

THE ABBEYFIELD CHICHESTER SOCIETY LIMITED

England & Wales · Charity number 208819

Details

Status Registered

Legal form Charitable company

Company number [00708411](#)

Registered 1962-10-15

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

Contact

Address Oakshade
Market Avenue
Chichester
PO19 1JR

Phone 01243539207

Email abbeyfieldchi@btconnect.com

Website www.abbeyfieldchichester.org

Activities

Objects: TO RELIEVE AED IMPOTENT AND POOR PEOPLE OF ALL CLASSES, FOR THE ADVANCEMENT OF RELIGION AND EDUCATON AND FOR OTHER CHARITABLE PURPOSES

Activities: To run and provide residential accommodation for elderly peopleTo provide at home services to elderly people to enable them to stay in their homes

Classification

- **How:** Provides Buildings/facilities/open Space, Provides Services
- **What:** Accommodation/housing
- **Who:** Elderly/old People

Geography

- **Area of benefit:** CHICHESTER AND ELSEWHERE
- West Sussex

Finances

Period end	Income	Expenditure	Assets	Employees
2024-12-31	£373,347	£361,170	-	-
2023-12-31	£351,080	£359,395	-	-
2022-12-31	£328,143	£375,925	-	-
2021-12-31	£301,043	£286,464	-	-
2020-12-31	£296,732	£312,572	-	-

Trustees

Name	Role	Appointed
ALWYN WENDY THOMPSON-DYKE		
Anne Irwin-Brown		2017-04-20
David Norman Rigglesford		2021-11-25
Joanna Catherine Jefferson		2023-05-24
Neil Hodgson		2025-07-14

THE ABBEYFIELD CHICHESTER SOCIETY LIMITED

England & Wales - Charity number 208819

Accounts

ABBNEYFIELD CHICHESTER SOCIETY LTD(THE)
ANNUAL REPORT OF THE TRUSTEES AND DIRECTORS
FOR THE YEAR ENDED 31 DECEMBER 2024

The trustees and directors present their report and accounts for the year ended 31 December 2022.

Structure, Governance and Management

Governing Document

The organisation is a charitable company limited by guarantee and is therefore governed by a memorandum and articles of association. The company was incorporated on 17 November 1961.

Recruitment and Appointment of the Trustees

The directors of the company are also the trustees of the charity for the purposes of charity law. There is no minimum or maximum length of service and all new trustees have a basic review made into their background including a check with the Criminal Records Bureau before they are accepted.

Risk Management

The Trustees have reassessed the future direction for the Society having reviewed environmental trends and opportunities. We have adopted a set of assumptions upon which to approve business strategies, plans and targets to improve performance.

The Abbeyfield Society has standards and guidelines which are used. Monthly, quarterly and other systems are used to monitor and adjust performance and to assess and manage risk. A number of outside inspection agencies periodically review aspects of performance.

Direction, management and service delivery

The directors are required to make judgements and assessments in the process of preparing the accounts periodically. Furthermore they are responsible for ensuring that the accounting records comply with the Company Act 2006. Finally they are responsible for safeguarding the assets of the Company and hence taking reasonable steps for the prevention and detection of fraud and other irregularities.

The Trustees are responsible for reviewing and developing visions of the future, fundamental direction, for approving the Managements' annual business plan, monitoring and supporting the management's execution of approved plans.

A Management Team led by a General Manager delivers a business plan approved by the Board, an offering to the market and a service to the residents. It reports to the Board quarterly, as a minimum.

The Chairman manages Board activities, relations with external institutions and with Abbeyfield networks.

A directing Board of Trustees meets 6 – 10 times per annum to consider directions, key strategies and overall performance. As rooms are becoming vacant, they are being upgraded and kept fit for purpose.

Objectives and Activities

The Society manages and rents accommodation to elderly People. We provide support in our houses and also in their own homes with the care, security and Christian love to which they are entitled. At the same time it aims to foster a community spirit and a sense of independence for each individual.

In setting our objectives and planning our activities our Trustees have given careful consideration to the Charity Commission's general guidance on public benefit and in particular to its supplementary public benefit guidance on fee-charging.

We are delighted that one of our staff received the BME for dedication during Covid lockdown to our residents.

**ABBNEYFIELD CHICHESTER SOCIETY LTD(THE)
DIRECTORS' REPORT AND
UNAUDITED ABRIDGED FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 DECEMBER 2024**

Phoenix Accounting Services Ltd1
MAAT
3 Selsey Bus Ctr
Selsey
Chichester
PO20 0RS

Abbeyfield Chichester Society Ltd(The)
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Abbeyfield Chichester Society Ltd(The)
Company Information
For The Year Ended 31 December 2024

Directors	Mr Nigel Harris Mrs Joanna Jefferson Mrs Alwyn Thompson-Dyke Mrs Anne Irwin-Brown Mr Ian Peterkin Mr David Rigglesford
Secretary	Mr David Rigglesford
Company Number	00708411
Registered Office	Oakshade Market Avenue Chichester West Sussex PO19 1JR
Accountants	Phoenix Accounting Services Ltd1 MAAT 3 Selsey Bus Ctr Selsey Chichester PO20 0RS
Charity Number	208819

Abbeyfield Chichester Society Ltd(The)
Company No. 00708411
Directors' Report For The Year Ended 31 December 2024

The directors present their report and the financial statements for the year ended 31 December 2024.

Principal Activity

The company's principal activity continues to be that of renting accommodation to elderly people. We provide support in our houses and also in their own homes with the care, security and Christian love to which they are entitled. At the same time it aims to foster a community spirit and a sense of independence for each individual. In setting our objectives and planning our activities our Trustees have given careful consideration to the Charity Commission's general guidance on public benefit and in particular to its supplementary public benefit guidance on fee-charging.

We are delighted that one of our staff received the BME for dedication during Covid lockdown to our residents.

Directors

The directors who held office during the year were as follows:

Mr Nigel Harris

Mrs Joanna Jefferson

Mrs Alwyn Thompson-Dyke

Mrs Anne Irwin-Brown

Mr Ian Peterkin

Mr David Rigglesford

Statement of Directors' Responsibilities

The directors are responsible for preparing the Directors' Report and the financial statements in accordance with applicable law and regulations.

Company law requires the directors to prepare financial statements for each financial year. Under that law the directors have elected to prepare the financial statements in accordance with United Kingdom Generally Accepted Accounting Practice (United Kingdom Accounting Standards and applicable law). Under company law the directors must not approve the financial statements unless they are satisfied that they give a true and fair view of the state of affairs of the company and of the surplus or deficit of the company for that period. In preparing the financial statements the directors are required to:

- select suitable accounting policies and then apply them consistently;
- make judgments and accounting estimates that are reasonable and prudent;
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the company will continue in business.

The directors are responsible for keeping adequate accounting records that are sufficient to show and explain the company's transactions and disclose with reasonable accuracy at any time the financial position of the company and enable them to ensure that the financial statements comply with the Companies Act 2006. They are also responsible for safeguarding the assets of the company and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

The directors are responsible for the maintenance and integrity of any corporate and financial information included on the company's website. Legislation in the United Kingdom governing the preparation and dissemination of financial statements may differ from legislation in other jurisdictions.

Small Company Rules

This report has been prepared in accordance with the special provisions relating to companies subject to the small companies regime within Part 15 of the Companies Act 2006.

On behalf of the board

Mrs Alwyn Thompson-Dyke

Director

30/09/2025

Abbeyfield Chichester Society Ltd(The)
Accountant's Report
For The Year Ended 31 December 2024

In accordance with the engagement letter dated 30 November 2023, and in order to assist you to fulfil your duties under the Companies Act 2006, we have compiled the financial statements of the company from the accounting records and information and explanations you have given to us.

This report is made to the directors in accordance with the terms of our engagement. Our work has been undertaken to prepare for approval by the directors the financial statements that we have been engaged to compile, to report to the directors that we have done so, and to state those matters that we have agreed to state to them in this report and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the Company and the Company's directors for our work or for this report.

You have acknowledged on the balance sheet as at year ended 31 December 2024 your duty to ensure that the company has kept proper accounting records and to prepare financial statements that give a true and fair view under the Companies Act 2006. You consider that the company is exempt from the statutory requirement for an audit for the year.

We have not been instructed to carry out an audit of the financial statements. For this reason, we have not verified the accuracy or completeness of the accounting records or information and explanations you have given to us and we do not, therefore, express any opinion on the financial statements.

Phoenix Accounting Services Ltd
30/09/2025

Phoenix Accounting Services Ltd1
MAAT
3 Selsey Bus Ctr
Selsey
Chichester
PO20 0RS

Abbeyfield Chichester Society Ltd(The)
Abridged Income and Expenditure Account
For The Year Ended 31 December 2024

	Notes	2024 £	2023 £
GROSS SURPLUS		369,195	319,268
Administrative expenses		(357,265)	(357,367)
OPERATING SURPLUS/(DEFICIT)		11,930	(38,099)
Income from other current asset investments		-	29,467
Other interest receivable and similar income		247	317
SURPLUS/(DEFICIT) FOR THE FINANCIAL YEAR		12,177	(8,315)

The notes on pages 8 to 9 form part of these financial statements.

Abbeyfield Chichester Society Ltd(The)
Abridged Balance Sheet
As At 31 December 2024

		2024		2023	
	Notes	£	£	£	£
FIXED ASSETS					
Intangible Assets	4		5,858		5,858
Tangible Assets	5		1,910,537		1,880,645
			<u>1,916,395</u>		<u>1,886,503</u>
CURRENT ASSETS					
Debtors		8,736		8,013	
Investments		576,564		576,564	
Cash at bank and in hand		109,824		122,268	
		<u>695,124</u>		<u>706,845</u>	
Creditors: Amounts Falling Due Within One Year		<u>(5,230)</u>		<u>(290)</u>	
NET CURRENT ASSETS (LIABILITIES)			<u>689,894</u>		<u>706,555</u>
TOTAL ASSETS LESS CURRENT LIABILITIES			<u>2,606,289</u>		<u>2,593,058</u>
Creditors: Amounts Falling Due After More Than One Year			<u>(6,082)</u>		<u>(6,082)</u>
NET ASSETS			<u>2,600,207</u>		<u>2,586,976</u>
RESERVES					
Other reserves			(27,119)		(28,173)
Income and Expenditure Account			<u>2,627,326</u>		<u>2,615,149</u>
MEMBERS' FUNDS			<u>2,600,207</u>		<u>2,586,976</u>

Abbeyfield Chichester Society Ltd(The)
Abridged Balance Sheet (continued)
As At 31 December 2024

For the year ending 31 December 2024 the company was entitled to exemption from audit under section 477 of the Companies Act 2006 relating to small companies.

The members have not required the company to obtain an audit in accordance with section 476 of the Companies Act 2006.

The directors acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of accounts.

These accounts have been prepared in accordance with the provisions applicable to companies subject to the small companies regime.

All of the company's members have consented to the preparation of an Abridged Income and Expenditure Account and an Abridged Balance Sheet for the year end 31 December 2024 in accordance with section 444(2A) of the Companies Act 2006.

On behalf of the board

Mrs Alwyn Thompson-Dyke

Director

30/09/2025

The notes on pages 8 to 9 form part of these financial statements.

Abbeyfield Chichester Society Ltd(The)
Statement of Changes in Equity
For The Year Ended 31 December 2024

	Other reserves	Income and Expenditure Account	Total
	£	£	£
As at 1 January 2023	-	-	-
Deficit for year	-	(8,315)	(8,315)
Previous accountants adjustment	(1,054)	-	(1,054)
Other comprehensive income for the year	(1,054)	-	(1,054)
Total comprehensive income for the year	(1,054)	(8,315)	(9,369)
Sinking Fund	(50,000)	-	(50,000)
Movements type A	22,881	-	22,881
Transfer to/from Other Reserves	-	2,623,464	2,623,464
As at 31 December 2023 and 1 January 2024	(28,173)	2,615,149	2,586,976
Surplus for year	-	12,177	12,177
Previous accountants adjustment	1,054	-	1,054
Other comprehensive income for the year	1,054	-	1,054
Total comprehensive income for the year	1,054	12,177	13,231
As at 31 December 2024	(27,119)	2,627,326	2,600,207

Abbeyfield Chichester Society Ltd(The)
Notes to the Abridged Financial Statements
For The Year Ended 31 December 2024

1. General Information

Abbeyfield Chichester Society Ltd(The) is a private company, limited by guarantee, incorporated in England & Wales, registered number 00708411. The registered office is Oakshade, Market Avenue, Chichester, West Sussex, PO19 1JR.

2. Accounting Policies

2.1. Basis of Preparation of Financial Statements

The financial statements have been prepared under the historical cost convention and in accordance with Financial Reporting Standard 102 section 1A Small Entities "The Financial Reporting Standard applicable in the UK and Republic of Ireland" and the Companies Act 2006.

2.2. Turnover

Turnover is measured at the fair value of the consideration received or receivable, net of discounts and value added taxes. Turnover includes revenue earned from the sale of goods and from the rendering of services. Turnover is reduced for estimated customer returns, rebates and other similar allowances.

Sale of goods

Turnover from the sale of goods is recognised when the significant risks and rewards of ownership of the goods has transferred to the buyer. This is usually at the point that the customer has signed for the delivery of the goods.

Rendering of services

Turnover from the rendering of services is recognised by reference to the stage of completion of the contract. The stage of completion of a contract is measured by comparing the costs incurred for work performed to date to the total estimated contract costs. Turnover is only recognised to the extent of recoverable expenses when the outcome of a contract cannot be estimated reliably.

2.3. Intangible Fixed Assets and Amortisation - Other Intangible

Other intangible assets are It is amortised to income and expenditure account over its estimated economic life of years.

2.4. Tangible Fixed Assets and Depreciation

Tangible fixed assets are measured at cost less accumulated depreciation and any accumulated impairment losses. Depreciation is provided at rates calculated to write off the cost of the fixed assets, less their estimated residual value, over their expected useful lives on the following bases:

Freehold	0%
Fixtures & Fittings	10% Reducing Balance

3. Average Number of Employees

Average number of employees, including directors, during the year was: 20 (2023: 20)

4. Intangible Assets

	Total £
Cost	
As at 1 January 2024	5,858
As at 31 December 2024	5,858
Net Book Value	
As at 31 December 2024	5,858
As at 1 January 2024	5,858

Abbeyfield Chichester Society Ltd(The)
Notes to the Abridged Financial Statements (continued)
For The Year Ended 31 December 2024

5. Tangible Assets

	Total £
Cost	
As at 1 January 2024	1,956,164
Additions	34,865
As at 31 December 2024	<u>1,991,029</u>
Depreciation	
As at 1 January 2024	75,519
Provided during the period	4,973
As at 31 December 2024	<u>80,492</u>
Net Book Value	
As at 31 December 2024	<u>1,910,537</u>
As at 1 January 2024	<u>1,880,645</u>

6. Company limited by guarantee

The company is limited by guarantee and has no share capital.

Every member of the company undertakes to contribute to the assets of the company, in the event of a winding up, such an amount as may be required not exceeding £1.

Abbeyfield Chichester Society Ltd(The)
Abridged Detailed Income and Expenditure Account
For The Year Ended 31 December 2024

	2024		2023	
	£	£	£	£
TURNOVER				
At Home Income		13,967		16,775
Oakshade Income		245,316		186,709
Westergate Income		108,817		112,812
Gifts and Donations - unrestricted		5,000		5,000
		<u>373,100</u>		<u>321,296</u>
COST OF SALES				
Resident Activities	2,642		1,703	
Travel and Venue Hire	36		325	
Purchases general	1,227		-	
	<u>2,905</u>		<u>2,028</u>	
		<u>(3,905)</u>		<u>(2,028)</u>
GROSS SURPLUS		369,195		319,268
Administrative Expenses				
Wages and salaries	185,986		173,021	
Staff training	390		950	
Staff welfare	1,351		1,578	
Protective clothing	182		120	
Services to property	77,551		68,499	
Light and heat	-		(6,029)	
Room Refurbishment	-		39,349	
Housekeeping	39,020		41,795	
Premises insurance	12,275		5,737	
Gardening maintenance	7,861		5,882	
Staff Mileage	919		941	
Computer software costs	2,374		-	
Printing, postage and stationery	1,745		3,484	
Advertising and marketing costs	9,423		5,133	
Telecommunications	5,420		4,079	
Accountancy fees	1,242		1,225	
Employment tribunals	-		3,500	
Affiliation Fees	5,575		3,110	
Subscriptions overheads	91		-	
Licenses	657		678	
Bank charges	230		132	
Charitable donations	-		50	
Depreciation	4,973		3,405	
Sundry expenses	-		728	
	<u>-</u>		<u>728</u>	
		<u>(357,265)</u>		<u>(357,367)</u>
OPERATING SURPLUS/(DEFICIT)		11,930		(38,099)
Interest from other current asset investments - unlisted	-		29,467	
	<u>-</u>		<u>29,467</u>	
		-		29,467
				...CONTINUED

Abbeyfield Chichester Society Ltd(The)
Abridged Detailed Income and Expenditure Account (continued)
For The Year Ended 31 December 2024

Other interest receivable and similar income

Bank interest receivable	247		317	
		247		317
SURPLUS/(DEFICIT) FOR THE FINANCIAL YEAR		12,177		(8,315)



Section A

Independent Examiner's Report

Report to the
trustees/directors/
members of

Abbeyfield (Chichester) society Limited

On accounts for the year
ended

31st December 2024

Charity no.:

208819

Company no.:

00708411

Set out on pages

1-2

(remember to include the page numbers of additional sheets)

I report to the charity trustees on my examination of the accounts of the Company for the year ended **31st December 2024**.

Responsibilities and
basis of report

As the charity's trustees of the Company (who are also the directors of the company for the purposes of company law), you are responsible for the preparation of the accounts in accordance with the requirements of the Companies Act 2006 ("the 2006 Act").

Having satisfied myself that the accounts of the Company are not required to be audited for this year under Part 16 of the 2006 Act and are eligible for independent examination, I report in respect of my examination of your charity'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

The company's gross income exceeded £250,000 and I am qualified to undertake the examination by being a qualified member of The accounting Technicians.

I have completed my examination. I confirm that no material matters have come to my attention (other than that disclosed below *) which gives me cause to believe that:

- accounting records were not kept in accordance with section 386 of the Companies Act 2006; or
- the accounts do not accord with such records; or
- the accounts do not comply with relevant accounting requirements under section 396 of the Companies Act 2006 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
- the accounts have not been prepared in accordance with the Charities SORP (FRS102).

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.

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

Signed:



Date:

27th October 2024

Name:

Deborah Heath

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

The Association of Accounting Technicians

Address:

Phoenix Accounting Services Ltd. 3 Selsey Business Centre. The Bridleway, Selsey , West Sussex

PO20 0RS

Section B

Disclosure

Only complete if the examiner needs to highlight material 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.

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THE ABBEYFIELD CHICHESTER SOCIETY LIMITED

England & Wales - Charity number 208819

Accounts

ABBNEYFIELD CHICHESTER SOCIETY LTD(THE)

ANNUAL REPORT OF THE TRUSTEES AND DIRECTORS

FOR THE YEAR ENDED 31 DECEMBER 2023

The trustees and directors present their report and accounts for the year ended 31 December 2022.

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Governing Document

The organisation is a charitable company limited by guarantee and is therefore governed by a memorandum and articles of association. The company was incorporated on 17 November 1961.

Recruitment and Appointment of the Trustees

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We are delighted that one of our staff received the BME for dedication during Covid lockdown to our residents.

**ABBNEYFIELD CHICHESTER SOCIETY LTD(THE)
DIRECTORS' REPORT AND
UNAUDITED ABRIDGED FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 DECEMBER 2023**

Phoenix Accounting Services Ltd
MAAT
3 Selsey Bus Ctr
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Abbeyfield Chichester Society Ltd(The)
Directors' Report and Unaudited Abridged Financial Statements
For The Year Ended 31 December 2023

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Abbeyfield Chichester Society Ltd(The)
Company Information
For The Year Ended 31 December 2023

Directors	Mr David Rigglesford - Chairman & Secretary Mr Ian Peterkin Mrs Alwyn Thompson-Dyke Mrs Joanna Jefferson Mrs Anne Irwin-Brown Mr Nigel Harris
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Company Number	00708411
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Registered Office	Oakshade Market Avenue Chichester West Sussex PO19 1JR
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Accountants	Phoenix Accounting Services Ltd MAAT 3 Selsey Bus Ctr Selsey Chichester PO20 0RS
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Charity Number	208819
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Abbeyfield Chichester Society Ltd(The)
Company No. 00708411
Directors' Report For The Year Ended 31 December 2023

The directors present their report and the financial statements for the year ended 31 December 2023.

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The company's principal activity continues to be that of renting accommodation to elderly people. We provide support in our houses and also in their own homes with the care, security and Christian love to which they are entitled. At the same time it aims to foster a community spirit and a sense of independence for each individual. In setting our objectives and planning our activities our Trustees have given careful consideration to the Charity Commission's general guidance on public benefit and in particular to its supplementary public benefit guidance on fee-charging.

We are delighted that one of our staff received the BME for dedication during Covid lockdown to our residents.

Directors

The directors who held office during the year were as follows:

Mr David Rigglesford - Chairman & Secretary Appointed 31/12/2023

Mr Ian Peterkin

Mrs Alwyn Thompson-Dyke

Mrs Joanna Jefferson

Mrs Anne Irwin-Brown

Mr Nigel Harris Appointed 31/12/2023

Statement of Directors' Responsibilities

The directors are responsible for preparing the Directors' Report and the financial statements in accordance with applicable law and regulations.

Company law requires the directors to prepare financial statements for each financial year. Under that law the directors have elected to prepare the financial statements in accordance with United Kingdom Generally Accepted Accounting Practice (United Kingdom Accounting Standards and applicable law). Under company law the directors must not approve the financial statements unless they are satisfied that they give a true and fair view of the state of affairs of the company and of the surplus or deficit of the company for that period. In preparing the financial statements the directors are required to:

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This report has been prepared in accordance with the special provisions relating to companies subject to the small companies regime within Part 15 of the Companies Act 2006.

On behalf of the board

Mr David Rigglesford - Chairman & Secretary

Director

10/04/2024

Abbeyfield Chichester Society Ltd(The)
Accountant's Report
For The Year Ended 31 December 2023

In accordance with the engagement letter dated 30 November 2023, and in order to assist you to fulfil your duties under the Companies Act 2006, we have compiled the financial statements of the company from the accounting records and information and explanations you have given to us.

This report is made to the directors in accordance with the terms of our engagement. Our work has been undertaken to prepare for approval by the directors the financial statements that we have been engaged to compile, to report to the directors that we have done so, and to state those matters that we have agreed to state to them in this report and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the Company and the Company's directors for our work or for this report.

You have acknowledged on the balance sheet as at year ended 31 December 2023 your duty to ensure that the company has kept proper accounting records and to prepare financial statements that give a true and fair view under the Companies Act 2006. You consider that the company is exempt from the statutory requirement for an audit for the year.

We have not been instructed to carry out an audit of the financial statements. For this reason, we have not verified the accuracy or completeness of the accounting records or information and explanations you have given to us and we do not, therefore, express any opinion on the financial statements.

Signed

Phoenix Accounting Services Ltd

15/04/2024

Phoenix Accounting Services Ltd
MAAT
3 Selsey Bus Ctr
Selsey
Chichester
PO20 0RS

Abbeyfield Chichester Society Ltd(The)
Abridged Income and Expenditure Account
For The Year Ended 31 December 2023

	Notes	2023 £	2022 £
GROSS SURPLUS		319,268	-
Administrative expenses		(363,396)	-
OPERATING DEFICIT		(44,128)	-
Income from other current asset investments		29,467	-
Other interest receivable and similar income		317	-
DEFICIT FOR THE FINANCIAL YEAR		(14,344)	-

The notes on pages 8 to 9 form part of these financial statements.

Abbeyfield Chichester Society Ltd(The)
Abridged Balance Sheet
As At 31 December 2023

		2023	2022
	Notes	£	£
FIXED ASSETS			
Intangible Assets	4	5,858	-
Tangible Assets	5	1,880,645	-
		1,886,503	-
CURRENT ASSETS			
Debtors		8,013	-
Investments		576,564	-
Cash at bank and in hand		122,268	-
		706,845	-
Creditors: Amounts Falling Due Within One Year		(6,319)	-
NET CURRENT ASSETS (LIABILITIES)		700,526	-
TOTAL ASSETS LESS CURRENT LIABILITIES		2,587,029	-
Creditors: Amounts Falling Due After More Than One Year		(6,082)	-
NET ASSETS		2,580,947	-
RESERVES			
Other reserves		(28,173)	-
Income and Expenditure Account		2,609,120	-
MEMBERS' FUNDS		2,580,947	-

Abbeyfield Chichester Society Ltd(The)
Abridged Balance Sheet (continued)
As At 31 December 2023

For the year ending 31 December 2023 the company was entitled to exemption from audit under section 477 of the Companies Act 2006 relating to small companies.

The members have not required the company to obtain an audit in accordance with section 476 of the Companies Act 2006.

The directors acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of accounts.

These accounts have been prepared in accordance with the provisions applicable to companies subject to the small companies' regime.

All of the company's members have consented to the preparation of an Abridged Income and Expenditure Account and an Abridged Balance Sheet for the year end 31 December 2023 in accordance with section 444(2A) of the Companies Act 2006.

On behalf of the board

Mr David Rigglesford - Chairman & Secretary

Director

10/04/2024

The notes on pages 8 to 9 form part of these financial statements.

Abbeyfield Chichester Society Ltd(The)
Statement of Changes in Equity
For The Year Ended 31 December 2023

	Other reserves	Income and Expenditure Account	Total
	£	£	£
Deficit for year	-	(14,344)	(14,344)
Previous accountants adjustment	(1,054)	-	(1,054)
Other comprehensive income for the year	(1,054)	-	(1,054)
Total comprehensive income for the year	(1,054)	(14,344)	(15,398)
Sinking Fund	(50,000)	-	(50,000)
Movements type A	22,881	-	22,881
Transfer to/from Other Reserves	-	2,623,464	2,623,464
As at 31 December 2023	(28,173)	2,609,120	2,580,947

Abbeyfield Chichester Society Ltd(The)
Notes to the Abridged Financial Statements
For The Year Ended 31 December 2023

1. General Information

Abbeyfield Chichester Society Ltd(The) is a private company, limited by guarantee, incorporated in England & Wales, registered number 00708411. The registered office is Oakshade, Market Avenue, Chichester, West Sussex, PO19 1JR.

2. Accounting Policies

2.1. Basis of Preparation of Financial Statements

The financial statements have been prepared under the historical cost convention and in accordance with Financial Reporting Standard 102 section 1A Small Entities "The Financial Reporting Standard applicable in the UK and Republic of Ireland" and the Companies Act 2006.

2.2. Turnover

Turnover is measured at the fair value of the consideration received or receivable, net of discounts and value added taxes. Turnover includes revenue earned from the sale of goods and from the rendering of services. Turnover is reduced for estimated customer returns, rebates and other similar allowances.

Sale of goods

Turnover from the sale of goods is recognised when the significant risks and rewards of ownership of the goods has transferred to the buyer. This is usually at the point that the customer has signed for the delivery of the goods.

Rendering of services

Turnover from the rendering of services is recognised by reference to the stage of completion of the contract. The stage of completion of a contract is measured by comparing the costs incurred for work performed to date to the total estimated contract costs. Turnover is only recognised to the extent of recoverable expenses when the outcome of a contract cannot be estimated reliably.

2.3. Intangible Fixed Assets and Amortisation - Other Intangible

Other intangible assets are It is amortised to income and expenditure account over its estimated economic life of years.

2.4. Tangible Fixed Assets and Depreciation

Tangible fixed assets are measured at cost less accumulated depreciation and any accumulated impairment losses. Depreciation is provided at rates calculated to write off the cost of the fixed assets, less their estimated residual value, over their expected useful lives on the following bases:

Freehold	0%
Fixtures & Fittings	10% Reducing Balance

3. Average Number of Employees

Average number of employees, including directors, during the year was: 20 (2022:)

4. Intangible Assets

	Total £
Cost	
As at 1 January 2023	-
Additions	5,858
As at 31 December 2023	5,858
Net Book Value	
As at 31 December 2023	5,858
As at 1 January 2023	-

Abbeyfield Chichester Society Ltd(The)
Notes to the Abridged Financial Statements (continued)
For The Year Ended 31 December 2023

5. Tangible Assets

	Total £
Cost	
As at 1 January 2023	-
Additions	1,956,164
As at 31 December 2023	<u>1,956,164</u>
Depreciation	
As at 1 January 2023	-
Provided during the period	75,519
As at 31 December 2023	<u>75,519</u>
Net Book Value	
As at 31 December 2023	<u>1,880,645</u>
As at 1 January 2023	<u>-</u>

6. Company limited by guarantee

The company is limited by guarantee and has no share capital.

Every member of the company undertakes to contribute to the assets of the company, in the event of a winding up, such an amount as may be required not exceeding £1.

Abbeyfield Chichester Society Ltd(The)
Abridged Detailed Income and Expenditure Account
For The Year Ended 31 December 2023

	2023		2022
	£	£	£
TURNOVER			
At Home Income	16,775		-
Oakshade Income	186,709		-
Westergate Income	112,812		-
Gifts and Donations - unrestricted	5,000		-
	<u>321,296</u>		<u>-</u>
COST OF SALES			
Resident Activities	1,703		-
Tavel and Venue Hire	325		-
	<u>(2,028)</u>		<u>-</u>
GROSS SURPLUS	<u>319,268</u>		<u>-</u>
Administrative Expenses			
Wages and salaries	173,021		-
Staff training	950		-
Staff welfare	1,578		-
Protective clothing	120		-
Services to porperty	68,499		-
Room Refurbishment	39,349		-
Housekeeping	41,795		-
Premises insurance	5,737		-
Gardening maintenance	5,882		-
Staff Mileage	941		-
Printing, postage and stationery	3,484		-
Advertising and marketing costs	5,133		-
Telecommunications	4,079		-
Accountancy fees	1,225		-
Employment tribunL	3,500		-
Affiliation Fees	3,110		-
Licenses	678		-
Bank charges	132		-
Charitable donations	50		-
Depreciation	3,405		-
Sundry expenses	728		-
	<u>(363,396)</u>		<u>-</u>
OPERATING DEFICIT	<u>(44,128)</u>		<u>-</u>
Interest from other current asset investments - unlisted	29,467		-
	<u>29,467</u>		<u>-</u>
Other interest receivable and similar income			
Bank interest receivable	317		-
	<u>317</u>		<u>-</u>
DEFICIT FOR THE FINANCIAL YEAR	<u><u>(14,344)</u></u>		<u><u>-</u></u>



Section A

Independent Examiner's Report

Report to the
trustees/directors/
members of

Abbeyfield (Chichester) society Limited

On accounts for the year
ended

31st December 2023

Charity no.:

208819

Company no.:

00708411

Set out on pages

1-2

(remember to include the page numbers of additional sheets)

I report to the charity trustees on my examination of the accounts of the Company for the year ended **31st December 2023**.

Responsibilities and
basis of report

As the charity's trustees of the Company (who are also the directors of the company for the purposes of company law), you are responsible for the preparation of the accounts in accordance with the requirements of the Companies Act 2006 ("the 2006 Act").

Having satisfied myself that the accounts of the Company are not required to be audited for this year under Part 16 of the 2006 Act and are eligible for independent examination, I report in respect of my examination of your charity'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

The company's gross income exceeded £250,000 and I am qualified to undertake the examination by being a qualified member of The accounting Technicians.

I have completed my examination. I confirm that no material matters have come to my attention (other than that disclosed below *) which gives me cause to believe that:

- accounting records were not kept in accordance with section 386 of the Companies Act 2006; or
- the accounts do not accord with such records; or
- the accounts do not comply with relevant accounting requirements under section 396 of the Companies Act 2006 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
- the accounts have not been prepared in accordance with the Charities SORP (FRS102).

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.

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

Signed:



Date:

15th April 2024

Name:

Deborah Heath

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

The Association of Accounting Technicians

Address:

Phoenix Accounting Services Ltd. 3 Selsey Business Centre. The Bridleway, Selsey , West Sussex

PO20 0RS

Section B

Disclosure

Only complete if the examiner needs to highlight material 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 ABBEYFIELD CHICHESTER SOCIETY LIMITED

England & Wales - Charity number 208819

Accounts

Company number 0708411 (England and Wales)
Charity number 208819

ABBNEYFIELD CHICHESTER SOCIETY LTD(THE)
(A company limited by guarantee)
DIRECTORS' AND TRUSTEES' REPORT
UNAUDITED FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 DECEMBER 2022

ABBNEYFIELD CHICHESTER SOCIETY LTD(THE)

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ABBNEYFIELD CHICHESTER SOCIETY LTD(THE)

REFERENCE AND ADMINISTRATIVE INFORMATION

Charity name	Abbeyfield (Chichester) Society Limited
Company Registration number	00708411
Charity Registration number	208819
Directors and Trustees	I B Peterkin (Chairman) A Thompson-Dyke V J Rogers A Irwin-Brown D N Rigglesford N Harris (appointed 10.10.22)
Secretary	I B Peterkin
General manager	H D Sque
Registered office and Operational address	Oakshade Market Avenue Chichester West Sussex PO19 1JR
Reporting accountants	AccountArt 5 St Thomas Avenue Hayling Island Hampshire PO11 0ET
Bankers	CAF Bank Ltd 25 Kings Hill Avenue Kings Hill West Malling Kent ME19 4JQ

ABBNEYFIELD CHICHESTER SOCIETY LTD(THE)

ANNUAL REPORT OF THE TRUSTEES AND DIRECTORS

FOR THE YEAR ENDED 31 DECEMBER 2022

The trustees and directors present their report and accounts for the year ended 31 December 2022.

Structure, Governance and Management

Governing Document

The organisation is a charitable company limited by guarantee and is therefore governed by a memorandum and articles of association. The company was incorporated on 17 November 1961.

Recruitment and Appointment of the Trustees

The directors of the company are also the trustees of the charity for the purposes of charity law. There is no minimum or maximum length of service and all new trustees have a basic review made into their background including a check with the Criminal Records Bureau before they are accepted.

Risk Management

The Trustees have reassessed the future direction for the Society having reviewed environmental trends and opportunities. We have adopted a set of assumptions upon which to approve business strategies, plans and targets to improve performance.

The Abbeyfield Society has standards and guidelines which are used. Monthly, quarterly and other systems are used to monitor and adjust performance and to assess and manage risk. A number of outside inspection agencies periodically review aspects of performance.

Direction, management and service delivery

The directors are required to make judgements and assessments in the process of preparing the accounts periodically. Furthermore they are responsible for ensuring that the accounting records comply with the Company Act 2006. Finally they are responsible for safeguarding the assets of the Company and hence taking reasonable steps for the prevention and detection of fraud and other irregularities.

The Trustees are responsible for reviewing and developing visions of the future, fundamental direction, for approving the Managements' annual business plan, monitoring and supporting the management's execution of approved plans.

A Management Team led by a General Manager delivers a business plan approved by the Board, an offering to the market and a service to the residents. It reports to the Board quarterly, as a minimum.

The Chairman manages Board activities, relations with external institutions and with Abbeyfield networks.

A directing Board of Trustees meets 6 – 10 times per annum to consider directions, key strategies and overall performance. As rooms are becoming vacant, they are being upgraded and kept fit for purpose.

Objectives and Activities

The Society manages and rents accommodation to elderly People. We provide support in our houses and also in their own homes with the care, security and Christian love to which they are entitled. At the same time it aims to foster a community spirit and a sense of independence for each individual.

In setting our objectives and planning our activities our Trustees have given careful consideration to the Charity Commission's general guidance on public benefit and in particular to its supplementary public benefit guidance on fee-charging.

We are delighted that one of our staff received the BME for dedication during Covid lockdown to our residents.

ABBEYFIELD CHICHESTER SOCIETY LTD(THE)

ANNUAL REPORT OF THE TRUSTEES AND DIRECTORS

FOR THE YEAR ENDED 31 DECEMBER 2022

Achievements and Performance

The Society has 2 homes which are successful. The market is now very much more aware of the Society's offering as a result of a focused marketing drive.

The income has increased following the reduction of room vacancies. This is expected to be resolved in the next financial year.

Financial Review

The charity's main source of income is from rents receivable. For the current year, the statement of financial activities shows a net loss of £98,639 and the assets and reserves stand at £2,573,464 in total assets set out on the Statement of Financial Activities. This was largely due to a dramatic increase in our energy costs which rose by more than 100% on the previous year and the general increase in the overall cost of living during the middle to latter part of the year. occurring when several rooms became empty.

Principal Funding Sources

The residents pay a monthly rent which is calculated on the basis of the proportion of the size and location of their room. This rent is reviewed each May on the basis of cost inflation and the need to generate a surplus to cover loss of revenue income should that occur.

The Society also receives interest on its investments and occasionally income from legacies and donations.

Investment & Reserves Policy

The charity periodically reviews its investment policy to establish whether funds can be invested, reinvested or reallocated. Monies have typically been invested in a Treasury Deposits but are now invested in a Rathbones portfolio. All interest earned is re-invested.

Trustees and Directors' responsibilities

The trustees and directors are responsible for preparing the report and accounts in accordance with applicable law and United Kingdom Generally Accepted Accounting Practice.

Company law requires the directors to prepare accounts for each financial year which give a true and fair view of the state of affairs of the company and of the profit or loss for that period. In preparing those accounts, the directors are required to:

- select suitable accounting policies and then apply them consistently;
- make judgements and estimates that are reasonable and prudent; and
- prepare the accounts on the going concern basis unless it is inappropriate to presume that the company will continue in business.

The directors are responsible for maintaining proper accounting records which disclose with reasonable accuracy at any time the financial position of the company and to enable them to ensure that the accounts comply with the Companies Act 2006. They are also responsible for safeguarding the assets of the company and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities. We feel that the affairs of the company and the loss for the year is in keeping with the rest of the report above, rather than surplus or loss.

This report was approved by the board on 27 September 2023 and signed on behalf of the board by

I B Peterkin
Board of trustees

General Manager
of Management Team

ABBNEYFIELD CHICHESTER SOCIETY LTD(THE)

STATEMENT OF FINANCIAL ACTIVITIES

FOR THE YEAR ENDED 31 DECEMBER 2022

	Notes	2022 £ Restricted Funds	2022 £ Designated Funds	2022 £ Unrestricted Funds	2022 £ Total Funds	2021 £
Incoming resources						
Incoming resources from generated funds:						
Legacies and donations		-	-	143	143	5,000
Investment income		-	-	188	188	-
Incoming resources from charitable activities:						
Residential charges receivable		-	-	302,954	302,954	267,174
At Home income generated				24,858	24,858	28,869
Total incoming resources		-	-	328,143	328,143	301,043
Resources expended						
Costs of generating voluntary income		-	-	-	-	-
Charitable activities:						
Costs of providing residential accommodation	4	978	-	374,197	375,175	285,739
Governance costs		-	-	750	750	725
Total resources expended		978	-	374,947	375,925	286,464
Net incoming resources before transfers		(978)	-	(46,804)	(47,782)	14,579
Gains and losses on revaluations of Land, Buildings & Investments		-	-	(50,857)	(50,857)	50,650
Net movement in funds for the year		(978)	-	(97,661)	(98,639)	65,229
Total funds at 1 January 2022		(1,677)	45,000	2,628,780	2,672,103	2,672,103
Total funds at 31 December 2023		(2,655)	45,000	2,531,119	2,573,464	2,737,332

All recognised gains and losses are reflected through the Statement of Financial Activities, and therefore no separate Statement of Total Recognised Gains and Losses is disclosed.

BALANCE SHEET

AS AT 31 DECEMBER 2022

	Notes	2022		2021	
		£	£	£	£
Fixed assets					
Tangible assets	6	1,872,581		<i>1,872,581</i>	
Investments	7	547,097		<i>597,954</i>	
		2,419,678		<i>2,470,535</i>	
Current assets					
Debtors	8	10,664		<i>6,663</i>	
Cash at bank and savings	9	181,571		<i>233,962</i>	
		192,235		<i>240,625</i>	
Creditors: amounts falling due within one year	10	(38,449)		<i>(39,057)</i>	
Net current assets		153,786		<i>201,568</i>	
Total assets less current liabilities		2,573,464		<i>2,672,103</i>	
Creditors: amounts falling due after more than one year		-		<i>(31,189)</i>	
Net assets		2,573,464		<i>2,672,103</i>	
Charity funds	12				
Restricted fund		(2,655)		<i>(1,677)</i>	
Designated funds		45,000		<i>45,000</i>	
Unrestricted funds		2,531,119		<i>2,628,780</i>	
		2,573,464		<i>2,672,103</i>	

For the year ending 31 December 2022 the company was entitled to exemption from audit under section 477 of the Companies Act 2006 relating to small companies.

Director's responsibilities;

The members have not required the company to obtain an audit of its accounts for the year in question in accordance with section 476,

The directors acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of accounts

These accounts have been prepared in accordance with the provisions applicable to companies subject to the small companies regime.

The accounts were approved by the board on 27 September 2023 and signed on behalf of the board by

Mrs V J Rogers
Director

ABBEYFIELD CHICHESTER SOCIETY LTD(THE)

NOTES TO THE ACCOUNTS

FOR THE YEAR ENDED 31 DECEMBER 2022

1 Principal accounting policies

Basis of accounting

The accounts have been prepared under the historical cost convention as modified by the revaluation of certain fixed assets and in accordance with the Statement of Recommended Practice, Accounting by Charities issued in March 2005 and the Companies Act 2006. The accounts have also been prepared in accordance with the Financial Reporting Standard for Smaller Entities (effective April 2008).

Incoming resources

All incoming resources are included in the statement of financial activities when the charity is entitled to the income and the amount can be quantified with reasonable accuracy.

Resources expended

Expenditure is recognised on an accrual basis as a liability is incurred. Expenditure includes any VAT which cannot be fully recovered, and is reported as part of the expenditure to which it relates:

Charitable expenditure comprises those costs incurred by the charity in the delivery of its activities and services for its beneficiaries. It includes both costs that can be allocated directly to such activities and those costs of an indirect nature necessary to support them.

Governance costs include those costs associated with meeting the constitutional and statutory requirements of the charity and include the audit fees and costs linked to the strategic management of the charity.

Turnover

Turnover represents the invoiced value of goods and services supplied by the company, net of VAT.

Freehold Land and buildings

Freehold Land and buildings are held for lettings and are stated at current market value.

Depreciation

Depreciation is provided on all tangible fixed assets, other than freehold land, at rates calculated to write off the cost or valuation, less estimated residual value, of each asset evenly over its expected useful life, as follows:

Plant and machinery 10% reducing balance

Pensions

Contributions in respect of the company's defined contribution pension scheme are charged to the profit and loss account for the year in which they are payable to the scheme. Differences between contributions payable and contributions actually paid in the year are shown as either accruals or prepayments at the year end.

2 Legacies and donations

	2022 Restricted Funds £	2022 Designated Funds £	2022 Unrestricted Funds £	2022 Total Funds £	2021 Total Funds £
Other donations	-	-	143	143	5,000
	-	-	143	143	5,000

ABBNEYFIELD CHICHESTER SOCIETY LTD(THE)

NOTES TO THE ACCOUNTS

FOR THE YEAR ENDED 31 DECEMBER 2022

3 Investment income	2022 Restricted Funds £	2022 Designated Funds £	2022 Unrestricted Funds £	2022 Total Funds £	<i>2021 Total Funds £</i>
Bank interest	-	-	188	188	-
4 Resources expended	2022 Restricted Funds £	2022 Designated Funds £	2022 Unrestricted Funds £	2022 Total Funds £	<i>2021 Total Funds £</i>
Costs of generating income					
Resident days out costs/ residents use	978	-	-	978	-
	978	-	-	978	-
Costs of providing residential accommodation					
Housekeeping	-	-	38,511	38,511	30,034
General managerial house expenses	-	-	9,370	9,370	-
Light and heat	-	-	25,953	25,953	12,212
Licenses	-	-	636	636	792
Telephone	-	-	4,143	4,143	3,128
Rates and water	-	-	9,996	9,996	6,175
Insurance	-	-	6,942	6,942	5,523
Services to property	-	-	10,487	10,487	20,111
Approved projects	-	-	-	-	-
Room refurbishment	-	-	56,483	56,483	9,400
Gardens and grounds	-	-	7,230	7,230	6,525
Miscellaneous	-	-	166	166	2,171
Wages, salaries and staff training	-	-	188,684	188,684	174,217
Pension contributions	-	-	1,658	1,658	645
Administration expenses and travel costs	-	-	179	179	192
Printing, postage and stationery	-	-	-	-	4,599
IT maintenance and consumables	-	-	2,220	2,220	2,220
Advertising and marketing	-	-	3,659	3,659	3,314
Affiliation fees	-	-	5,159	5,159	5,159
Depreciation	-	-	-	-	-
	-	-	371,476	371,476	286,417
Governance costs					
Accountancy	-	-	750	750	725
	-	-	750	750	725

ABBNEYFIELD CHICHESTER SOCIETY LTD(THE)

NOTES TO THE ACCOUNTS

FOR THE YEAR ENDED 31 DECEMBER 2022

5 Staff costs	2022 Restricted Funds £	2022 Designated Funds £	2022 Unrestricted Funds £	2022 Total Funds £	2021 Total Funds £
Salaries and wages	-	-	188,684	188,684	174,217
	-	-	188,684	188,684	174,217

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

	2022	2021
House staff	14	14

No employees received remuneration amounting to more than £60,000 in either year.

6 Tangible fixed assets

	Land and buildings £	Plant and machinery £	Total £
Cost/valuation			
Cost or valuation	1,850,000	94,695	1,944,695
At end of year	1,850,000	94,695	1,944,695
Depreciation			
At beginning of year	-	72,114	72,114
At end of year	-	72,114	72,114
Net book value			
At 31 December 2022	1,850,000	22,581	1,872,581
<i>At 31 December 2021</i>	<i>1,850,000</i>	<i>22,581</i>	<i>1,872,581</i>

If the land and buildings held for letting had not been revalued it would have been included at the following historical cost:

2022	2021
£	£
1,115,678	1,115,678

Land and buildings were last valued on an open market basis on 31 December 2015 by Stride & Son. The charity has been unable to obtain a more current valuation as no access to either home is allowed. This will be rectified during the current year.

ABBEYFIELD CHICHESTER SOCIETY LTD(THE)

NOTES TO THE ACCOUNTS

FOR THE YEAR ENDED 31 DECEMBER 2022

7 Investments

	Investments in subsidiary undertaking	Other investments	Total
	£	£	£
Cost/valuation			
At beginning of year	-	597,954	597,954
Investment income	-	-	-
Revaluation	-	(50,857)	(50,857)
At end of year	-	547,097	547,097
		2022	2021
		£	£
Listed investments		547,097	597,954

8 Debtors

	2022	2021
	£	£
Trade debtors	1,625	2,882
Other debtors	9,039	3,781
	10,664	6,663

9 Bank balances

	181,566	233,957
Current accounts	-	-
Savings accounts	5	5
Petty cash	181,571	233,962

10 Creditors: amounts falling due within one year

	2022	2021
	£	£
Trade creditors	7,208	15,619
Other taxes and social security costs	17,981	17,474
Other creditors	13,260	5,964
	38,449	39,057

ABBEYFIELD CHICHESTER SOCIETY LTD(THE)

NOTES TO THE ACCOUNTS

FOR THE YEAR ENDED 31 DECEMBER 2022

11 Provisions for liabilities

12 Statement of funds	Brought Forward	Incoming Resources	Resources Expended	Transfers and/or revaluations	Carried Forward
	£	£	£	£	£
Unrestricted funds					
General funds	<u>2,628,780</u>	<u>328,143</u>	<u>(374,947)</u>	<u>(50,857)</u>	<u>2,531,119</u>
Prior period adjustment	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
Total general funds as restated	<u>2,628,780</u>	<u>328,143</u>	<u>(374,947)</u>	<u>(50,857)</u>	<u>2,531,119</u>
Designated funds					
Sinking fund	<u>45,000</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>45,000</u>
Restricted funds					
Residents activities and days out	<u>(1,677)</u>	<u>-</u>	<u>(978)</u>	<u>-</u>	<u>(2,655)</u>
	<u>(1,677)</u>	<u>-</u>	<u>(978)</u>	<u>-</u>	<u>(2,655)</u>
	<u>2,672,103</u>	<u>328,143</u>	<u>(375,925)</u>	<u>(50,857)</u>	<u>2,573,464</u>

Designated funds

The trustees have set up a policy of transferring £5000 per annum to a designated 'Sinking Fund' to provide for future major works to the properties providing there is a surplus in the year.

Restricted funds

The Residents Days Out Fund and residents use Fund was generated by a legacy from Gladys Jamieson in March 2010. A legacy from Jean Edwards was donated towards residents activities.

13 Analysis of net assets between funds	2022 Restricted Funds	2022 Designated Funds	2022 Unrestricted Funds	2022 Total Funds	<i>2021 Total Funds</i>
	£	£	£	£	£
Intangible assets	-	-	547,097	547,097	597,954
Current assets	(2,655)	45,000	149,890	192,235	240,625
Creditors due in one year	<u>-</u>	<u>-</u>	<u>(38,449)</u>	<u>(38,449)</u>	<u>(39,057)</u>
At end of year	<u>(2,655)</u>	<u>45,000</u>	<u>2,531,119</u>	<u>2,573,464</u>	<u>2,672,103</u>

INDEPENDENT EXAMINER'S REPORT

TO THE TRUSTEES OF

ABBNEYFIELD CHICHESTER SOCIETY LTD(THE)

I report on the accounts of the Charity for the year ended 31 December 2022, which are set out on pages 2 to 9.

Respective responsibilities of trustees and examiner

The charity's trustees are responsible for the preparation of the accounts. The charity's trustees consider that an audit is not required for this year (under section 144 of the Charities Act 2011 (the 2011 Act)) and that an independent examination is needed.

It is my responsibility to:

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

Basis of independent examiner's report

My examination was carried out in accordance with the General Directions given by the Charity Commission. An examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts, and seeking explanations from you as trustees concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in an audit, and consequently I do not express an audit opinion on the view given by the accounts.

Independent examiner's statement

In connection with my examination, no matter has come to my attention:

(1) which gives me reasonable cause to believe that in any material respect the requirements

- to keep accounting records in accordance with section 130 of the 2011 Act; and
- to prepare accounts which accord with the accounting records and comply with the accounting requirements of the 2011 Act

have not been met; or

(2) to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

V J Rogers

Chartered Certified Accountant

AccountArt
5 St Thomas Avenue
Hayling Island
Hampshire
PO11 0ET

Date:

THE ABBEYFIELD CHICHESTER SOCIETY LIMITED

England & Wales - Charity number 208819

Accounts

Company number 0708411 (England and Wales)
Charity number 208819

ABBNEYFIELD CHICHESTER SOCIETY LTD(THE)
(A company limited by guarantee)
DIRECTORS' AND TRUSTEES' REPORT
UNAUDITED FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 DECEMBER 2021

ABBNEYFIELD CHICHESTER SOCIETY LTD(THE)

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ABBNEYFIELD CHICHESTER SOCIETY LTD(THE)

REFERENCE AND ADMINISTRATIVE INFORMATION

Charity name	Abbeyfield (Chichester) Society Limited
Company Registration number	00708411
Charity Registration number	208819
Directors and Trustees	D S Martin I B Peterkin (Chairman) A Thompson-Dyke V J Rogers A Irwin-Brown D N Rigglesford (appointed 31 December 2021)
Secretary	I B Peterkin
General manager	H D Sque
Registered office and Operational address	Oakshade Market Avenue Chichester West Sussex PO19 1JR
Reporting accountants	AccountArt 5 St Thomas Avenue Hayling Island Hampshire PO11 0ET
Bankers	CAF Bank Ltd 25 Kings Hill Avenue Kings Hill West Malling Kent ME19 4JQ

ABBEYFIELD CHICHESTER SOCIETY LTD(THE)

ANNUAL REPORT OF THE TRUSTEES AND DIRECTORS

FOR THE YEAR ENDED 31 DECEMBER 2021

The trustees and directors present their report and accounts for the year ended 31 December 2021.

Structure, Governance and Management

Governing Document

The organisation is a charitable company limited by guarantee and is therefore governed by a memorandum and articles of association. The company was incorporated on 17 November 1961.

Recruitment and Appointment of the Trustees

The directors of the company are also the trustees of the charity for the purposes of charity law. There is no minimum or maximum length of service and all new trustees have a basic review made into their background including a check with the Criminal Records Bureau before they are accepted.

Risk Management

The Trustees have reassessed the future direction for the Society having reviewed environmental trends and opportunities. We have adopted a set of assumptions upon which to approve business strategies, plans and targets to improve performance.

The Abbeyfield Society has standards and guidelines which are used. Monthly, quarterly and other systems are used to monitor and adjust performance and to assess and manage risk. A number of outside inspection agencies periodically review aspects of performance.

Direction, management and service delivery

The directors are required to make judgements and assessments in the process of preparing the accounts periodically. Furthermore they are responsible for ensuring that the accounting records comply with the Company Act 2006. Finally they are responsible for safeguarding the assets of the Company and hence taking reasonable steps for the prevention and detection of fraud and other irregularities.

The Trustees are responsible for reviewing and developing visions of the future, fundamental direction, for approving the Managements' annual business plan, monitoring and supporting the management's execution of approved plans.

A Management Team led by a General Manager delivers a business plan approved by the Board, an offering to the market and a service to the residents. It reports to the Board quarterly, as a minimum.

The Chairman manages Board activities, relations with external institutions and with Abbeyfield networks.

A directing Board of Trustees meets 6 – 10 times per annum to consider directions, key strategies and overall performance. As rooms are becoming vacant, they are being upgraded and kept fit for purpose.

Objectives and Activities

The Society manages and rents accommodation to elderly People. We provide support in our houses and also in their own homes with the care, security and Christian love to which they are entitled. At the same time it aims to foster a community spirit and a sense of independence for each individual.

In setting our objectives and planning our activities our Trustees have given careful consideration to the Charity Commission's general guidance on public benefit and in particular to its supplementary public benefit guidance on fee-charging.

We are delighted that one of our staff received the BME for dedication during Covid lockdown to our residents.

ABBEYFIELD CHICHESTER SOCIETY LTD(THE)

ANNUAL REPORT OF THE TRUSTEES AND DIRECTORS

FOR THE YEAR ENDED 31 DECEMBER 2021

Achievements and Performance

The Society has 2 homes which are successful. The market is now very much more aware of the Society's offering as a result of a focused marketing drive.

2021 has been another difficult year which the Manager and Housekeepers have dealt with admirably. The income has increased as residents have been able to move following the easing of restrictions. The trustees are now able to meet in person and have had some employment issues to resolve which occurred due to the pandemic and vaccinations. All residents and staff have now been vaccinated and the society is looking forward to a better year as things start to open up.

Financial Review

The charity's main source of income is from rents receivable. For the current year, the statement of financial activities shows a net surplus of £65,229 and the assets and reserves stand at £2,672,103 in total assets set out on the Statement of Financial Activities. Southern Water realised in February 2021 that they hadn't been billing the charity for one of the homes and sent a huge bill of £5432 to cover April 2019 to October 2020. This is a one off and in future the bills will settle down. Southern Water did acknowledge their mistake and apologised with a reduction in the fees.

Principal Funding Sources

The residents pay a monthly rent which is calculated on the basis of the proportion of the size and location of their room. This rent is reviewed each May on the basis of cost inflation and the need to generate a surplus to cover loss of revenue income should that occur.

The Society also receives interest on its investments and occasionally income from legacies and donations.

Investment & Reserves Policy

The charity periodically reviews its investment policy to establish whether funds can be invested, reinvested or reallocated. Monies have typically been invested in a Treasury Deposits but are now invested in a Rathbones portfolio. All interest earned is re-invested.

Trustees and Directors' responsibilities

The trustees and directors are responsible for preparing the report and accounts in accordance with applicable law and United Kingdom Generally Accepted Accounting Practice.

Company law requires the directors to prepare accounts for each financial year which give a true and fair view of the state of affairs of the company and of the profit or loss for that period. In preparing those accounts, the directors are required to:

- select suitable accounting policies and then apply them consistently;
- make judgements and estimates that are reasonable and prudent; and
- prepare the accounts on the going concern basis unless it is inappropriate to presume that the company will continue in business.

The directors are responsible for maintaining proper accounting records which disclose with reasonable accuracy at any time the financial position of the company and to enable them to ensure that the accounts comply with the Companies Act 2006. They are also responsible for safeguarding the assets of the company and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

This report was approved by the board on 26 May 2022 and signed on behalf of the board by

I B Peterkin
Board of trustees

General Manager
of Management Team

ABBNEYFIELD CHICHESTER SOCIETY LTD(THE)

STATEMENT OF FINANCIAL ACTIVITIES

FOR THE YEAR ENDED 31 DECEMBER 2021

	Notes	2021 £ Restricted Funds	2021 £ Designated Funds	2021 £ Unrestricted Funds	2021 £ Total Funds	2020 £
Incoming resources						
Incoming resources from generated funds:						
Legacies and donations		-	-	5,000	5,000	5,290
Investment income		-	-	-	-	19,011
Incoming resources from charitable activities:						
Residential charges receivable		-	-	267,174	267,174	246,780
At Home income generated				28,869	28,869	25,651
Total incoming resources		-	-	301,043	301,043	296,732
Resources expended						
Costs of generating voluntary income		-	-	-	-	-
Charitable activities:						
Costs of providing residential accommodation	4	100	-	285,639	285,739	311,147
Governance costs		-	-	725	725	1,425
Total resources expended		100	-	286,364	286,464	312,572
Net incoming resources before transfers		(100)	-	14,679	14,579	(15,840)
Gains and losses on revaluations of Land, Buildings & Investments		-	-	50,650	50,650	12,377
Net movement in funds for the year		(100)	-	65,329	65,229	(3,463)
Total funds at 1 January 2021		(1,577)	45,000	2,563,451	2,606,874	2,610,337
Total funds at 31 December 2020		(1,677)	45,000	2,628,780	2,672,103	2,606,874

All recognised gains and losses are reflected through the Statement of Financial Activities, and therefore no separate Statement of Total Recognised Gains and Losses is disclosed.

BALANCE SHEET

AS AT 31 DECEMBER 2021

	Notes	2021		2020	
		£	£	£	£
Fixed assets					
Tangible assets	7		1,872,581		<i>1,867,851</i>
Investments	8		597,954		<i>547,304</i>
			2,470,535		<i>2,415,155</i>
Current assets					
Debtors	9		6,663		<i>13,041</i>
Cash at bank and savings	10		233,962		<i>210,786</i>
			240,625		<i>223,827</i>
Creditors: amounts falling due within one year	11		(39,057)		<i>(32,108)</i>
Net current assets			201,568		<i>191,719</i>
Total assets less current liabilities			2,672,103		<i>2,606,874</i>
Creditors: amounts falling due after more than one year			-		<i>(31,189)</i>
Net assets			2,672,103		<i>2,606,874</i>
Charity funds	13				
Restricted fund			(1,677)		<i>(1,577)</i>
Designated funds			45,000		<i>45,000</i>
Unrestricted funds			2,628,780		<i>2,563,451</i>
			2,672,103		<i>2,606,874</i>

For the year ending 31 December 2021 the company was entitled to exemption from audit under section 477 of the Companies Act 2006 relating to small companies.

Director's responsibilities;

The members have not required the company to obtain an audit of its accounts for the year in question in accordance with section 476,

The directors acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of accounts

These accounts have been prepared in accordance with the provisions applicable to companies subject to the small companies regime.

The accounts were approved by the board on 26 May 2022 and signed on behalf of the board by

Mrs V J Rogers
Director

ABBEYFIELD CHICHESTER SOCIETY LTD(THE)

NOTES TO THE ACCOUNTS

FOR THE YEAR ENDED 31 DECEMBER 2021

1 Principal accounting policies

Basis of accounting

The accounts have been prepared under the historical cost convention as modified by the revaluation of certain fixed assets and in accordance with the Statement of Recommended Practice, Accounting by Charities issued in March 2005 and the Companies Act 2006. The accounts have also been prepared in accordance with the Financial Reporting Standard for Smaller Entities (effective April 2008).

Incoming resources

All incoming resources are included in the statement of financial activities when the charity is entitled to the income and the amount can be quantified with reasonable accuracy.

Resources expended

Expenditure is recognised on an accrual basis as a liability is incurred. Expenditure includes any VAT which cannot be fully recovered, and is reported as part of the expenditure to which it relates:

Charitable expenditure comprises those costs incurred by the charity in the delivery of its activities and services for its beneficiaries. It includes both costs that can be allocated directly to such activities and those costs of an indirect nature necessary to support them.

Governance costs include those costs associated with meeting the constitutional and statutory requirements of the charity and include the audit fees and costs linked to the strategic management of the charity.

Turnover

Turnover represents the invoiced value of goods and services supplied by the company, net of VAT.

Freehold Land and buildings

Freehold Land and buildings are held for lettings and are stated at current market value.

Depreciation

Depreciation is provided on all tangible fixed assets, other than freehold land, at rates calculated to write off the cost or valuation, less estimated residual value, of each asset evenly over its expected useful life, as follows:

Plant and machinery 10% reducing balance

Pensions

Contributions in respect of the company's defined contribution pension scheme are charged to the profit and loss account for the year in which they are payable to the scheme. Differences between contributions payable and contributions actually paid in the year are shown as either accruals or prepayments at the year end.

2 Legacies and donations

	2021 Restricted Funds £	2021 Designated Funds £	2021 Unrestricted Funds £	2021 Total Funds £	2020 Total Funds £
Other donations	-	-	5,000	5,000	5,290
	-	-	5,000	5,000	5,290

ABBNEYFIELD CHICHESTER SOCIETY LTD(THE)

NOTES TO THE ACCOUNTS

FOR THE YEAR ENDED 31 DECEMBER 2021

3 Investment income	2021 Restricted Funds £	2021 Designated Funds £	2021 Unrestricted Funds £	2021 Total Funds £	2020 Total Funds £
Bank interest	-	-	-	-	-
4 Resources expended	2021 Restricted Funds £	2021 Designated Funds £	2021 Unrestricted Funds £	2021 Total Funds £	2020 Total Funds £
Costs of generating income					
Resident days out costs/ residents use	-	-	-	-	-
Costs of providing residential accommodation					
Housekeeping	-	-	30,034	30,034	31,498
General managerial house expenses	-	-	-	-	349
Light and heat	-	-	12,212	12,212	11,220
Licenses	-	-	792	792	105
Telephone	-	-	3,128	3,128	3,268
Rates and water	-	-	6,175	6,175	11,367
Insurance	-	-	5,523	5,523	5,995
Services to property	-	-	20,111	20,111	14,810
Approved projects	-	-	-	-	-
Room refurbishment	-	-	9,400	9,400	18,792
Gardens and grounds	-	-	6,525	6,525	6,984
Miscellaneous	-	-	2,171	2,171	1,537
Wages, salaries and staff training	-	-	174,217	174,217	186,898
Pension contributions	-	-	645	645	670
Administration expenses and travel costs	-	-	192	192	120
Printing, postage and stationery	-	-	4,599	4,599	2,451
IT maintenance and consumables	-	-	2,220	2,220	-
Advertising and marketing	-	-	3,314	3,314	2,141
Affiliation fees	-	-	5,159	5,159	5,091
Depreciation	-	-	-	-	-
	-	-	286,417	286,417	308,404
Governance costs					
Accountancy	-	-	725	725	1,425
	-	-	725	725	1,425

ABBNEYFIELD CHICHESTER SOCIETY LTD(THE)

NOTES TO THE ACCOUNTS

FOR THE YEAR ENDED 31 DECEMBER 2021

5 Staff costs	2021 Restricted Funds £	2021 Designated Funds £	2021 Unrestricted Funds £	2021 Total Funds £	2020 Total Funds £
Salaries and wages	-	-	174,217	174,217	186,898
	-	-	174,217	174,217	186,898

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

	2021	2020
House staff	14	16

No employees received remuneration amounting to more than £60,000 in either year.

6 Net incoming resources	2021 Restricted Funds £	2021 Designated Funds £	2021 Unrestricted Funds £	2021 Total Funds £	2020 Total Funds £
This is stated after charging:					
Depreciation of owned fixed assets	-	-	-	-	1,460

7 Tangible fixed assets

	Land and buildings £	Plant and machinery £	Total £
Cost/valuation			
Cost or valuation	1,850,000	89,965	1,939,965
Additions	-	4,730	4,730
At end of year	1,850,000	94,695	1,944,695
Depreciation			
At beginning of year	-	72,114	72,114
At end of year	-	72,114	72,114
Net book value			
At 31 December 2021	1,850,000	22,581	1,872,581
<i>At 31 December 2020</i>	<i>1,850,000</i>	<i>17,851</i>	<i>1,867,851</i>

If the land and buildings held for letting had not been revalued it would have been included at the following historical cost:

2021	2020
£	£
1,120,408	1,115,678

Land and buildings were last valued on an open market basis on 31 December 2015 by Stride & Son. The charity has been unable to obtain a more current valuation as no access to either home is allowed. This will be rectified during the current year.

ABBNEYFIELD CHICHESTER SOCIETY LTD(THE)

NOTES TO THE ACCOUNTS

FOR THE YEAR ENDED 31 DECEMBER 2021

8 Investments

	Investments in subsidiary undertaking	Other investments	Total
	£	£	£
Cost/valuation			
At beginning of year	-	547,304	547,304
Investment income	-	-	-
Revaluation	-	50,650	50,650
At end of year	-	597,954	597,954
		2021	2020
		£	£
Listed investments		597,954	547,304

9 Debtors

	2021	2020
	£	£
Trade debtors	2,882	2,800
Other debtors	3,781	10,241
	6,663	13,041

10 Bank balances

	2021	2020
Current accounts	233,957	210,781
Savings accounts	-	-
Petty cash	5	5
	233,962	210,786

11 Creditors: amounts falling due within one year

	2021	2020
	£	£
Trade creditors	15,619	1,816
Other taxes and social security costs	17,474	17,861
Other creditors	5,964	12,431
	39,057	32,108

ABBEYFIELD CHICHESTER SOCIETY LTD(THE)

NOTES TO THE ACCOUNTS

FOR THE YEAR ENDED 31 DECEMBER 2021

12 Provisions for liabilities

13 Statement of funds	Brought Forward	Incoming Resources	Resources Expended	Transfers and/or revaluations	Carried Forward
	£	£	£	£	£
Unrestricted funds					
General funds	<u>2,563,451</u>	<u>301,043</u>	<u>(286,364)</u>	<u>50,650</u>	<u>2,628,780</u>
Prior period adjustment	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
Total general funds as restated	<u>2,563,451</u>	<u>301,043</u>	<u>(286,364)</u>	<u>50,650</u>	<u>2,628,780</u>
Designated funds					
Sinking fund	<u>45,000</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>45,000</u>
Restricted funds					
Residents activities and days out	<u>(1,577)</u>	<u>-</u>	<u>(100)</u>	<u>-</u>	<u>(1,677)</u>
	<u>(1,577)</u>	<u>-</u>	<u>(100)</u>	<u>-</u>	<u>(1,677)</u>
	<u>2,606,874</u>	<u>301,043</u>	<u>(286,464)</u>	<u>50,650</u>	<u>2,672,103</u>

Designated funds

The trustees have set up a policy of transferring £5000 per annum to a designated 'Sinking Fund' to provide for future major works to the properties providing there is a surplus in the year.

Restricted funds

The Residents Days Out Fund and residents use Fund was generated by a legacy from Gladys Jamieson in March 2010. A legacy from Jean Edwards was donated towards residents activities.

14 Analysis of net assets between funds	2021 Restricted Funds	2021 Designated Funds	2021 Unrestricted Funds	2021 Total Funds	<i>2020 Total Funds</i>
	£	£	£	£	£
Tangible fixed assets	-	-	1,872,581	1,872,581	<i>1,867,851</i>
Intangible assets	-	-	597,954	597,954	<i>547,304</i>
Current assets	(1,677)	45,000	197,302	240,625	<i>223,827</i>
Creditors due in one year	<u>-</u>	<u>-</u>	<u>(39,057)</u>	<u>(39,057)</u>	<i>(32,108)</i>
At end of year	<u>(1,677)</u>	<u>45,000</u>	<u>2,628,780</u>	<u>2,672,103</u>	<i><u>2,606,874</u></i>

INDEPENDENT EXAMINER'S REPORT

TO THE TRUSTEES OF

ABBNEYFIELD CHICHESTER SOCIETY LTD(THE)

I report on the accounts of the Charity for the year ended 31 December 2021, which are set out on pages 2 to 9.

Respective responsibilities of trustees and examiner

The charity's trustees are responsible for the preparation of the accounts. The charity's trustees consider that an audit is not required for this year (under section 144 of the Charities Act 2011 (the 2011 Act)) and that an independent examination is needed.

It is my responsibility to:

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

Basis of independent examiner's report

My examination was carried out in accordance with the General Directions given by the Charity Commission. An examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts, and seeking explanations from you as trustees concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in an audit, and consequently I do not express an audit opinion on the view given by the accounts.

Independent examiner's statement

In connection with my examination, no matter has come to my attention:

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- to keep accounting records in accordance with section 130 of the 2011 Act; and
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(2) to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

V J Rogers

Chartered Certified Accountant

AccountArt
5 St Thomas Avenue
Hayling Island
Hampshire
PO11 0ET

Date: 26 May 2022

THE ABBEYFIELD CHICHESTER SOCIETY LIMITED

England & Wales - Charity number 208819

Accounts

Company number 0708411 (England and Wales)
Charity number 208819

ABBEYFIELD (CHICHESTER) SOCIETY LTD(THE)
(A company limited by guarantee)
DIRECTORS' AND TRUSTEES' REPORT
UNAUDITED FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 DECEMBER 2020

ABBNEYFIELD (CHICHESTER) SOCIETY LTD(THE)

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ABBNEYFIELD (CHICHESTER) SOCIETY LTD(THE)

REFERENCE AND ADMINISTRATIVE INFORMATION

Charity name Abbeyfield (Chichester) Society Limited

Company Registration number 00708411

Charity Registration number 208819

Directors and Trustees
D S Martin
I B Peterkin (Chairman)
A Thompson-Dyke
V J Rogers
A Irwin-Brown

Secretary I B Peterkin

General manager H D Sque

**Registered office and
Operational address**
Oakshade
Market Avenue
Chichester
West Sussex
PO19 1JR

Reporting accountants
AccountArt
5 St Thomas Avenue
Hayling Island
Hampshire
PO11 0ET

Bankers
CAF Bank Ltd
25 Kings Hill Avenue
Kings Hill
West Malling
Kent
ME19 4JQ

ABBNEYFIELD (CHICHESTER) SOCIETY LTD(THE)

ANNUAL REPORT OF THE TRUSTEES AND DIRECTORS

FOR THE YEAR ENDED 31 DECEMBER 2020

The trustees and directors present their report and accounts for the year ended 31 December 2020.

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A directing Board of Trustees meets 6 – 10 times per annum to consider directions, key strategies and overall performance. As rooms are becoming vacant, they are being upgraded and kept fit for purpose.

Objectives and Activities

The Society manages and rents accommodation to elderly People. We provide support in our houses and also in their own homes with the care, security and Christian love to which they are entitled. At the same time it aims to foster a community spirit and a sense of independence for each individual.

In setting our objectives and planning our activities our Trustees have given careful consideration to the Charity Commission's general guidance on public benefit and in particular to its supplementary public benefit guidance on fee-charging.

ABBEYFIELD (CHICHESTER) SOCIETY LTD(THE)

ANNUAL REPORT OF THE TRUSTEES AND DIRECTORS

FOR THE YEAR ENDED 31 DECEMBER 2020

Achievements and Performance

The Society has 2 homes which are successful. The market is now very much more aware of the Society's offering as a result of a focused marketing drive.

2020 has been a difficult year which the Manager and Housekeepers have dealt with admirably. The income has dropped as residents have had to move onto care facilities. Unfortunately, the vacant rooms have not been re-let because of the pandemic which has stopped the Manager being able to show prospective residents around the facilities. On a positive note, the staff have managed to avoid any cases of Covid entering either house by shutting them down to none essential staff and tradesmen. The trustees have had a series of meetings over zoom during the past year with the Manager who has kept them well informed. All residents and staff have now been vaccinated and the society is looking forward to a better year as things start to open up.

Financial Review

The charity's main source of income is from rents receivable. For the current year, the statement of financial activities shows a net loss of £3,463 and the assets and reserves stand at £2,606,874 in total assets set out on the Statement of Financial Activities.

Principal Funding Sources

The residents pay a monthly rent which is calculated on the basis of the proportion of the size and location of their room. This rent is reviewed each May on the basis of cost inflation and the need to generate a surplus to cover loss of revenue income should that occur.

The Society also receives interest on its investments and occasionally income from legacies and donations.

Investment & Reserves Policy

The charity periodically reviews its investment policy to establish whether funds can be invested, reinvested or reallocated. Monies have typically been invested in a Treasury Deposits but are now invested in a Rathbones portfolio. All interest earned is re-invested.

Trustees and Directors' responsibilities

The trustees and directors are responsible for preparing the report and accounts in accordance with applicable law and United Kingdom Generally Accepted Accounting Practice.

Company law requires the directors to prepare accounts for each financial year which give a true and fair view of the state of affairs of the company and of the profit or loss for that period. In preparing those accounts, the directors are required to:

- select suitable accounting policies and then apply them consistently;
- make judgements and estimates that are reasonable and prudent; and
- prepare the accounts on the going concern basis unless it is inappropriate to presume that the company will continue in business.

The directors are responsible for maintaining proper accounting records which disclose with reasonable accuracy at any time the financial position of the company and to enable them to ensure that the accounts comply with the Companies Act 2006. They are also responsible for safeguarding the assets of the company and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

This report was approved by the board on 12 May 2021 and signed on behalf of the board by

I B Peterkin
Board of trustees

General Manager
of Management Team

ABBNEYFIELD (CHICHESTER) SOCIETY LTD(THE)

STATEMENT OF FINANCIAL ACTIVITIES

FOR THE YEAR ENDED 31 DECEMBER 2020

	Notes	2020 £ Restricted Funds	2020 £ Designated Funds	2020 £ Unrestricted Funds	2020 £ Total Funds	2019 £
Incoming resources						
Incoming resources from generated funds:						
Legacies and donations		-	-	5,290	5,290	5,000
Investment income (2018-2020)		-	-	19,011	19,011	-
Incoming resources from charitable activities:						
Residential charges receivable		-	-	246,780	246,780	349,287
At Home income generated				25,651	25,651	-
Total incoming resources		-	-	296,732	296,732	354,287
Resources expended						
Costs of generating voluntary income		-	-	-	-	-
Charitable activities:						
Costs of providing residential accommodation	4	100	-	311,047	311,147	316,087
Governance costs		-	-	1,425	1,425	39
Total resources expended		100	-	312,472	312,572	316,126
Net incoming resources before transfers		(100)	-	(15,740)	(15,840)	38,161
Gains and losses on revaluations of Land, Buildings & Investments		-	-	12,377	12,377	51,034
Net movement in funds for the year		(100)	-	(3,363)	(3,463)	89,195
Total funds at 1 January 2020		(1,477)	45,000	2,566,814	2,610,337	2,521,142
Total funds at 31 December 2020		(1,577)	45,000	2,563,451	2,606,874	2,610,337

All recognised gains and losses are reflected through the Statement of Financial Activities, and therefore no separate Statement of Total Recognised Gains and Losses is disclosed.

BALANCE SHEET
AS AT 31 DECEMBER 2020

	Notes	2020		2019	
		£	£	£	£
Fixed assets					
Tangible assets	7		1,867,851		<i>1,867,851</i>
Investments	8		547,304		<i>385,916</i>
			2,415,155		<i>2,253,767</i>
Current assets					
Debtors	9	13,041		<i>10,703</i>	
Cash at bank and savings	10	210,786		<i>368,404</i>	
		223,827		<i>379,107</i>	
Creditors: amounts falling due within one year	11	(32,108)		<i>(22,537)</i>	
Net current assets			191,719		<i>356,570</i>
Net assets			2,606,874		<i>2,610,337</i>
Charity funds	14				
Restricted fund			(1,577)		<i>(1,477)</i>
Designated funds			45,000		<i>45,000</i>
Unrestricted funds			2,563,451		<i>2,566,814</i>
			2,606,874		<i>2,610,337</i>

For the year ending 31 December 2020 the company was entitled to exemption from audit under section 477 of the Companies Act 2006 relating to small companies.

Director's responsibilities;

The members have not required the company to obtain an audit of its accounts for the year in question in accordance with section 476,

The directors acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of accounts

These accounts have been prepared in accordance with the provisions applicable to companies subject to the small companies regime.

The accounts were approved by the board on 12 May 2021 and signed on behalf of the board by

I B Peterkin
Director

ABBEYFIELD (CHICHESTER) SOCIETY LTD(THE)

NOTES TO THE ACCOUNTS

FOR THE YEAR ENDED 31 DECEMBER 2020

1 Principal accounting policies

Basis of accounting

The accounts have been prepared under the historical cost convention as modified by the revaluation of certain fixed assets and in accordance with the Statement of Recommended Practice, Accounting by Charities issued in March 2005 and the Companies Act 2006. The accounts have also been prepared in accordance with the Financial Reporting Standard for Smaller Entities (effective April 2008).

Incoming resources

All incoming resources are included in the statement of financial activities when the charity is entitled to the income and the amount can be quantified with reasonable accuracy.

Resources expended

Expenditure is recognised on an accrual basis as a liability is incurred. Expenditure includes any VAT which cannot be fully recovered, and is reported as part of the expenditure to which it relates:

Charitable expenditure comprises those costs incurred by the charity in the delivery of its activities and services for its beneficiaries. It includes both costs that can be allocated directly to such activities and those costs of an indirect nature necessary to support them.

Governance costs include those costs associated with meeting the constitutional and statutory requirements of the charity and include the audit fees and costs linked to the strategic management of the charity.

Turnover

Turnover represents the invoiced value of goods and services supplied by the company, net of VAT.

Freehold Land and buildings

Freehold Land and buildings are held for lettings and are stated at current market value.

Depreciation

Depreciation is provided on all tangible fixed assets, other than freehold land, at rates calculated to write off the cost or valuation, less estimated residual value, of each asset evenly over its expected useful life, as follows:

Plant and machinery 10% reducing balance

Pensions

Contributions in respect of the company's defined contribution pension scheme are charged to the profit and loss account for the year in which they are payable to the scheme. Differences between contributions payable and contributions actually paid in the year are shown as either accruals or prepayments at the year end.

2 Legacies and donations

	2020 Restricted Funds £	2020 Designated Funds £	2020 Unrestricted Funds £	2020 Total Funds £	2019 Total Funds £
Other donations	-	-	5,290	5,290	-
	-	-	5,290	5,290	-

ABBNEYFIELD (CHICHESTER) SOCIETY LTD(THE)

NOTES TO THE ACCOUNTS

FOR THE YEAR ENDED 31 DECEMBER 2020

3 Investment income	2020 Restricted Funds £	2020 Designated Funds £	2020 Unrestricted Funds £	2020 Total Funds £	2019 Total Funds £
Bank interest	-	-	-	-	-
	-	-	-	-	-
4 Resources expended	2020 Restricted Funds £	2020 Designated Funds £	2020 Unrestricted Funds £	2020 Total Funds £	2019 Total Funds £
Costs of generating income					
Resident days out costs/ residents use	-	-	-	-	-
	-	-	-	-	-
Costs of providing residential accommodation					
Housekeeping	-	-	31,498	31,498	33,230
General managerial house expenses	-	-	349	349	9,529
Light and heat	-	-	11,220	11,220	11,650
Licenses	-	-	105	105	901
Telephone	-	-	3,268	3,268	2,762
Rates and water	-	-	11,367	11,367	10,059
Insurance	-	-	5,995	5,995	4,522
Services to property	-	-	14,810	14,810	17,463
Approved projects	-	-	-	-	4,840
Room refurbishment	-	-	18,792	18,792	23,891
Gardens and grounds	-	-	6,984	6,984	5,770
Miscellaneous	-	-	1,537	1,537	217
Wages, salaries and staff training	-	-	186,898	186,898	170,557
Pension contributions	-	-	670	670	1,317
Administration expenses and travel costs	-	-	120	120	3,436
Printing, postage and stationery	-	-	2,451	2,451	2,542
Advertising and marketing	-	-	2,141	2,141	4,397
Affiliation fees	-	-	5,091	5,091	4,799
Depreciation	-	-	-	-	1,460
	-	-	308,404	308,404	313,351
Governance costs					
Accountancy	-	-	1,425	1,425	39
	-	-	1,425	1,425	39

ABBEYFIELD (CHICHESTER) SOCIETY LTD(THE)

NOTES TO THE ACCOUNTS

FOR THE YEAR ENDED 31 DECEMBER 2020

5 Staff costs	2020 Restricted Funds £	2020 Designated Funds £	2020 Unrestricted Funds £	2020 Total Funds £	2019 Total Funds £
Salaries and wages	-	-	186,898	186,898	176,683
	-	-	186,898	186,898	176,683

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

	2020	2019
House staff	16	16

No employees received remuneration amounting to more than £60,000 in either year.

6 Net incoming resources	2020 Restricted Funds £	2020 Designated Funds £	2020 Unrestricted Funds £	2020 Total Funds £	2019 Total Funds £
This is stated after charging:					
Depreciation of owned fixed assets	-	-	-	-	1,460

7 Tangible fixed assets

	Land and buildings £	Plant and machinery £	Total £
Cost/valuation			
Cost or valuation	1,850,000	89,965	1,939,965
At end of year	1,850,000	89,965	1,939,965
Depreciation			
At beginning of year	-	72,114	72,114
At end of year	-	72,114	72,114
Net book value			
At 31 December 2020	1,850,000	17,851	1,867,851
<i>At 31 December 2019</i>	<i>1,850,000</i>	<i>17,851</i>	<i>1,867,851</i>

If the land and buildings held for letting had not been revalued it would have been included at the following historical cost:

2020 £	2019 £
1,115,678	1,115,678

Land and buildings were valued on an open market basis on 31 December 2015 by Stride & Son. The charity has been unable to obtain a more current valuation as no access to either home is allowed. This will be rectified during the current year.

ABBEYFIELD (CHICHESTER) SOCIETY LTD(THE)

NOTES TO THE ACCOUNTS

FOR THE YEAR ENDED 31 DECEMBER 2020

8 Investments

	Investments in subsidiary undertaking	Other investments	Total
	£	£	£
Cost/valuation			
At beginning of year	-	385,916	385,916
Additions	-	130,000	130,000
Investment income	-	19,011	19,011
Revaluation	-	12,377	12,377
At end of year	-	547,304	547,304
		2020	2019
		£	£
Listed investments		547,304	385,916

9 Debtors

	2020	2019
	£	£
Trade debtors	2,800	3,178
Other debtors	10,241	7,525
	13,041	10,703

10 Bank balances

Current accounts	210,781	368,399
Savings accounts	-	-
Petty cash	5	5
	210,786	368,404

11 Creditors: amounts falling due within one year

	2020	2019
	£	£
Trade creditors	1,816	3,546
Other taxes and social security costs	17,861	9,092
Other creditors	12,431	9,899
	32,108	22,537

ABBNEYFIELD (CHICHESTER) SOCIETY LTD(THE)

NOTES TO THE ACCOUNTS

FOR THE YEAR ENDED 31 DECEMBER 2020

12 Creditors: amounts falling due after one year	2020	2019
	£	£
Other creditors	-	(31,189)

13 Provisions for liabilities

14 Statement of funds	Brought Forward	Incoming Resources	Resources Expended	Transfers and/or revaluations	Carried Forward
	£	£	£	£	£
Unrestricted funds					
General funds	2,566,814	296,732	(312,472)	12,377	2,563,451
Prior period adjustment	-	-	-	-	-
Total general funds as restated	2,566,814	296,732	(312,472)	12,377	2,563,451
Designated funds					
Sinking fund	45,000	-	-	-	45,000
Restricted funds					
Residents activities and days out	(1,477)	-	(100)	-	(1,577)
	(1,477)	-	(100)	-	(1,577)
	2,610,337	296,732	(312,572)	12,377	2,606,874

Designated funds

The trustees have set up a policy of transferring £5000 per annum to a designated 'Sinking Fund' to provide for future major works to the properties providing there is a surplus in the year.

Restricted funds

The Residents Days Out Fund and residents use Fund was generated by a legacy from Gladys Jamieson in March 2010. A legacy from Jean Edwards was donated towards residents activities.

15 Analysis of net assets between funds	2020 Restricted Funds	2020 Designated Funds	2020 Unrestricted Funds	2020 Total Funds	2019 Total Funds
	£	£	£	£	£
Intangible assets	-	-	547,304	547,304	385,916
Current assets	(1,577)	45,000	180,404	223,827	379,107
Creditors due in one year	-	-	(32,108)	(32,108)	(22,537)
At end of year	(1,577)	45,000	2,563,451	2,606,874	2,610,337

INDEPENDENT EXAMINER'S REPORT

TO THE TRUSTEES OF

ABBNEYFIELD (CHICHESTER) SOCIETY LTD(THE)

I report on the accounts of the Charity for the year ended 31 December 2020, which are set out on pages 2 to 9.

Respective responsibilities of trustees and examiner

The charity's trustees are responsible for the preparation of the accounts. The charity's trustees consider that an audit is not required for this year (under section 144 of the Charities Act 2011 (the 2011 Act)) and that an independent examination is needed.

It is my responsibility to:

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

Basis of independent examiner's report

My examination was carried out in accordance with the General Directions given by the Charity Commission. An examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts, and seeking explanations from you as trustees concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in an audit, and consequently I do not express an audit opinion on the view given by the accounts.

Independent examiner's statement

In connection with my examination, no matter has come to my attention:

(1) which gives me reasonable cause to believe that in any material respect the requirements

- to keep accounting records in accordance with section 130 of the 2011 Act; and
- to prepare accounts which accord with the accounting records and comply with the accounting requirements of the 2011 Act

have not been met; or

(2) to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

V J Rogers

Chartered Certified Accountant

AccountArt
5 St Thomas Avenue
Hayling Island
Hampshire
PO11 0ET

Date: