED STATEMENT OF FINANCIAL ACTIVITIES**  
**FOR THE YEAR ENDED 31 DECEMBER 2023**

	<b>2023</b>	Period from 8.9.22 to 31.12.22
	£	£
<b>INCOME AND ENDOWMENTS</b>		
<b>Donations and Legacies</b>		
Grants	<b>6,080</b>	31,969
Other income	<b>605</b>	840
Donations – Mayor’s Fund	-	500
	<u><b>6,685</b></u>	<u>33,309</u>
<b>Charitable activities</b>		
Café	<b>9,934</b>	13,752
Total incoming resources	<u><b>16,619</b></u>	<u>47,061</u>

This page does not form part of the statutory financial statements

**THE ALFORD WINDMILL TRUST**  
**DETAILED STATEMENT OF FINANCIAL ACTIVITIES**  
**FOR THE YEAR ENDED 31 DECEMBER 2023**

	2023 £	Period from 8.9.22 to 31.12.22 £
<b>EXPENDITURE</b>		
<b>Charitable activities</b>		
Wages	5,078	12,476
Social security	219	540
Purchases	4,101	5,400
Room Hire	-	95
Pest Control	238	461
Card machine rental	288	48
Cleaning	-	250
Waste removal	307	336
	<u>10,231</u>	<u>19,606</u>
<b>Support Costs</b>		
<b>Management</b>		
Water & Rates	107	-
Insurance	828	576
Light and heat	1,837	1,216
Telephone	1,269	487
Advertising	138	120
Sundries	526	98
Repairs and Renewals	185	2,373
Depreciation of tangible assets	2,765	685
	<u>7,655</u>	<u>5,555</u>
<b>Finance</b>		
Bank charges	139	30
	<u>139</u>	<u>30</u>
<b>Governance costs</b>		
Accountancy	774	720
Legal and professional fees	226	9,898
	<u>1,000</u>	<u>10,618</u>
Total resources expended	<u>19,025</u>	<u>35,809</u>
Total incoming resources	16,619	47,061
Total resources expended	19,025	35,809
<b>Net (expenditure)/income</b>	<u><u>(2,406)</u></u>	<u><u>11,252</u></u>

This page does not form part of the statutory financial statements

**THE ALFORD WINDMILL TRUST**

England & Wales - Charity number 1200315

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# Accounts

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**REGISTERED CHARITY NUMBER: 1200315**

**REPORT OF THE TRUSTEES AND  
FINANCIAL STATEMENTS  
FOR THE PERIOD FROM 8 SEPTEMBER 2022  
TO 31 DECEMBER 2022  
FOR  
THE ALFORD WINDMILL TRUST**

Dexter & Sharpe  
Chartered Certified Accountants  
The Old Vicarage  
Church Close  
Boston  
Lincolnshire  
PE21 6NA

**THE ALFORD WINDMILL TRUST**

**CONTENTS OF THE FINANCIAL STATEMENTS  
FOR THE PERIOD FROM 8 SEPTEMBER 2022 TO 31 DECEMBER 2022**

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**THE ALFORD WINDMILL TRUST**  
**REPORT OF THE TRUSTEES**  
**FOR THE PERIOD FROM 8 SEPTEMBER 2022 TO 31 DECEMBER 2022**

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The trustees present their report with the financial statements of the charity for the period from 8 September 2022 to 31 December 2022. 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**

For the public benefit, the advancement of education and the preservation, protection and maintenance of the Alford “five-sailed” windmill in particular but not exclusively by:

- Conserving and maintaining the restored mill as a working mill, open to the public, and
- Developing and facility to attract visitors and maintaining the mill site as an educational facility to attract visitors and develop their awareness and understanding of the history their awareness and understanding of the history of the mill and the historic occupation of millwrighting.

**ACHIEVEMENTS AND PERFORMANCE**

This has been a period of steady progress.

During the period the Alford Windmill Trust achieved charitable status with the objects of “for the public benefit, the advancement of education and the preservation, protection and maintenance of the Alford “five-sailed” windmill in particular but not exclusively by: Conserving and maintaining the restored mill as a working mill, open to the public, and developing and facility to attract visitors and maintaining the mill site as an educational facility to attract visitors and develop their awareness and understanding of the history their awareness and understanding of the history of the mill and the historic occupation of millwrighting.

The Trust has worked throughout the period in partnership with Lincolnshire County Council (LCC), East Lindsey District Council (ELDC), Alford Town Council (ATC), and the local community to achieve the full repair of the windmill and associated buildings.

LCC, as the current owners of the site, have committed to the full repair of the windmill and are in the process of completing a specification of the work for tendering purposes.

ELDC, with the Trust and ATC, led an application to the government for £1.1m of Levelling Up Funds which was successful shortly after the financial year end. These funds will be used to refurbish the Miller’s Cottage as a holiday let, build a new café with a bakery and storage for the nationally significant Thomson Millwright Collection and turn the sail shed into a museum.

Also, in the summer, the Trust re-opened the sail shed as a café with mixed success. A substantial amount of grant funds were used to tidy the grounds and re-equip the café before it could be re-opened. Once open, the café was successful in raising the profile of the project in the locality and rebuilding its trade to a respectable level after being closed for several years. The problems of opening late in the summer were exacerbated by the difficult in recruiting experienced staff and these issues combined for the café to operate at a loss.

In 2023 the Trust will look to re-open the café again for the summer months and to progress with the expenditure of the Levelling Up Funds with our partners.

## **THE ALFORD WINDMILL TRUST**

### **REPORT OF THE TRUSTEES FOR THE PERIOD FROM 8 SEPTEMBER 2022 TO 31 DECEMBER 2022**

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#### **RESERVES**

The Alford Windmill Trust reviews and monitors the level of reserves held on a regular basis. Reserves at the year end were £11,102.

#### **RESPONSIBILITIES**

The Board of Trustees are responsible for ensuring that the Trust's resources are managed responsibly, and that we act in the best interests of the Trust. The Board has responsibility for approving and monitoring the implementation of this Policy.

#### **LAWS AND REGULATIONS**

As a registered charity, the Trust is required to meet relevant legal and regulatory requirements and has a duty to apply charitable funds within a reasonable period of time in pursuing its objectives.

This Policy sets out the framework the Trust has in place to confirm the level of reserves the Trustees have determined is appropriate for the Trust, and draws upon guidance such as the Charities Commission's CC19.

#### **FUTURE PLANS**

ELDC, with the Trust and ATC, led an application to the government for £1.1m of Levelling Up Funds which was successful shortly after the financial year end. These funds will be used to refurbish the Millers Cottage as a holiday let, build a new café with a bakery and storage for the national significant Thomson Millwright Collection and turn the sail shed into a museum.

In 2023 the Trust will look to re-open the café again for the summer months and to progress with the expenditure of the Levelling Up Funds with our partners.

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

The organisation is a Charitable Incorporated Organisation (CIO) registered on 8 September 2022.

The organisation is governed by a constitution.

The members of the Executive Committee are the Trustees for the purpose of charity law and are collectively referred to as the Trustees.

The Trustees have had due regards to guidance distributed by the Charity Commission on public benefit.

The Trustees who served during the period and up to the date of this report are set out elsewhere in this report.

The Trustees are put up for re-election every year at the Annual General Meeting. Any casual vacancies can be filled by co-option.

The Trustees are involved in the day to day management of the charity. Executive Committee meetings are held monthly through the year.

**THE ALFORD WINDMILL TRUST**

**REPORT OF THE TRUSTEES  
FOR THE PERIOD FROM 8 SEPTEMBER 2022 TO 31 DECEMBER 2022**

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**REFERENCE AND ADMINISTRATIVE DETAILS**

**Registered Charity number**

1200315

**Registered office**

The Alford Windmill Trust  
32 East Street  
Alford  
Lincolnshire  
LN13 9EH

**Trustees**

D F Bell (Appointed 8 September 2022)  
G Allan (Appointed 8 September 2022)  
D P Robinson (Appointed 8 September 2022)  
K Pryke (Appointed 8 September 2022)

**Independent Examiner**

Mrs Nicola Michelle Lenton F.C.C.A.  
Dexter & Sharpe  
Chartered Certified Accountants  
The Old Vicarage  
Church Close  
Boston  
Lincolnshire  
PE21 6NA

Report of the trustees, incorporating a strategic report, approved by order of the board of trustees, as the company directors, on 4 May 2023 and signed on the board's behalf by:

D F Bell  
Trustee

## INDEPENDENT EXAMINER'S REPORT TO THE TRUSTEES OF THE ALFORD WINDMILL TRUST

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### **Independent examiner's report to the trustees of The Alford Windmill Trust ('the Company')**

I report to the charity trustees on my examination of the accounts of The Alford Windmill Trust (the trust) for the period from 8 September 2022 to 31 December 2022.

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

As the charity's 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 as carried out under Section 145 of the Charities Act 2011 ('the 2011 Act'). In carrying out my examination I have followed the Directions given by the Charity Commission under Section 145(5) (b) of the 2011 Act.

### **Independent examiner's statement**

I can confirm that I am qualified to undertake the examination because I am a registered member of F.C.C.A. which is one of the listed bodies.

I have completed my examination. I confirm that no matters have come to my attention in connection with the examination giving me cause to believe:

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 accounting requirements concerning the form and content of the 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; or
4. the accounts have not been prepared in accordance with the methods and principles of the Statement of Recommended Practice for accounting and reporting by charities (applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102)).

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.

Mrs Nicola Michelle Lenton F.C.C.A.  
Dexter & Sharpe  
Chartered Certified Accountants  
The Old Vicarage  
Church Close  
Boston  
Lincolnshire  
PE21 6NA

Date: 4 May 2023

**THE ALFORD WINDMILL TRUST**

**STATEMENT OF FINANCIAL ACTIVITIES  
FOR THE PERIOD FROM 8 SEPTEMBER 2022 TO 31 DECEMBER 2022**

		Unrestricted Fund £	Restricted Fund £	Period from 8.9.22 to 31.12.22 Total Funds £
<b>INCOME FROM</b>				
Donations and Legacies	2	33,309	-	33,309
<b>Charitable Activities</b>				
Charitable activities	3	13,752	-	13,752
<b>Total</b>		<u>47,061</u>	<u>-</u>	<u>47,061</u>
<b>EXPENDITURE ON</b>				
<b>Charitable Activities</b>				
Charitable activities	4	35,809	-	35,809
<b>NET INCOME</b>		<u>11,252</u>	<u>-</u>	<u>11,252</u>
Net movement in funds		11,252	-	11,252
<b>RECONCILIATION OF FUNDS</b>				
Total funds brought forward		-	-	-
<b>TOTAL FUNDS CARRIED FORWARD</b>		<u><u>11,252</u></u>	<u><u>-</u></u>	<u><u>11,252</u></u>

**THE ALFORD WINDMILL TRUST**

**BALANCE SHEET  
31 DECEMBER 2022**

	Notes	Unrestricted Fund £	Restricted Fund £	2022 Total Funds £
<b>FIXED ASSETS</b>				
Tangible Assets	9	10,272	-	10,272
<b>CURRENT ASSETS</b>				
Debtors	10	1,175	-	1,175
Cash at bank and in hand		692	-	692
<b>Total</b>		<u>12,139</u>	<u>-</u>	<u>12,139</u>
<b>CREDITORS</b>				
Amounts falling due within one year	11	887	-	887
<b>NET CURRENT ASSETS</b>		<u>11,252</u>	<u>-</u>	<u>11,252</u>
<b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>				
		<u>11,252</u>	<u>-</u>	<u>11,252</u>
<b>NET ASSETS</b>		<u>11,252</u>	<u>-</u>	<u>11,252</u>
<b>FUNDS</b>				
Unrestricted Funds	12			11,252
Restricted Funds				-
<b>TOTAL FUNDS</b>				<u>11,252</u>

The financial statements were approved and authorised for issue by the Board of Trustees and authorised for issue on 4 May 2023 and were signed on its behalf by:

D F Bell  
Trustee

# THE ALFORD WINDMILL TRUST

## NOTES TO THE FINANCIAL STATEMENTS FOR THE PERIOD FROM 8 SEPTEMBER 2022 TO 31 DECEMBER 2022

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### 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.

#### **Tangible fixed assets**

Depreciation is provided at the following annual rates in order to write off each asset over its estimated useful life.

Fixtures and Fittings                      - 25% on reducing balance

#### **Stocks**

Stocks are valued at the lower of cost and net realisable value, after making due allowance for obsolete and slow moving items.

#### **Taxation**

The charity is exempt from corporation tax on its charitable activities.

#### **Fund accounting**

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

**THE ALFORD WINDMILL TRUST**

**NOTES TO THE FINANCIAL STATEMENTS - continued  
FOR THE PERIOD FROM 8 SEPTEMBER 2022 TO 31 DECEMBER 2022**

**2. DONATIONS AND LEGACIES**

	Period from 8.9.22 to 31.12.22 £
Grants	31,969
Other income	840
Donations – Mayors Fund	500
	33,309
	33,309

Grants received, included in the above, are as follows:

	Period from 8.9.22 to 31.12.22 £
Alford Congregational Church	10,000
East Lindsey District Council	10,000
Alford Town Council	8,779
Alford HUB NFU	3,190
	31,969
	31,969

**3. INCOME FROM CHARITABLE ACTIVITIES**

	Period from 8.9.22 to 31.12.22 £
Café	13,752
	13,752

**4. CHARITABLE ACTIVITIES COSTS**

	Direct Costs £	Support costs (see note 5) £	Totals £
Charitable Activities	19,606	16,203	35,809
	19,606	16,203	35,809

**THE ALFORD WINDMILL TRUST**

**NOTES TO THE FINANCIAL STATEMENTS - continued  
FOR THE PERIOD FROM 8 SEPTEMBER 2022 TO 31 DECEMBER 2022**

**5. SUPPORT COSTS**

	Management £	Finance £	Governance costs £	Totals £
Charitable Activities	<u>5,555</u>	<u>30</u>	<u>10,618</u>	<u>16,203</u>

**6. NET INCOME**

Net income is stated after charging:

	<b>Period from 8.9.22 to 31.12.22 £</b>
Depreciation – owned assets	<u>685</u>

**7. TRUSTEES' REMUNERATION AND BENEFITS**

There were no trustees' remuneration or other benefits for the period ended 31 December 2022.

**Trustees' expenses**

There were no trustees' expenses paid for the period ended 31 December 2022.

**8. STAFF COSTS**

	<b>Period from 8.9.22 to 31.12.22 £</b>
Wages and Salaries	12,476
Social Security Costs	540
	<u>13,016</u>

The average monthly number of employees during the period was as follows:

	<b>Period from 8.9.22 to 31.12.22 £</b>
Staff	<u>6</u>

**THE ALFORD WINDMILL TRUST**

**NOTES TO THE FINANCIAL STATEMENTS - continued  
FOR THE PERIOD FROM 8 SEPTEMBER 2022 TO 31 DECEMBER 2022**

**9. TANGIBLE FIXED ASSETS**

	<b>Fixtures and Fittings £</b>	<b>Totals £</b>
<b>COST</b>		
At 8 September 2022	-	-
Additions	10,957	10,957
	10,957	10,957
<b>At 31 December 2022</b>	<b>10,957</b>	<b>10,957</b>
<b>DEPRECIATION</b>		
At 8 September 2022	-	-
Charge for year	685	685
	685	685
<b>At 31 December 2022</b>	<b>685</b>	<b>685</b>
<b>NET BOOK VALUE</b>		
At 31 December 2022	10,272	10,272
At 8 September 2022	-	-

**10. DEBTORS: AMOUNTS FALLING DUE WITHIN ONE YEAR**

	<b>Period from 8.9.22 to 31.12.22 £</b>
Other debtors	887
Prepayments and accrued income	288
	1,175
	<b>1,175</b>

**11. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR**

	<b>Period from 8.9.22 to 31.12.22 £</b>
Trade creditors	167
Accrued expenses	720
	887
	<b>887</b>

**THE ALFORD WINDMILL TRUST**

**NOTES TO THE FINANCIAL STATEMENTS - continued  
FOR THE PERIOD FROM 8 SEPTEMBER 2022 TO 31 DECEMBER 2022**

**12. MOVEMENT IN FUNDS**

	At 8.9.22 £	Net movement in funds £	At 31.12.22 £
<b>Unrestricted funds</b>			
General fund	-	11,252	11,252
<b>TOTAL FUNDS</b>	-	11,252	11,252

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

	Incoming resources £	Resources expended £	Movement in funds £
<b>Unrestricted funds</b>			
General fund	47,061	35,809	11,252
<b>TOTAL FUNDS</b>	47,061	35,809	11,252

**THE ALFORD WINDMILL TRUST**

**DETAILED STATEMENT OF FINANCIAL ACTIVITIES  
FOR THE PERIOD FROM 8 SEPTEMBER 2022 TO 31 DECEMBER 2022**

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	<b>Period from 8.9.22 to 31.12.22 £</b>
<b>INCOME AND ENDOWMENTS</b>	
<b>Donations and Legacies</b>	
Grants	31,969
Other income	840
Donations – Mayor’s Fund	500
	<hr/> 33,309
<b>Charitable activities</b>	
Cafe	13,752
	<hr/> 47,061
Total incoming resources	<hr/> <hr/> 47,061

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**THE ALFORD WINDMILL TRUST**

**DETAILED STATEMENT OF FINANCIAL ACTIVITIES  
FOR THE PERIOD FROM 8 SEPTEMBER 2022 TO 31 DECEMBER 2022**

---

	Period from 8.9.22 to 31.12.22 £
<b>EXPENDITURE</b>	
<b>Charitable activities</b>	
Wages	12,476
Social security	540
Purchases	5,400
Room Hire	95
Pest Control	461
Card machine rental	48
Cleaning	250
Waste removal	336
	<hr/>
	19,606
<b>Support Costs</b>	
<b>Management</b>	
Insurance	576
Light and heat	1,216
Telephone	487
Advertising	120
Sundries	98
Repairs and Renewals	2,373
Depreciation of tangible assets	685
	<hr/>
	5,555
<b>Finance</b>	
Bank charges	30
	<hr/>
	30
<b>Governance costs</b>	
Accountancy	720
Legal and professional fees	9,898
	<hr/>
	10,618
<b>Total resources expended</b>	<hr/> <b>35,809</b>
<b>Total incoming resources</b>	<b>47,061</b>
<b>Total resources expended</b>	<b>35,809</b>
	<hr/>
<b>Net income</b>	<b>11,252</b> <hr/> <hr/>

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