

## Chairman's 2023 Annual report for the Charity of Reverend James Davies.

During the year of 2023 the Trustees were approached by Mr Simon Pott (long-time advisor to the Trustees) re possible sale of the land owned by the trust being 14 acres of land known as Fodder's Field Fen Ground. See map.

The Trustees met with Simon Pott, a Chartered Surveyor and advisor to the Trustees, to discuss selling the land. This is 14 acres of land being part of a larger piece of land (at Cooks Drove, West Row, Suffolk). See 4. The Charity receives rent for this land yearly which allowed the Charity to give monetary gifts to older people in Barton Mills. The owner of the larger piece of land which surrounded the smaller piece of land owned by the Davies Charity was willing to purchase the land owned by the Davies Charity thus bringing the entire area under one owner. After due consideration and advice from Mr Pott it was decided unanimously that we sell the land to Mr Waters.

The Trustees then went on to agree that the Chairperson could negotiate on behalf of the Davies Charity and appoint lawyers for the sale and look for an investment broker to assist the Davies Charity to use the money wisely.

Further meeting in March 2023 the Trustees David Traher, Joanna Traher, Alan Butcher, Peter Alder and Davina Peachey signed an agreement of sale for the land for £130,000 to a Mr Jonathan Waters.  
**Ashtons Legal were appointed Lawyers for the Sale.**

The land was transferred to the new owners on 25<sup>th</sup> October 2023. A sum of £124,197.27 (less expenses, see accounts) was deposited into the bank in December 2023.

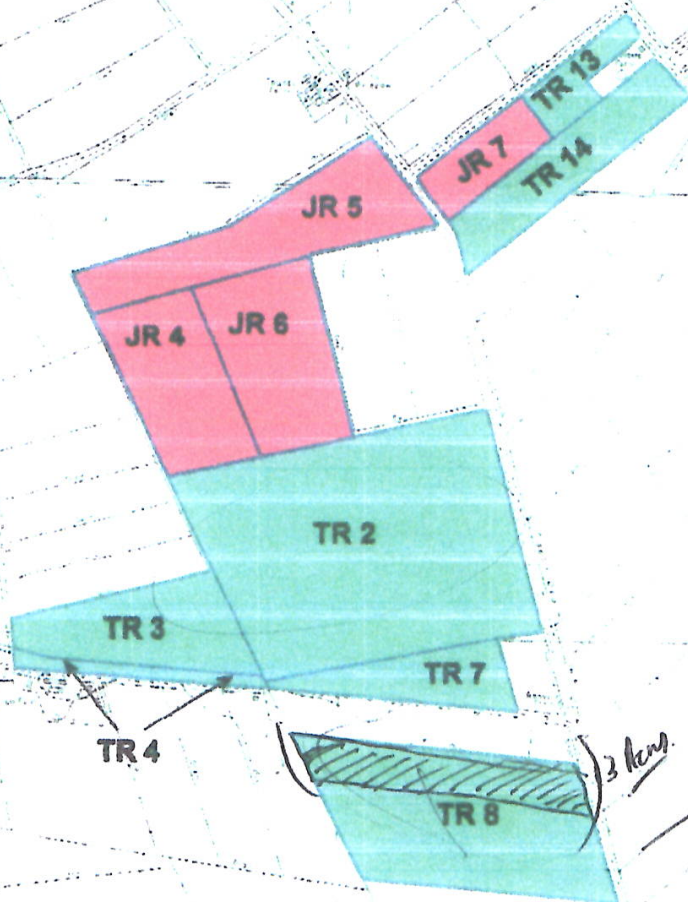
*The Trustees agreed to gift 33 single people £40 and 13 couples £60 this year (plus costs £20.00 stationery and £50 travel to and from Bank)*

**Signed   *Davet*   Revd David Traher Chairman**

with Gooding Inc.  
 150.00

Field	N.G. No.	Cropped area
JR 4	TL 6379-6560	10.86
JR 5	TL 6379-8589	9.58
JR 6	TL 6379-8862	7.82
JR 7	TL 6480-3207	3.06
TR 2	TL 6479-0424	34.01
TR 3	TL 6379-5401	7.47
TR 4	TL 6378-6091	1.28
TR 7	TL 6478-1992	4.97
TR 8	TL 6478-2859	18.39
TR 13	TL 6480-5226	2.98
TR 14	TL 6480-5107	7.44

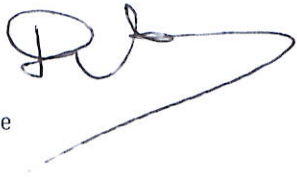
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Islenam Pen

Charity of the Reverend James Davies  
Charity Number 254526  
Accounts for the year ended 31 December 2023

		2023	2022
Income	Rent	-	1,595
	Interest	23	
	Sale of property	130,000	
	Total	130,023	
Distribution		2,170	1,530
Costs	Legal fees	3,853	
	Professional fees	1,950	
	Total	7,973	
Net surplus of income over expenditure		- 122,050	65
Balance brought forward		65.62	
Balance carried forward		122,115.57	



Trustee

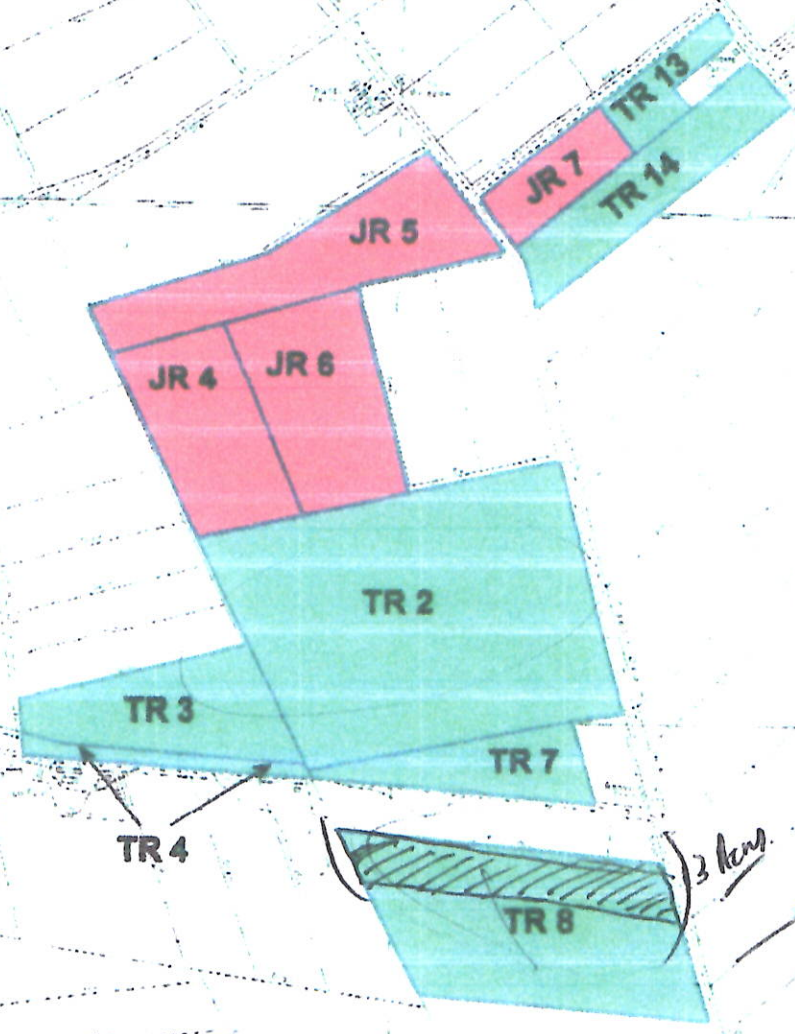
Elizabeth Klugman MA FCA

Accountant

150. + + + .

with Goding Ink  
 150. no.

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150.

13 Acres  
 100

(Tm)

West Row Pen

Islenam Pen

## **Independent Examiner's report to the trustees of the Charity of the Reverend James Davies**

I report on the accounts of the Charity of the Reverend James Davies

for the year ended 31 December 2023, which are set out on the attached sheet.

### **Respective responsibilities of the trustees and the 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(2) 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 procedures laid down in the general directions given by the Charities Commissioners under section 145(5)(b) of the 1993 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 Charities Commission. An examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented to those records. It also includes consideration of any unusual items or disclosures in those 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 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 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;

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

Elizabeth Klingaman  
The Old Rectory, Worlington, Bury St Edmunds IP28 8RU  
26/10/2024

