

ABBNEYFIELD LOUGHTON SOCIETY LIMITED
DIRECTORS' REPORT AND FINANCIAL STATEMENTS
FOR THE YEAR ENDED
31ST MARCH 2025

Registered Number: 758621

Registered Charity Number: 227729

ABBNEYFIELD LOUGHTON SOCIETY LIMITED
DIRECTOR'S REPORT AND FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31ST MARCH 2025

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For the information of the directors

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ABBEYFIELD LOUGHTON SOCIETY LIMITED

DIRECTORS AND TRUSTEES:

C M Franklin (Chairperson)
C J Rawlinson (Treasurer)
P B Medway
L G Dorner
S A Murphy

SECRETARY:

C M Franklin

PRESIDENT:

S Murray

ACCOUNTANTS:

Sterlings Accountancy Solutions Ltd
131-133 Roman Road
Mountnessing
Brentwood
Essex
CM15 0UD

BANKERS:

Barclays Bank plc
207 High Road
Loughton
Essex
IG10 1AZ

REGISTERED OFFICE:

121 High Road
Loughton
Essex
IG10 4LT

INVESTMENT MANAGERS:

CCLA Investment Management Limited
COIF Charity Funds
80 Cheapside
London EC2V 6DZ

W H Ireland Ltd
24 Martin Lane
London
EC4R 0DR

Columbia Threadneedle Fund Management Ltd
PO Box 9040
Chelmsford
Essex
CM99 2XH

ABBEYFIELD LOUGHTON SOCIETY LIMITED**DIRECTORS' REPORT**

The directors present their annual report and the financial statements for the year ended 31st March 2025. This report is a Director's Report which as required by section 417 of the Companies Act 2006 and a Trustees' Annual Report as required under Part 8 of the Charities Act 2011.

The trustees confirm that the financial statements comply with the requirements of the company's governing documents, the Charities SORP (FRS 102) and the Companies Act 2006.

Structure, Governance & Management

The Society is constituted by its Memorandum and Articles dated 24th April 1963 registered under the Companies Act 2006 (number 758621). It is also a registered charity (number 227729). The accounts have, therefore, been prepared to comply with the Companies Act 2006 and the Statement of Recommended Practice, "Accounting and Reporting by Charities", issued in March 2005 and revised in May 2008. The Society is an affiliated member of The Abbeyfield Society.

The Society is a company limited by guarantee not having any share capital. Each member guarantees to contribute £1 towards the liabilities and costs on winding up.

The directors of the charity are its trustees for the purpose of charity law and throughout this report are collectively referred to as the trustees.

The trustees serving during the year and since the year end were as follows:

C M Franklin
P B Medway
C J Rawlinson
L G Dorner
S A Murphy

Recruitment and Appointment

Potential new trustees are recruited in one of two ways. Either the trustees approach someone who they think may be interested and have time to commit to the organisation, or an interested, informed person approaches an executive committee member with a view to joining the committee.

The committee would then formally discuss the applicant's merits and skill sets. Following a formal screening process and a police check, if the committee consider that the applicant would enhance the committee's work, he or she is formally elected.

ABBEYFIELD LOUGHTON SOCIETY LIMITED**DIRECTORS' REPORT**

Induction and Training of Trustees

By way of formal introduction Trustees are given training on policies and procedure relative to the role.

The charity requires trustees and staff to attend mandatory, regular training courses on a variety of topics.

The trustees form The Executive Committee of the Society and are responsible for all decision-making. Trustees are appointed on a rotational basis by the members at the Annual General Meeting.

The trustees have identified the major risks to which the Society is exposed and those risks have been mitigated. The trustees are currently reviewing their policies which have been in place for many years.

In accordance with the Articles of Association P B Medway and L G Dorner retire from the Committee at the Annual General Meeting and will offer themselves for re-election.

Risk Management

The main areas of risk to the charity are financial and physical. The trustees undertake a formal risk assessment on a frequent basis to ensure that physical risks such as loose carpet, which could pose a risk to residents, are identified and dealt with early.

Staff are subject to police screening and training for key areas in Health and Safety, Food Hygiene and prevention of abuse.

Fire drills and the regular testing of fire alarms are undertaken often to ensure staff and residents are aware of the emergency procedures. Each resident's room has displayed fire evacuation procedures and a panic button in case of emergency. In addition, residents are offered pendant personal alarm systems.

Investments are made with the ultimate aim of high liquidity, maximum yield with very low capital risk. W H Ireland Ltd manage these investments.

Objectives & Activities

The principal activity of the charity throughout the year was providing care and accommodation for elderly and lonely persons in accordance with the Memorandum and Articles of Association and the aims and principles of The Abbeyfield Society Limited.

The trustees regularly review the needs and the facilities provided for the residents with a view to carrying out such work as maybe required, to improve and enhance the residents' quality of life.

In this respect we continued with the general upkeep and improvement of the building. Overall repairs and maintenance cost were down year-on-year, with their having been significant expenditure on upgrades to one of the rooms and upgrading of two shower rooms and emergency pull cord system last year.

It is the charity's policy to cover its operating costs with income from residential charges. Any surplus on investments is set aside for future use to improve the building and facilities for residents.

Achievements & Performance

The aim of the trustees is to ensure full occupancy of the home and to provide a comfortable environment for the residents.

We maintained the same occupancy level as at the end of last year having two vacancies throughout the year.

Financial Review

Rental income decreased from last year, with one room having become vacant from February 2024 at the end of the previous financial year. Overall, most operational costs remained consistent with last year. There was a deficit of £3,738 before property and investment revaluations; the investments increased in value by £4,560 resulting in an overall surplus of £822 for the year.

ABBEYFIELD LOUGHTON SOCIETY LIMITED

DIRECTORS' REPORT

Reserves Policy

As at 31 March 2025, the total unrestricted reserves of the charity stands at £2,421,317, which includes the revaluation reserve of £1,182,457.

Income from residents covers all the general expenses of running a home including internal decorations and minor repairs. The investment income is generally used to fund capital expenditure or major work.

Short and long term investments are acquired and held at the discretion of the directors.

Plans For Future Periods

Care is taken to ensure that when any new resident is entered into the accommodation, it is newly cleaned, redecorated and, where necessary, re-carpeted. Every effort is made to ensure that the new resident integrates with the other residents. A one week trial is therefore mandatory, to ensure that the resident and home are compatible.

Trustees' responsibilities in relation to the financial statements

The trustees (who are also directors for the purpose of common law) are responsible for preparing the Annual Report and the financial statements in accordance with applicable law and regulations.

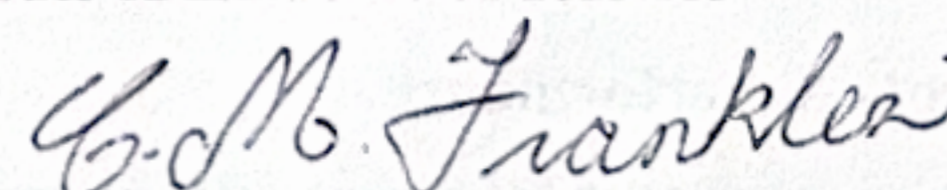
Company law requires the trustees to prepare financial statements for each financial year. Under that law the trustees must prepare the financial statements in accordance with United Kingdom Generally Accepted Accounting Practice (United Kingdom Accounting Standards and applicable law). Under company law the trustees must approve the financial statements unless they are satisfied that they give a true and fair view of the state of affairs of the charitable company and of the incoming resources and application of resources, including the income and expenditure, of the charitable company for that period.

- select suitable accounting policies and then apply them consistently;
- observe the methods and principles in the Charities SORP;
- make judgements and estimates that are reasonable and prudent;
- state whether applicable UK accounting standards have been followed, subject to any material departures disclosed and explained in the financial statements; and
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the company will continue to operate.

The trustees are responsible for keeping adequate accounting records that are sufficient to show and explain the charitable company's transactions and disclose with reasonable accuracy at any time the financial position of the charitable company and enable them to ensure that the financial statements comply with the Charities 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 has been prepared in accordance with the provisions applicable to companies subject to the small companies' regime.

By Order of the Board of Trustees



C M Franklin
Chairperson

Date:

29 July 2025

**INDEPENDENT EXAMINERS' REPORT TO THE TRUSTEES OF
ABBEYFIELD LOUGHTON SOCIETY LIMITED**

I report on the financial statements for the year ended 31 March 2025 set out on pages 5 to 11.

Respective responsibilities of trustees and examiner

The trustees (who are also directors of the company for the purposes of company law) are responsible for the preparation of the accounts. The trustees consider that an audit is not required for this year under section 144(2) of the Charities Act 2011 (the 2011 Act) and that an independent examination is needed. I am qualified to undertake the examination by being a qualified member of The Institute of Chartered Accountants in England and Wales.

Having satisfied myself that the charity is not subject to audit under company law and is eligible for independent examination 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
- to state whether particular matters have come to my attention.

Basis of independent examiner's statement

My examination was carried out in accordance with general Directions given by the Charity Commission. An examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts, and seeking explanations from the trustees concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in an audit and consequently no opinion is given as to whether the accounts present a 'true and fair view' and the report is limited to those matters set out in the statement below.

Independent examiners statement

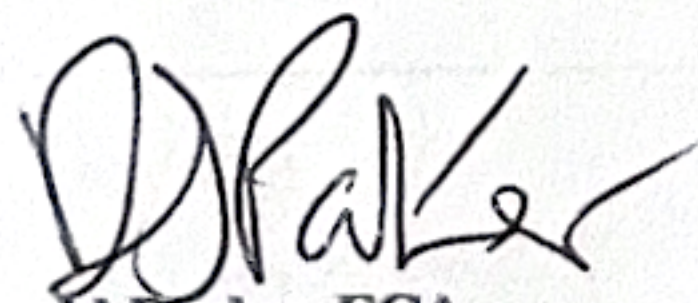
In connection with my examination, no matter has come to my attention

1. which gives me reasonable cause to believe that in, any material respect the requirements:

- to keep accounting records in accordance with section 386 of the companies Act 2006 and
- to prepare accounts which accord with the accounting records and comply with the accounting requirements of section 396 of the companies Act 2006 and with the methods and principles of the Statement of Recommended Practice: Accounting and Reporting by Charities.

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.



David Parker FCA
Institute of Chartered Accountants in England & Wales
 Sterlings Accountancy Solutions Limited
 131-133 Roman Road
 Mountnessing
 Brentwood
 Essex
 CM15 0UD

Date: 06/08/2025

ABBEYFIELD LOUGHTON SOCIETY LIMITED
**STATEMENT OF FINANCIAL ACTIVITIES INCLUDING THE INCOME AND
EXPENDITURE ACCOUNT AND STATEMENT OF RECOGNISED GAINS AND LOSSES
FOR THE YEAR ENDED 31ST MARCH 2025**

	Notes	Unrestricted £	2025 Restricted £	Total £	2024 Total £
Incoming resources					
Incoming resources from generated funds					
Voluntary					
Donations		-	-	-	-
Activities for generating funds					
Investment income	3	14,430	-	14,430	14,355
Incoming resources from charitable activities					
Income from residential charges		124,052	-	124,052	139,551
Other incoming resources					
			-	-	-
Total incoming resources being net incoming resources available for charitable application		138,482	-	138,482	153,906
Resources expended					
Charitable expenditure					
Costs of charitable activities	4	132,704	-	132,704	159,166
Governance costs	5	9,516	-	9,516	8,317
Total resources expended		142,220	-	142,220	167,483
Net incoming/(outgoing) resources for the year before transfers and investment gains and losses being the surplus/(deficit) for the year for Companies Act purposes					
		(3,738)	-	(3,738)	(13,577)
Unrealised surplus/(deficit) on investments		4,560	-	4,560	19,179
Other recognised gains and losses on fixed assets for the Society's use					
Unrealised gain on land and buildings		-	-	-	-
Net movement in funds		822	-	822	5,602
Fund balance brought forward		2,420,495	-	2,420,495	2,414,893
Fund balance carried forward		£ 2,421,317	£ -	£ 2,421,317	£ 2,420,495

- All transactions are derived from continuing activities
- There are no gains or losses for the year other than those recognised in the Statement of Financial Activities.

ABBNEYFIELD LOUGHTON SOCIETY LIMITED
BALANCE SHEET
AS AT 31ST MARCH 2025

		2025		2024	
	Notes	£	£	£	£
Tangible Fixed Assets					
Housing properties	7		1,700,000		1,700,000
Investments	8		472,824		468,265
			<u>2,172,824</u>		<u>2,168,265</u>
Current Assets					
Debtors	9	3,619		3,005	
Cash at bank and in hand		251,479		255,558	
		<u>255,098</u>		<u>258,563</u>	
Creditors: amounts falling due within one year	10	6,605		6,333	
			<u>248,493</u>		<u>252,230</u>
Net Current Assets					
			<u>£ 2,421,317</u>		<u>£ 2,420,495</u>
Total Assets Less Liabilities					
Financed by:					
Unrestricted reserves:					
Retained surplus	11		1,238,860		1,238,038
Revaluation reserve	11		1,182,457		1,182,457
	11		<u>£ 2,421,317</u>		<u>£ 2,420,495</u>

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 31 March 2025.

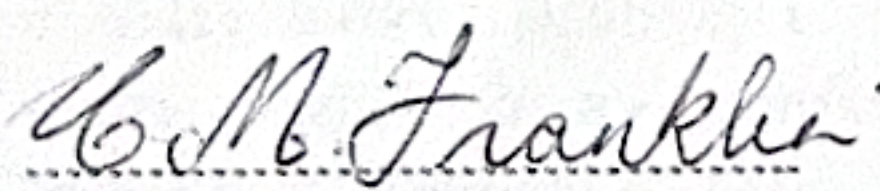
The members have not required the company to obtain an audit of its financial statements for the year ended 31 March 2025 in accordance with Section 476 of the Companies Act 2006.


The directors acknowledge their responsibilities for:

- ensuring that the company keeps accounting records which comply with Sections 386 and 387 of the Companies Act 2006 and
- preparing financial statements which give a true and fair view of the state of affairs of the company as at the end of each financial year and of its profit or loss for each financial year in accordance with the requirements of Sections 394 and 395 and which otherwise comply with the requirements of the Companies Act 2006 relating to financial statements, so far as applicable to the company.

The financial statements have been prepared in accordance with the special provisions of Part 15 of the Companies Act 2006 relating to small charitable companies and with the financial reporting Standard for Smaller Entities (effective April 2008).

The financial statements were approved by the board of directors on the date shown below and were signed on its behalf by:


C M Franklin - Chairperson


C J Rawlinson - Treasurer

Date: 29 July 2025

The notes on pages 7 to 11 form part of these financial statements

ABBEYFIELD LOUGHTON SOCIETY LIMITED**NOTES TO THE FINANCIAL STATEMENTS****FOR THE YEAR ENDED 31ST MARCH 2025**

1. STATUS OF SOCIETY

The Society is registered under the Companies Act 2006 (number 758621) and is a registered charity (number 227729).

2. ACCOUNTING POLICIES***Accounting Basis***

These accounts have been prepared in accordance with FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" ("FRS 102"), "Accounting and Reporting by Charities" the Statement of Recommended Practice for Charities applying FRS 102, the companies Act 2006 and UK Generally Accepted Accounting Practice as it applies from January 2015. The Company is a Public Benefit Entity as defined by FRS 102.

The accounts have been prepared under the historical cost convention. The principal accounting policies adopted are set out below.

Under Companies Act 2006 s454, on a voluntary basis, the trustees can amend these financial statements if they subsequently prove to be defective.

Incoming Resources

Income from donations is included in incoming resources when these are receivable.

Income from residential charges is accounted for on a straight line and accruals basis.

Investment income is accounted for on an accruals basis.

Resources Expended

All resources expended can be separately identified between different classes of expenditure. There is no need for apportionment.

Housing Land and Buildings

The cost of property is the purchase price plus costs of developing the property to enable it to be occupied.

All invoices and architect's certificates relating to capital expenditure are included in the financial statements at gross value provided that the expenditure incurred or the architect's certificate was completed by the end of the accounting year.

Expenditure on any scheme aborted is written-off in the year in which it is recognised that the scheme will not be developed to completion.

Where the directors consider that a property has fallen below recoverable amount, the carrying value of the property is written down directly to the Statement of Financial Activities to estimated open market value for existing use. When the directors consider the property value has increased, the carrying value is increased with the surplus being credited directly to the revaluation reserve.

Depreciation

Freehold property is carried at cost/valuation and is not depreciated. It is company policy to maintain its freehold property to a high standard, because of this the property maintains a residual disposal value in aggregate at least equal to the book value and accordingly no provision for depreciation is made. This represents a departure from the Companies Act 2006 which requires depreciation to be charged on tangible fixed assets. The directors consider this departure to be necessary to give a true and fair view.

If this departure from the Act had not been made, the profit for the year would have been reduced by depreciation. However, the amount of depreciation cannot reasonably be quantified because depreciation is only one of many factors reflected in the valuation and the amount which might otherwise have been shown cannot be separately identified or quantified.

ABBEYFIELD LOUGHTON SOCIETY LIMITED
NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31ST MARCH 2025

2. ACCOUNTING POLICIES - Continued
Future Cyclical Repairs and Maintenance

Provision is made for major repairs or cyclical maintenance only where they represent legally binding commitments or obligations at the balance sheet date.

Corporation Tax and VAT

The Society has charitable status and is exempt from corporation tax on the income it has received. The Society is not registered for VAT. Accordingly no VAT is charged to residents, and expenditure in the income and expenditure account includes the relevant VAT.

Investments

Investments held are stated at bid price value at the balance sheet date. Purchases and sales include transaction fees. Realised and unrealised gains and losses are credited/charged to the Statement of Financial Activities.

Pensions

The company operates a defined contribution pension scheme and the pension charge represents the amounts payable by the company to the fund in respect of the year.

Funds

The Society has no Restricted or Endowment Funds. All funds are credited to the General Fund held for the future running of the Society.

3. INVESTMENT INCOME

	2025	2024
	£	£
Bank and short term deposit interest	5,815	5,709
Dividends	8,615	8,646
	<hr/>	<hr/>
	£ 14,430	£ 14,355
	<hr/>	<hr/>

4. COSTS OF CHARITABLE ACTIVITIES

	2025	2024
	£	£
Repairs and maintenance	16,163	41,332
Staff salaries and costs	81,196	80,379
National Insurance	1,162	357
Pension contributions	1,237	1,285
Food and other household costs	7,176	6,436
Garden maintenance	3,254	2,795
Rent and rates	4,692	4,408
Heating and lighting	11,689	16,218
Telephone	1,455	1,378
Television licence	177	166
Insurance	4,035	3,944
Advertising	468	468
	<hr/>	<hr/>
	£ 132,704	£ 159,166
	<hr/>	<hr/>

ABBNEYFIELD LOUGHTON SOCIETY LIMITED
NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31ST MARCH 2025

5. GOVERNANCE COSTS

	2025	2024
	£	£
Affiliation fee: The Abbeyfield Society	2,954	2,322
Accountancy	5,772	4,663
Legal and professional	-	-
Printing, postage and stationery	97	-
Computer expenses	402	426
General expenses	291	906
	<u>£ 9,516</u>	<u>£ 8,317</u>

6. EMPLOYEES

The Society had 5 (2024 - 5) employees, amounting to three full-time equivalent employee, who run the accommodation unit. No employee earns more than £60,000 per annum.

7. FIXED ASSETS

	Land and buildings held for letting £
Freehold Land and Buildings	
Valuation	
At 1st April 2024	1,700,000
Revaluation surplus	-
	<u>£ 1,700,000</u>
At 31st March 2025	<u>£ 1,700,000</u>

The property valued on 23 July 2014 by Heather Thirtle F.R.I.C.S. on the basis of the open market value for existing use.

The original cost of the property, including improvements, was £517,543.

ABBEYFIELD LOUGHTON SOCIETY LIMITED
NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31ST MARCH 2025

8. INVESTMENTS

	2025	2024
	£	£
Valuation brought forward	468,265	449,086
Disposals	-	-
Revaluation surplus/(deficit)	4,559	19,179
	<u>£ 472,824</u>	<u>£ 468,265</u>

	2025	2024
	£	£
UK Listed investments	472,825	468,265
	<u>£ 472,825</u>	<u>£ 468,265</u>

Investments comprising greater than 5% of investments are as follows:-

	2025	2024
	£	£
Columbia Threadneedle Management Funds	74,382	68,274

9. DEBTORS

	2025	2024
	£	£
Other debtors	527	-
Prepayments and accrued income	3,092	3,005
	<u>£ 3,619</u>	<u>£ 3,005</u>

10. CREDITORS: Amounts falling due within one year

	2025	2024
	£	£
Other creditors	296	492
Accruals and deferred income	6,309	5,841
	<u>£ 6,605</u>	<u>£ 6,333</u>

ABBNEYFIELD LOUGHTON SOCIETY LIMITED
NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31ST MARCH 2025

11. RESERVES

	Freehold Revaluation Reserve £	Investments Revaluation Reserve £	Unrestricted Reserve £	Total £
At 1 April 2024	1,182,457	-	1,238,038	2,420,495
Operating surplus/(deficit) for the year	-	-	(3,738)	(3,738)
Revaluation surplus/(deficit) in the year	-	-	4,560	4,560
At 31 March 2025	<u>£ 1,182,457</u>	<u>£ -</u>	<u>£ 1,238,860</u>	<u>£ 2,421,317</u>

12. SHARE CAPITAL AND CONTROLLING PARTY

The Society is a company limited by guarantee not having any share capital.

There is considered to be no controlling party.

13. PAYMENT TO MEMBERS, COMMITTEE MEMBERS, OFFICERS, ETC.

Payments to members of the Society for travel and sundry expenses reimbursed are as follows:-

	2025 £	2024 £
C M Franklin	1,980	185
C J Rawlinson	2,274	-
P B Medway	7	-
	<u> </u>	<u> </u>

The trustees did not receive any remuneration during the year.

ABBEYFIELD LOUGHTON SOCIETY LIMITED
DETAILED INCOME AND EXPENDITURE ACCOUNT
FOR THE YEAR ENDED 31ST MARCH 2025

	2025		2024	
	£	£	£	£
Income				
Income from residential charges		124,052		139,551
Deposit interest		5,815		5,709
Dividends		8,615		8,646
		<u>£ 138,482</u>		<u>£ 153,906</u>
Expenditure				
Affiliation fee: The Abbeyfield Society	2,954		2,322	
Audit and accountancy	5,772		4,663	
Legal and professional	-		-	
Printing, postage and stationery	97		-	
Computer expenses	402		426	
General expenses	291		906	
	<u></u>	9,516	<u></u>	8,317
Repairs and maintenance		16,163		41,332
Employee costs	83,595		82,021	
Food and other household costs	7,176		6,436	
	<u></u>	90,771	<u></u>	88,457
Garden maintenance	3,254		2,795	
Rent and rates	4,692		4,408	
Heating and lighting	11,689		16,218	
Telephone	1,455		1,378	
Television licence and rental	177		166	
Insurance	4,035		3,944	
Advertising	468		468	
	<u></u>	25,770	<u></u>	29,377
Total Expenditure		<u>£ 142,220</u>		<u>£ 167,483</u>
Operating surplus/(deficit) for the year		(3,738)		(13,577)
Revaluation of investments		4,560		19,179
		<u>822</u>		<u>5,602</u>
Surplus at beginning of year		2,420,495		2,414,893
Surplus at end of year		<u>£ 2,421,317</u>		<u>£ 2,420,495</u>