

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

England & Wales · Charity number 283556

## Details

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**Other names** C M K C

**Status** Registered

**Legal form** Charitable company

**Company number** [01589898](#)

**Registered** 1981-11-27

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

## Contact

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**Address** Camphill Milton Keynes Community Tr  
Japonica Lane  
Willen Park  
Milton Keynes  
MK15 9JY

**Phone** 01908 235000

**Email** [finance@camphillmk.co.uk](mailto:finance@camphillmk.co.uk)

**Website** <http://www.camphillmk.co.uk>

## Activities

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**Objects:** FOR THE PUBLIC BENEFIT, TO RELIEVE SICKNESS, PROMOTE GOOD HEALTH, PROVIDE CARE TO AND ADVANCE THE EDUCATION AND TRAINING OF PEOPLE WITH DISABILITY (WHETHER MENTAL OF PHYSICAL), THE YOUNG, THE OLD, OR PEOPLE OTHERWISE IN NEED, IN ACCORDANCE WITH THE PRINCIPLES OF DR RUDOLF STEINER (AS SUMMARISED IN THE APPENDIX TO THIS MEMORANDUM), PARTICULARLY (WITHOUT LIMITATION) BY THE ESTABLISHMENT AND MAINTENANCE OF COMMUNITIES IN THE FORM OF VILLAGES, RESIDENTIAL HOUSES, DAY CENTRES, KINDERGARTENS, SCHOOLS, COLLEGES OR OTHER TYPES OF SOCIAL AND/ OR EDUCATIONAL COMMUNITY, IN WHICH BENEFICIARIES LIVE AND/ OR WORK AND/ OR TO WHICH THEY OTHERWISE RESORT, IN COMMUNITY WITH PERSONS PROVIDING SUPPORT.

**Activities:** Camphill Milton Keynes provides a community for adults with learning disabilities to live, learn, work and celebrate life together. Individuals are supported to reach their full potential through a range of creative, horticultural and enabling activities and workshops and or through support in maximising

independence and developing daily living skills in our accommodation settings.

## Classification

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- **How:** Provides Human Resources, Provides Buildings/facilities/open Space, Provides Services
- **What:** Education/training, Disability, Accommodation/housing
- **Who:** People With Disabilities

## Geography

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- Throughout England And Wales

## Finances

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Period end	Income	Expenditure	Assets	Employees
2025-06-30	£5,462,310	£4,948,501	£6,858,029	93
2024-06-30	£5,203,937	£4,520,254	£6,329,976	88
2023-06-30	£4,640,575	£3,572,145	£5,600,843	115
2022-06-30	£3,584,352	£3,153,978	£4,519,667	87
2021-06-30	£2,715,898	£2,836,781	£4,120,371	72

## Trustees

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Name	Role	Appointed
<b>Geoffrey Mark Lightfoot</b>	Chair	2019-06-10
Elaine Lesley Bradley		2020-03-09
Elizabeth Helen Sheldon		2020-03-09
Ian Paul Revell		2020-09-07
JOHN EVAN MOFFOOT		2020-09-07
Peter Francis Howard		2020-12-07
Rukhsana Mailik		2020-09-07
Sarah Levett		2025-09-08
Susan Elizabeth Prosky		2018-09-03

**CAMPHILL MILTON KEYNES COMMUNITIES LIMITED**

England & Wales - Charity number 283556

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# Accounts

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# ANNUAL REPORT 2024-25

Celebrating Camphill Milton Keynes Communities



# WELCOME

## **This report showcases our achievements from the 1<sup>st</sup> July 2024 to the 30<sup>th</sup> June 2025**

***Tim Davies, CEO of Camphill MK***  
***Elizabeth Sheldon, Chair of Trustees***

This year has been one of transformation and achievement for Camphill Milton Keynes. Guided by our shared values and long-term vision, we have continued to evolve—ensuring that our community remains a place where adults with learning disabilities can live, learn, and thrive.



A defining highlight of the year has been the completion of fundraising, construction, and the opening of Bradbury House. This new, fully accessible home represents both a physical and symbolic step forward—demonstrating what can be achieved when compassion, collaboration, and commitment come together. Bradbury House enables us to meet the growing and changing needs of our residents, particularly those with more complex physical support requirements, while reaffirming our promise of providing meaningful, inclusive homes for life.

Across the organisation, we have strengthened leadership and governance, modernised systems, and invested in people and infrastructure. Each of our operational areas—Care and Support, Day Opportunities, HR and Training, Fundraising and Marketing, Facilities, and Finance—has played a vital role in moving us from a small charity to a confident, medium-sized organisation with the structures and resilience to sustain our mission well into the future.

As we look ahead, our focus remains clear: to balance growth with care, innovation with integrity, and ambition with accountability. Together—with our residents, colleagues, trustees, volunteers, and supporters—we continue to build a community that truly embodies Camphill values in action.

## ABOUT US

Camphill MK is a community of more than 80 adults with learning disabilities and autism who are encouraged and supported to maximise their potential through the experience of living, learning and working in community with others.

We provide a strong, supportive environment where residents gain self-confidence and personal independence within an enabling environment.

We are based across several sites in northern Milton Keynes, with the core of our provision run from our Willen Park site.

## VISION

We envision a world where everyone is appreciated and accepted for their unique abilities.

We support people in leading as independent a life as possible. We help our service-users and residents in their daily lives through community involvement, volunteering, employment, personal development, creative pursuits, wellbeing, and so much more. Each individual at Camphill MK is unique, so our service reflects that.

**creating  
communities  
where people  
live, learn, work  
and celebrate  
together**



# THE CAMPHILL MILTON KEYNES TEAM

## Board of Trustees

Camphill Milton Keynes is a charity with a voluntary, specialist board of trustees. The trustees have legal responsibility for our management and administration



Elizabeth Sheldon (Chair)



Elaine Bradley



John Moffoot



Rukhsana Malik



Peter Howard



Jeremy Cooper



Susan Prosky



Ian Revell



Geoff Lightfoot

## Leadership Team

The Leadership Team, supported by 130 staff members, drive forwards specialisms, coming together for strategic planning, cohesion and community benefit.

Each of the Leadership portfolios is articulated on the following pages, starting with Finances, Care & Support, Day Opportunities, HR & Training, Fundraising & Marketing, and Facilities.





Newport Pagnell Carnival:  
Camphill MK Float wins 1<sup>st</sup> Prize

# OUR OBJECTIVES 2016-2025

01

Maintain financial sustainability and governance

02

Drive up quality of care

06

The right environment for our current and future needs

03

Ensure our workshops are fit for purpose and relevant



**CAMP HILL**  
MILTON KEYNES

05

Extend our reach and promote growth

04

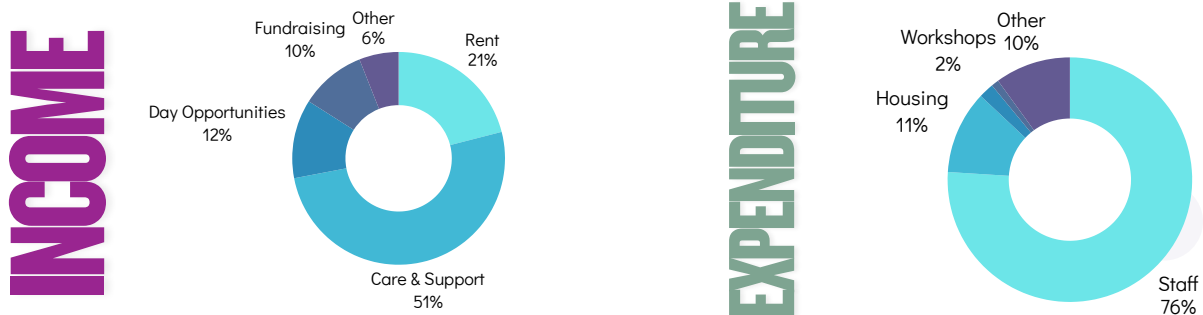
The right people with the right skills

# 1. FINANCE

## Maintain financial sustainability and governance

Our finance function continues to strengthen its role as a cornerstone of sound governance and sustainability at Camphill Milton Keynes. Over the past year, the team has made significant progress in transitioning our organisation from a small to a medium-sized charity, embedding systems and controls that are both robust and proportionate to our evolving needs.

A key focus has been on establishing clear financial boundaries, ensuring that all income and expenditure are managed with transparency, accountability, and strategic foresight. The finance team has introduced new processes to improve reporting accuracy and timeliness, enabling better decision-making across the organisation.



Looking ahead, our priorities include the development of multi-year budgets with built-in stress testing, ensuring long-term financial resilience. We are also preparing for future regulatory and accountancy changes, supported by a programme of digitisation designed to create a fully paperless finance system.

Our commitment to “maintain financial sustainability and governance” underpins all activity. By combining disciplined financial stewardship with innovation—through the considered use of AI tools and people-centred management practices—the finance team is helping to secure the charity’s future and ensure that every pound spent delivers maximum value for the people and community we support.

In 2024/5 we increased our income by 5%

**5%**  
INCREASE



**Wassail Celebration in the  
Camphill MK community orchards**

## 2. CARE & SUPPORT

### Drive up quality of care

Our Care and Support function continues to sit at the heart of Camphill Milton Keynes. As the largest staff team within the charity, they play a vital role in enabling residents to lead meaningful, fulfilling lives within a supportive community.

Over the past year, the team has successfully adapted to growing complexity in resident needs and increasing pressures across local authority services. This has required resilience, innovation, and a renewed focus on maintaining high standards of personalised care.

Building on previous work to drive up quality, the team has now embedded practices that promote consistency, empowerment, and co-production with residents.

resident numbers increased from 65 to 81 due our new housing



Looking forward, our priorities are centred on strengthening leadership and participation within the Care and Support teams. Plans include the continuation of our Senior Development Programme, the introduction of an enhanced induction process for new staff, and the creation of more opportunities for resident-led recruitment and forums. These initiatives will help ensure that care delivery is shaped by those who receive it.

We are also deepening our partnership with The Open University through the DAPPLE project, developing in-house training on death and dying, and exploring the thoughtful use of AI to address complex care challenges. Together, these developments reflect our strategic objective to “develop care and support services which provide meaningful lives for our residents”—placing compassion, dignity, and shared learning at the centre of everything we do.



50% of our residents have lived with us for more than 10-years. 23% for more than 30-years!

## Camphill Festival: Backstrap Weaving



### 3. DAY OPPORTUNITIES

Ensure our workshops are fit for purpose and relevant

Our Day Opportunities continue to provide residents with purposeful, creative, and skill-building experiences that enrich daily life and promote personal growth. These workshops remain one of the most distinctive aspects of Camphill Milton Keynes, recognised for their high standards and the quality of work achieved across a wide range of activities.



During the past year, the team has maintained this strong reputation while responding to significant economic challenges. With increasing financial pressures from funders, the focus has shifted towards sustainability and innovation—reframing existing activities to attract new income streams and maintain stability. This includes reviewing workshop structures, staffing models, and partnership opportunities to ensure we continue to meet both individual and commissioned needs.



Delivering 70 workshops sessions every day

Looking ahead, the Day Opportunities team aims to create a more flexible and inclusive framework for learning and employment. Plans include developing a structured training pathway to support residents into work, introducing a deputy management role to strengthen leadership capacity, and expanding collaborations with local businesses and other support providers.

There is also growing emphasis on social enterprise, exploring ventures such as gardening and hospitality to combine meaningful work with income generation. These developments align with our strategic objective to “develop relevant, sustainable, meaningful vocational and work-focused opportunities”—ensuring that every person supported by Camphill Milton Keynes can develop skills, confidence, and a genuine sense of contribution within both our community and the wider world.

Cafe workshops serves an average of 80 customers every day





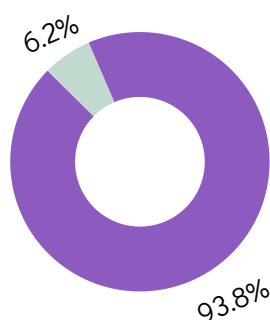
**Camphill MK Community Celebrating the opening of Bradbury House**

## 4. HR & TRAINING

### The right people with the right skills

Our HR and Training function has continued to evolve in response to the charity's growth and the changing needs of our workforce.

Over the past year, the team has strengthened its systems and practices, moving from local, bespoke approaches to more standardised frameworks capable of supporting a larger, more diverse staff group—while remaining true to Camphill Milton Keynes' values of care, respect, and community.



Staff numbers have increased by 6% from 122 to 130 individuals

At the heart of this work is a commitment to recruit, retain, and develop the right people—those who share our ethos and bring compassion and professionalism to their roles. The team has made significant progress in improving recruitment processes, enhancing job offer evaluations, and ensuring alignment with emerging legal, social, and sector developments. Looking forward, priorities include building on our “Culture of Care” initiative, extending it from senior leadership through all levels of the organisation.

We are also preparing for collective engagement through union dialogue, further digitising HR administration, and supporting flexible working to promote wellbeing and work-life balance.

Training and professional development remain key to our approach. By embracing digital tools, including AI, we aim to improve access to learning and strengthen staff support throughout their careers with us. These efforts directly support our strategic objective to “recruit the right people, help them to grow and give them reasons to stay”—ensuring Camphill Milton Keynes continues to be a place where people are valued, empowered, and inspired to make a difference.

14 existing staff members received promotions into more senior roles

**14**  
INDIVIDUALS

Participant Eddie and Friends run in the MK Marathon for Camphill MK

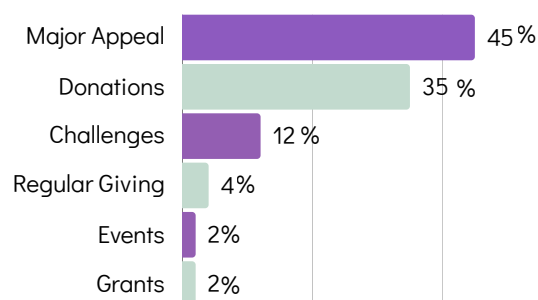


## 5. FUNDRAISING & MARKETING

### Extend our reach and promote growth

Our Fundraising and Marketing function has played a pivotal role in strengthening Camphill Milton Keynes' visibility, reputation, and income generation. With a small but dynamic team—supported by an outsourced digital and social media assistant—the focus this year has been on revitalising our local profile and re-establishing our position as a leading provider of learning disability support.

Through targeted communications, award submissions, and proactive engagement with local media and partners, the team has helped to showcase the excellence and impact of our community. This renewed visibility has strengthened relationships with supporters, funders, and collaborators—laying the groundwork for the next stage of growth.

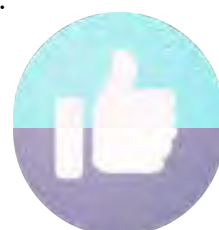


Fundraising income came in from a good range of sources with the majority of income allocated to our capital appeal

The coming year will see an expansion of this activity at national level, supported by an ambitious fundraising strategy. Plans include the development of a giving and legacies programme, the growth of corporate partnerships through structured volunteering and membership opportunities, and the recruitment of additional staff to support events and campaigns.

Alongside this, the team will introduce enhanced financial reporting to ensure that fundraising activity aligns seamlessly with organisational governance and sustainability goals. These efforts underpin our strategic objective to “enhance and extend our services through income generation and profile-raising”—ensuring that Camphill Milton Keynes continues to thrive, tell its story effectively, and inspire generosity from all who share our vision of a more inclusive and meaningful life for adults with learning disabilities.

Social media interactions increased by 46.3%



**Camphill MK Community Celebrating  
the opening of Bradbury House**



## 6. FACILITIES

### The right environment for our current and future needs

Our Facilities team continues to be the backbone of Camphill Milton Keynes' infrastructure, ensuring that our community's buildings, grounds, and systems remain safe, functional, and welcoming. The team currently comprises two full-time members of staff, soon to be joined by an apprentice, reflecting our commitment to developing skills and providing opportunities within the organisation.

Over the past year, the Facilities team has successfully managed the maintenance of our estate, supported residents in their daily living environments, and overseen all aspects of health and safety, contractor management, and procurement. Their work has been integral to maintaining compliance, sustainability, and a high standard of living across all areas of our site.

**1292**  
99.7%

1315 requests for repairs or works to our facilities was received

99.7% of them have been reviewed and repaired

This year we successfully opened our new accessible 'Bradbury' house and welcomed new residents to that property.

Looking ahead, the focus will be on growth, sustainability, and digital transformation. Plans include expanding the team, increasing the use of electric vehicles within our fleet, and progressing with key capital redevelopment projects across our gardens, workshops, café, theatre, and community hub. These improvements will enhance accessibility, wellbeing, and environmental performance, supporting our broader organisational goals.

The team is also advancing our sustainability agenda—working towards net zero through energy efficiency, water conservation, and the use of sustainable materials. Alongside this, further digitalisation of compliance systems and health and safety auditing will strengthen governance and transparency. These priorities directly support our strategic objective to “create the right environment for our current and future needs”, ensuring that Camphill Milton Keynes remains a vibrant, accessible, and sustainable place to live and work.

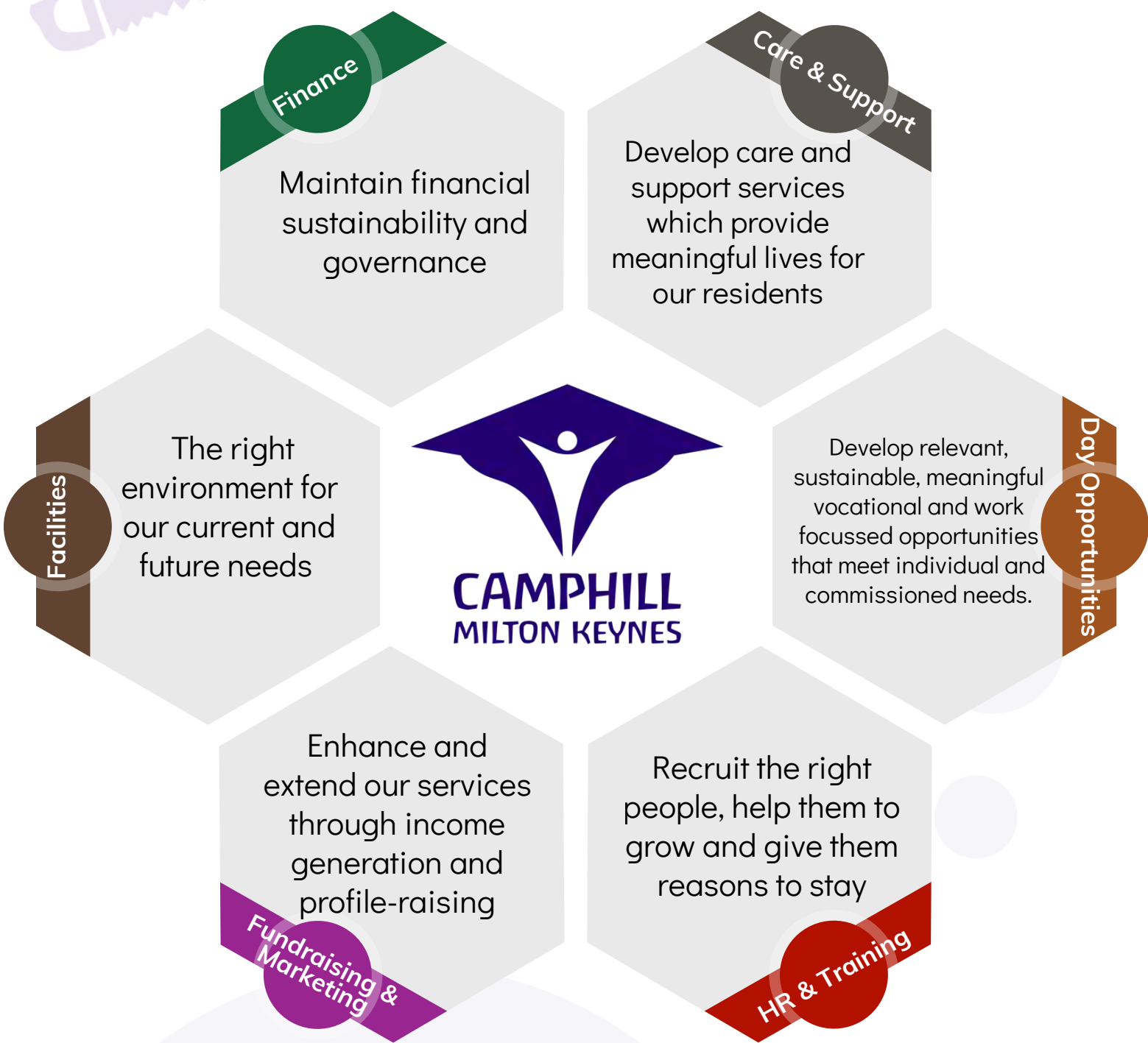




**Milton Keynes Mayor Exploring our Gardens with Resident Travis**

# OBJECTIVES 2025–2030

The organisational objectives have been updated for future years



Finance

Maintain financial sustainability and governance

Care & Support

Develop care and support services which provide meaningful lives for our residents

Facilities

The right environment for our current and future needs

Day Opportunities

Develop relevant, sustainable, meaningful vocational and work focussed opportunities that meet individual and commissioned needs.

**CAMPHILL**  
**MILTON KEYNES**

Fundraising & Marketing

Enhance and extend our services through income generation and profile-raising

HR & Training

Recruit the right people, help them to grow and give them reasons to stay

# THANK YOU



CAMP HILL  
MILTON KEYNES

Charity registration number 283556 (England and Wales)

Company registration number 01589898

**CAMPHILL MILTON KEYNES COMMUNITIES LIMITED**  
**ANNUAL REPORT AND FINANCIAL STATEMENTS**  
**FOR THE YEAR ENDED 30 JUNE 2025**

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## LEGAL AND ADMINISTRATIVE INFORMATION

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<b>Trustees</b>	J Cooper S Prosky G Lightfoot (Chair to December 2024) E Bradley R Malik J Moffoot I Revell E Sheldon (Chair from January 2025) P Howard S Levitt (appointed October 2025)
<b>Secretary</b>	J Moffoot
<b>Charity number</b>	283556
<b>Company number</b>	01589898
<b>Principal address</b>	Japonica Lane Willen Park South Milton Keynes Buckinghamshire MK15 9JY
<b>Registered office</b>	Japonica Lane Willen Park South Milton Keynes Buckinghamshire MK15 9JY
<b>Auditor</b>	Myers Clark Suite 7A, Building 6 Croxley Park, Hatters Lane Watford Hertfordshire WD18 8YH
<b>Investment advisors</b>	Rathbones Investment Management 1 Curzon Street London W1J 5FB

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# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

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# **CAMPBILL MILTON KEYNES COMMUNITIES LIMITED**

## **TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT)**

***FOR THE YEAR ENDED 30 JUNE 2025***

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The trustees present their annual report and financial statements for the year ended 30 June 2025.

The financial statements have been prepared in accordance with the accounting policies set out in note 1 to the financial statements and comply with the charitable company's Memorandum and Articles of Association, the Companies Act 2006 and "Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102)" (as amended for accounting periods commencing from 1 January 2019)

### **Objectives and activities**

CMKC's Memorandum of Association defines its main objects as follows:

"The Charity's objects are, for the public benefit, to relieve sickness, promote good health, provide care to and advance the education and training of: people with a disability (whether mental or physical), the young, the old, or people otherwise in need, in accordance with the principles of Dr Rudolf Steiner (as summarised in the Appendix to this Memorandum), particularly (without limitation) by the establishment and maintenance of communities in the form of villages, residential houses, day centres, kindergartens, schools, colleges or other types of social and/or educational community, in which beneficiaries live and/or work and/or to which they otherwise resort, in community with persons providing support."

The Appendix referred to above summarises the principles formulated by the Austrian philosopher, Dr Rudolf Steiner, about many aspects of daily life including social life, economic life, agriculture, horticulture, art, medicine, finance and religion. During the year there has been no change to policies adopted in furtherance of our objects. The charity operates as a Community, managing three main activities that can be summarised as:

#### **1. Tenancy**

Our accommodation consists of several houses where residents and support staff share their lives as a Community in addition to a number of houses comprising residents requiring only daily support visits. Each resident has an assured short hold tenancy agreement with CMKC which makes them eligible to apply for Housing Benefit from the Local Authority.

#### **2. Supported Living**

In addition to the provision of accommodation for each resident CMKC also provides residents with the necessary day-to-day support to live their lives as they choose within and beyond the Community. This comprises daily support to residents appropriate to their needs and lifestyle as assessed by the relevant Local Authority.

#### **3. Day Workshops**

The provision of work experience in a range of well-structured therapeutic workshops centred around working on the land, food processing, arts, crafts and music. Residents are supported within the workshops by a combination of volunteers and employees Monday to Friday. In addition, the workshops are available to adults with learning disabilities from the wider Milton Keynes community who are interested in attending.

Our activities operate from two main sites within Milton Keynes, Willen Park South and Pennyland.

The charity owns the freehold of a ten-acre site at Willen, as well as the workshops and four of the five houses. The fifth house was built by Aldwyck Housing Association (now Peabody) with Housing Corporation funds. Aldwyck Housing Association made this house available under a management agreement between Aldwyck and CMKC. This house is operated similarly to the other residential houses and is built on land leased by CMKC to Aldwyck on a long-term basis. CMKC also owns two separate houses within proximity of the Willen estate.

CMKC manages three additional houses that are rented from Milton Keynes Council at Pennyland, where it also owns the freehold of 1.75 acres of land which includes a workshop facility and a newly built house which opened to residents in May 2025.

CMKC has taken on the management of a further house "Kirtlington" in Downhead Park, leased from a family member to support three additional residents.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

*FOR THE YEAR ENDED 30 JUNE 2025*

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### Objectives and activities (continued)

CMKC is part of the wider Camphill Movement which has over one hundred centres worldwide, all caring for children or adults with learning disabilities or who are emotionally disturbed. CMKC is autonomous regarding day-to-day operations and in respect of all financial matters but benefits from the wealth of experience available within the Camphill Movement as a whole. Our CEO is chair of the England & Wales Neighbourhood and a member of the Association of Camphill Communities UK & Ireland coordinating group.

### Public Benefit

When setting objectives, Trustees acknowledge that the charity is a Public Benefit Entity & give consideration to the Charity Commission's published guidance on the Public Benefit requirement under the Charities Act 2011 guidance on public benefit.

The charity, in pursuit of its objects, continues to provide support of adults with learning disabilities by providing a community environment where they can be supported to live, socialise and gain work experience in a therapeutic workshop. This provision is provided to both existing Community residents and extended to local service users from the wider community.

In 2016, the charity became a member of Wolverton Community Energy (WCE), a registered society. CMKC lease roof space to WCE for the installation of solar panels, this agreement providing subsidised energy to the charity. WCE collaborate with individuals and businesses in Wolverton and the wider Milton Keynes area to help them become more energy efficient and to reduce the amount of carbon they use. Their long-term view and our aim are to take the WCE community off-grid, with zero carbon use. They have a strong track record and have already completed several successful projects. They are currently exploring a range of other ways to harness renewable energy sources - from solar PV installations to hydro, and from biomass to LED lighting retrofits. They aim to invest 50% of profits back into the local community, with a particular focus on relieving fuel poverty for the most vulnerable.

### Achievements and performance

CMKC currently maintains twelve residential houses in which over seventy residents live. It also operates several day workshops including the Camphill cafe, providing residents and local people with the opportunity to connect naturally with the wider Milton Keynes community.

At the heart of our community are our residents and external service users who use our support and workshops and, as the beneficiaries of our charity, are the focus of our thinking. Their health and wellbeing are our business. We aim to do that well.

Trustees are committed to the continued successful future of the Community and assess performance against objects via several measures involving the Community and stakeholders. Internal benchmarks comprise but are not limited to financial budgets, HR & Training plans, H&S kpi's, support plans, risk assessments, commissioned professional advice and resident surveys. Stakeholder benchmarks comprise but are not limited to Local Authority inspections (Adult Social Care, Housing & Fire Brigade), resident annual reviews with social workers, CQC inspections, resident family support group meetings and surveys. In total the reported data provides Trustees with an overview of the Community's performance against its objects.

A key indicator of year-on-year provision of quality support is the regular inspection of our services by the Care Quality Commission (CQC). They are the independent regulator of health and adult social care in England who ensure health and social care services provide people with safe, effective, compassionate, high-quality care and encourage care services to improve.

The charity was last formally inspected by the CQC in October 2018 and was rated as "Good" in all five "key lines of enquiry" being Safe, Effective, Caring, Responsive & Well Led, resulting in a positive report and overall score of "Good". The pandemic created a backlog for CQC and the inspection regime then changed focus to target high risk and failing settings, Camphill MK is unlikely to be formally re-inspected before 2026, although this is not impossible and can inspect without notice. In the interim we undertake internal audits to monitor our service provision in addition to local authority PAMMS inspection for which we are rated "excellent". Trustees recognise the commitment of the Community in achieving this rating and will continue to provide all necessary resources to maintain a high level of quality support.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

**FOR THE YEAR ENDED 30 JUNE 2025**

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### Achievements and performance (continued)

As noted in previous years, the charity concluded plans to move to a fully employed support staffing model, the reduction in live in volunteers providing additional accommodation for new residents. This is a different approach to some Camphill settings in the UK however it supported our further growth and support for more beneficiaries (increased residents) we have now exceeded our target.

The charities plan for growth has continued to progress and we have opened our first new accommodation in 2025. Progress with additional buildings and housing will further depend on success raising funds; however we are very pleased to welcome new staff and residents commencing May 2025.

### Future Plans

Refer to the Annual Report 2024-25.

### Reserves

During the year the Board has considered the level, in line with the Charity Commission Guidelines, it should retain in its reserves. Its current policy reflects the need to maintain current operations while providing for future commitments. The Board reviews its reserves policy annually in line with recommended practice. During the year of report, Trustees re-assessed its designated funds, re-allocating to reflect known requirements. Note 23/24 sets out an analysis of the assets attributable to the various funds. These assets are sufficient to meet CMKC's obligations on a fund-by-fund basis.

The Board has considered the requirement for free reserves, being those unrestricted funds not invested in tangible fixed assets, designated for specific purposes or otherwise committed. The Board believes that this should represent three months of expenditure. At this level the Board believes it can continue the activities of CMKC in the event of a significant drop in funding until alternative sources can be identified.

As detailed in the next paragraph, Free Reserves currently represent 1 months expenditure and the Board aims to maintain, at least, to the target level of the Free Reserves.

As at 30 June 2025, the company's total reserves of £6,858,029 can be analysed as follows:

	£
Tied up in intangible fixed assets	nil
Tied up in buildings and other tangible assets	5,787,785
Allocated to Restricted & Designated Reserves	674,130
The balance being Free Reserves	396,114

### Investments

In 2014, the charity invested £500,000 with an objective of long-term capital growth. These funds are managed by Rathbones Investment Management, Trustees authorising the funds be invested using the Church of England ethical model as a basis.

Global events have impacted markets over the years, but Trustees are satisfied with Rathbone's managed investment performance.

### Structure, governance and management structure

CMKC is a private company limited by guarantee and has no share capital. Membership comprises current and former Trustees, the extent of their liability as members of the company on a winding up limited to a maximum of £1 each. The company retains a wholly owned subsidiary, Camphill Contracts (Milton Keynes) Limited, the company currently dormant having ceased trading June 2008. CMKC is also registered as a charity with the Charities Commission.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

*FOR THE YEAR ENDED 30 JUNE 2025*

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### Structure, governance and management structure (continued)

The trustees, who are also the directors for the purpose of company law, and who served during the year and up to the date of signature of the financial statements were:

J Cooper

S Prosky

G Lightfoot (Chair to December 2024)

E Bradley

R Malik

J Moffoot

I Revell

E Sheldon (Chair from January 2025)

P Howard

S Levitt (appointed October 2025)

None of the trustees has any beneficial interest in the company.

### Governance

CMKC is governed by its Memorandum and Articles of Association, the current document being adopted by members at the Annual General Meeting on 23 April 2007. Control is exercised by the Board of Trustees consisting of individuals who have an interest in the charity's objectives be it as a resident family member and/ or the charity ethos. In addition, consideration is given to the skills and experience each Trustee can bring to the Board, the most recent Skills Audit updated in the prior year. The Board maintains an open recruitment policy and will consider appropriate and eligible applicants recommended by Trustees or Management. New Trustees undergo a selection/induction process providing insight into the role, charity ethos, finance, operations, residents and staff. This will typically involve attendance at a Trustee meeting, interview, desktop research, shadowing management and involvement in support/workshop operations.

The Board may co-opt new members between Annual General Meetings. Under article 16 the appointment of co opted trustees must be confirmed by the members at the next Annual General Meeting. Under Article 9 one-third of the members are required to retire by rotation.

Trustees to be confirmed and/or retiring by rotation at the Annual General Meeting are

Article 16: None

Article 9: R Malik, J Moffoot, I Revell

The Board meet quarterly with one sub-group, the Finance, Audit & General Purposes meeting prior to each Trustee meeting.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

*FOR THE YEAR ENDED 30 JUNE 2025*

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### Structure, governance and management (continued)

#### Related Party & Co-operation with other organisations

No Trustees receive remuneration or other benefit from their work with the charity. The charity updates its Related Party Transactions Register annually, note 26 to the accounts providing details to related party transactions during the year.

CMKC has a close association with Tools for Self-Reliance (Milton Keynes) ['TFSR']. A separate charity, TFSR collects old unwanted hand tools and restores them to working condition, ultimately, donating them to projects in developing countries. This activity is undertaken as a workshop within CMKC, several of our residents attending Monday to Friday. The operating agreement was re-negotiated in April 2022 whereby there is now no financial cross charging between the two charities (CMKC to TFSR 2025 nil, 2024 £nil, TFSR to CMKC 2025 nil 2024: £nil), CMKC operating the workshop using TFSR's name and equipment where appropriate.

CMKC is part of the wider Camphill Movement which has over one hundred centres worldwide, all caring for children or adults with learning disabilities and or mental health problems. CMKC is autonomous with regard to day-to-day operations and in respect of all financial matters but benefits from the wealth of experience available within the Camphill Movement as a whole. The Community is a member of the Association of Camphill Communities (AoCC), its membership comprising several Camphill Communities located within UK and Eire. This membership provides valuable networking and best practice sharing.

The charity is also a member of Wolverton Community Energy, details as above in Public Benefit.

Locally the charity attends various Local Authority and Third Sector Supplier forums in pursuit of the charity's objectives. Where appropriate, it is the intention of the charity to offer partnership & leadership to the sector via these forums.

#### Key Risks and uncertainties

The Board has assessed the major risks to which CMKC is exposed and is satisfied those systems are in place to mitigate exposure to these risks. A detailed assessment has been made of the potential risks to which the residents, co-workers and staff may be exposed to in each of the properties of CMKC, and suitable policies and procedures to minimise these risks have been put in place. These are reviewed regularly by Trustees.

CMKC maintains a Risk Register identifying various risks set against control and mitigation procedures. These cover key areas such as Charity Law, Governance, Operations, H&S, Finance and Reputation and are reviewed and agreed annually by Trustees.

#### Exemptions from disclosure

None

#### Funds held as Custodian Trustees on behalf of others

During the period of report there were no assets held.

#### Grant-making

During the year, no grant payments were made (2024: £nil).

#### Disclosure of information to auditors

Each of the directors has confirmed that there is no information of which they are aware which is relevant to the audit, but of which the auditors are unaware. They have further confirmed that they have taken appropriate steps to identify such relevant information and to establish that the auditors are aware of such information.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

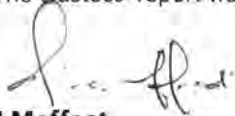
*FOR THE YEAR ENDED 30 JUNE 2025*

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### **Auditor**

The charitable company intends to undertake a tender process for the audit of the next financial year. In accordance with section 485 of the Companies Act 2006, an auditor will be appointed by resolution of the members at the next Annual General Meeting.

The trustees' report was approved by the Board of Trustees.



**J Moffoot**

Trustee

Dated: 24 November 2025



**E Sheldon (Chair from January 2025)**

Trustee

Dated: 24 November 2025

# **CAMPBILL MILTON KEYNES COMMUNITIES LIMITED**

## **STATEMENT OF TRUSTEES' RESPONSIBILITIES**

***FOR THE YEAR ENDED 30 JUNE 2025***

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The trustees, who are also the directors of Camphill Milton Keynes Communities Limited for the purpose of company law, are responsible for preparing the Trustees' Report and the financial statements in accordance with applicable law and United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice).

Company law requires the trustees to prepare financial statements for each financial year which 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 year.

In preparing these financial statements, the trustees are required to:

- 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 charitable company will continue in operation.

The trustees are responsible for keeping adequate accounting records that 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 Companies Act 2006. They are also responsible for safeguarding the assets of the charitable company and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## INDEPENDENT AUDITOR'S REPORT

### TO THE TRUSTEES OF CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

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#### Opinion

We have audited the financial statements of Camphill Milton Keynes Communities Limited (the 'charitable company') and its subsidiary (the 'group') for the year ended 30 June 2025 which comprise the group statement of financial activities, the group summary income and expenditure account, the group balance sheet, the company balance sheet, the group statement of cash flows and the notes to the financial statements, including significant accounting policies. The financial reporting framework that has been applied in their preparation is applicable law and United Kingdom Accounting Standards, including FRS 102 *The Financial Reporting Standard applicable in the UK and Republic of Ireland* (United Kingdom Generally Accepted Accounting Practice).

In our opinion, the financial statements:

- give a true and fair view of the state of the charitable company's and the group's affairs as at 30 June 2025 and of its incoming resources and application of resources, for the year then ended;
- have been properly prepared in accordance with United Kingdom Generally Accepted Accounting Practice; and
- have been prepared in accordance with the requirements of the Companies Act 2006.

#### Basis for opinion

We conducted our audit in accordance with International Standards on Auditing (UK) (ISAs (UK)) and applicable law. Our responsibilities under those standards are further described in the *Auditor's responsibilities for the audit of the financial statements* section of our report. We are independent of the group in accordance with the ethical requirements that are relevant to our audit of the financial statements in the UK, including the FRC's Ethical Standard, and we have fulfilled our other ethical responsibilities in accordance with these requirements. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

#### Conclusions relating to going concern

In auditing the financial statements, we have concluded that the trustees' use of the going concern basis of accounting in the preparation of the financial statements is appropriate.

Based on the work we have performed, we have not identified any material uncertainties relating to events or conditions that, individually or collectively, may cast significant doubt on the group's ability to continue as a going concern for a period of at least twelve months from when the financial statements are authorised for issue.

Our responsibilities and the responsibilities of the trustees with respect to going concern are described in the relevant sections of this report.

#### Other information

The other information comprises the information included in the annual report other than the financial statements and our auditor's report thereon. The trustees are responsible for the other information contained within the annual report. Our opinion on the financial statements does not cover the other information and we do not express any form of assurance conclusion thereon. Our responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the financial statements or our knowledge obtained in the course of the audit, or otherwise appears to be materially misstated. If we identify such material inconsistencies or apparent material misstatements, we are required to determine whether this gives rise to a material misstatement in the financial statements themselves. If, based on the work we have performed, we conclude that there is a material misstatement of this other information, we are required to report that fact.

We have nothing to report in this regard.

#### Opinions on other matters prescribed by the Companies Act 2006

In our opinion, based on the work undertaken in the course of the audit:

- the information given in the trustees' report, which includes the directors' report prepared for the purposes of company law, for the financial year for which the financial statements are prepared is consistent with the financial statements; and
- the directors' report included within the trustees' report has been prepared in accordance with applicable legal requirements.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## INDEPENDENT AUDITOR'S REPORT (CONTINUED)

### TO THE TRUSTEES OF CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

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#### **Matters on which we are required to report by exception**

In the light of the knowledge and understanding of the group and its environment obtained in the course of the audit, we have not identified material misstatements in the directors' report included within the trustees' report.

We have nothing to report in respect of the following matters in relation to which the Companies Act 2006 and Charities (Accounts and Reports) Regulations 2008 require us to report to you if, in our opinion:

- the information given in the financial statements is inconsistent in any material respect with the trustees' report; or
- sufficient accounting records have not been kept; or
- the financial statements are not in agreement with the accounting records; or
- we have not received all the information and explanations we require for our audit.

#### **Responsibilities of trustees**

As explained more fully in the statement of trustees' responsibilities, the trustees, who are also the directors of the group for the purpose of company law, are responsible for the preparation of the financial statements and for being satisfied that they give a true and fair view, and for such internal control as the trustees determine is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error. In preparing the financial statements, the trustees are responsible for assessing the group's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the trustees either intend to liquidate the charitable company or to cease operations, or have no realistic alternative but to do so.

#### **Auditor's responsibilities for the audit of the financial statements**

We have been appointed as auditor under section 144 of the Charities Act 2011 and report in accordance with the Act and relevant regulations made or having effect thereunder.

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not a guarantee that an audit conducted in accordance with ISAs (UK) will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statements.

The extent to which our procedures are capable of detecting irregularities, including fraud, is detailed below.

#### **The extent to which the audit was considered capable of detecting irregularities including fraud**

In identifying and assessing the risks of material misstatement in respect of irregularities, including fraud and non-compliance with laws and regulations, we considered the following:

- The nature of the industry and sector, control environment and business performance including the design of the remuneration policies, key drivers for trustee remuneration, bonus levels and performance targets;
- results of our enquiries of Management about their own identification and assessment of the risks of irregularities;
- any matters we identified having obtained and review the charitable company's documentation of their policies and procedures relating to;
- identifying, evaluating and complying with laws and regulation and whether they were aware of any instances of non-compliance;
  - detecting and responding to the risks of fraud and whether they have knowledge of any actual, suspected or alleged fraud;
  - the internal controls established to mitigate risks of fraud or non-compliance with laws and regulations;
- the matters discussed among the audit engagement team regarding how and where fraud might occur in the financial statements and any potential indicators of fraud.

As a result of these procedures, we considered the opportunities and incentives that may exist within the organisation for fraud. In common with all audits under ISAs (UK), we are also required to perform specific procedures to respond to the risk of management override.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## INDEPENDENT AUDITOR'S REPORT (CONTINUED)

### TO THE TRUSTEES OF CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

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We also obtained an understanding of the legal and regulatory frameworks that the charitable company operates in, focusing on provisions of those laws and regulations that had a direct effect on the determination of material amounts and disclosures in the financial statements. The key laws and regulations we considered in this context included the UK Companies Act.

In addition, we considered provisions of other laws and regulations that do not have a direct effect on the financial statements but compliance with which may be fundamental to the company's ability to operate or to avoid a material penalty. These included Employment law.

#### **Audit response to risks identified**

To address the risk of fraud through management bias and override of controls, we:

- performed analytical procedures to identify any unusual or unexpected relationships;
- tested journal entries to identify unusual transactions;
- assessed whether judgements and assumptions made in determining the accounting estimates were indicative of potential bias; and
- investigated the rationale behind significant or unusual transactions.

In response to the risk of irregularities and non-compliance with laws and regulations, we designed procedures which included, but were not limited to:

- agreeing financial statement disclosures to underlying supporting documentation;
- reading the minutes of meetings of those charged with governance; and
- enquiring of management as to actual and potential litigation and claims.

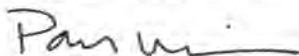
There are inherent limitations in our audit procedures described above. The more removed that laws and regulations are from financial transactions, the less likely it is that we would become aware of non-compliance. Auditing standards also limit the audit procedures required to identify non-compliance with laws and regulations to enquiry of the directors and other management and the inspection of regulatory and legal correspondence, if any.

Material misstatements that arise due to fraud can be harder to detect than those that arise from error as they may involve deliberate concealment or collusion.

A further description of our responsibilities is available on the Financial Reporting Council's website at: <https://www.frc.org.uk/auditorsresponsibilities>. This description forms part of our auditor's report.

#### **Use of our report**

This report is made solely to the charitable company's members, as a body, in accordance with Chapter 3 of Part 16 of the Companies Act 2006 and part 4 of the Charities (Accounts and Reports) Regulations 2008. Our audit work has been undertaken so that we might state to the charity's trustees those matters we are required to state to them in an auditors' 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 charity and the charity's trustees as a body, for our audit work, for this report, or for the opinions we have formed.



#### **Paul Windmill (Senior Statutory Auditor)**

For and on behalf of Myers Clark, Statutory Auditor  
Chartered Accountants  
Suite 7A, Building 6  
Croxley Park, Hatters Lane  
Watford  
Hertfordshire  
WD18 8YH  
3 December 2025

## CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

### CONSOLIDATED STATEMENT OF FINANCIAL ACTIVITIES INCLUDING INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 30 JUNE 2025

	Notes	Unrestricted funds £	Restricted funds £	Total 2025 £	Total 2024 £
<b>Income and endowments from:</b>					
Donations and legacies	3	133,818	388,064	521,882	419,584
Charitable activities	4	4,826,536	-	4,826,536	4,684,089
Investments	5	47,733	-	47,733	59,547
Other income	6	66,159	-	66,159	40,717
<b>Total income</b>		<b>5,074,246</b>	<b>388,064</b>	<b>5,462,310</b>	<b>5,203,937</b>
<b>Expenditure on:</b>					
Raising funds	7	127,710	-	127,710	255,966
Charitable activities	8	4,809,358	11,433	4,820,791	4,264,288
<b>Total resources expended</b>		<b>4,937,068</b>	<b>11,433</b>	<b>4,948,501</b>	<b>4,520,254</b>
Net gains/(losses) on investments	14	14,244	-	14,244	45,450
<b>Net incoming resources before transfers</b>		<b>151,422</b>	<b>376,631</b>	<b>528,053</b>	<b>729,133</b>
Gross transfers between funds		699,534	(699,534)	-	-
<b>Net movement in funds</b>		<b>850,956</b>	<b>(322,903)</b>	<b>528,053</b>	<b>729,133</b>
Fund balances at 1 July 2024		5,705,970	624,006	6,329,976	5,600,843
<b>Fund balances at 30 June 2025</b>		<b>6,556,926</b>	<b>301,103</b>	<b>6,858,029</b>	<b>6,329,976</b>

The statement of financial activities includes all gains and losses recognised in the year.

The statement of financial activities includes all gains and losses recognised in the year. All income and expenditure derive from continuing activities.

The statement of financial activities also complies with the requirements for an income and expenditure account under the Companies Act 2006.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## CONSOLIDATED STATEMENT OF FINANCIAL ACTIVITIES (CONTINUED) INCLUDING INCOME AND EXPENDITURE ACCOUNT

*FOR THE YEAR ENDED 30 JUNE 2025*

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### Consolidated Statement of Financial Activities - Prior Year Detail

	Unrestricted funds £	Restricted funds £	Total 2024 £
<b><u>Income and endowments from:</u></b>			
Donations and legacies	164,971	254,613	419,584
Charitable activities	4,684,089	-	4,684,089
Investments	59,547	-	59,547
Other income	40,717	-	40,717
<b>Total income</b>	<b>4,949,324</b>	<b>254,613</b>	<b>5,203,937</b>
<b><u>Expenditure on:</u></b>			
Raising funds	255,966	-	255,966
Charitable activities	4,250,618	13,670	4,264,288
<b>Total resources expended</b>	<b>4,506,584</b>	<b>13,670</b>	<b>4,520,254</b>
Net gains on investments	45,450	-	45,450
<b>Net movement in funds</b>	<b>488,190</b>	<b>240,943</b>	<b>729,133</b>
Fund balances at 1 July 2023	5,217,780	383,063	5,600,843
<b>Fund balances at 30 June 2024</b>	<b>5,705,970</b>	<b>624,006</b>	<b>6,329,976</b>

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## CONSOLIDATED SUMMARY INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 30 JUNE 2025

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	All income funds 2025 £	All income funds 2024 £
Gross income	5,462,310	5,203,937
Gains on investments	14,244	45,450
Total income in the reporting period	5,476,554	5,249,387
Total expenditure from income funds	(4,948,501)	(4,520,254)
Net income for the year	528,053	729,133

### STATEMENT OF RECOGNISED GAINS AND LOSSES

Net income/(expenditure) for the year	513,809	683,683
Unrealised (losses)/gains on investment assets held by income funds	14,244	45,450
	528,053	729,133

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

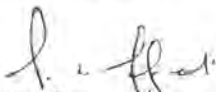
## CONSOLIDATED BALANCE SHEET

AS AT 30 JUNE 2025

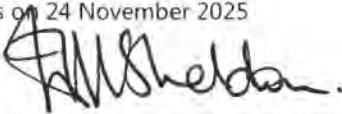
	Notes	£	2025 £	£	2024 £
<b>Fixed assets</b>					
Tangible assets	15		5,787,785		3,572,566
Investments	17		590,589		568,262
			<u>6,378,374</u>		<u>4,140,828</u>
<b>Current assets</b>					
Stocks	16	1,000		1,000	
Debtors	18	206,062		743,382	
Cash at bank and in hand		2,122,568		2,141,193	
		<u>2,329,630</u>		<u>2,885,575</u>	
<b>Creditors: amounts falling due within one year</b>	21	(427,250)		(696,427)	
Net current assets			<u>1,902,380</u>		<u>2,189,148</u>
<b>Total assets less current liabilities</b>			<u>8,280,754</u>		<u>6,329,976</u>
<b>Creditors: amounts falling due after more than one year</b>	19	(1,422,725)		-	
<b>Net assets</b>			<u><u>6,858,029</u></u>		<u><u>6,329,976</u></u>
<b>Income funds</b>					
Restricted funds	23		301,103		624,006
Unrestricted funds	24		6,556,926		5,705,970
			<u>6,858,029</u>		<u>6,329,976</u>

The directors acknowledge their responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of financial statements.

The financial statements were approved by the Trustees on 24 November 2025



J Moffoot  
Trustee



E Sheldon (Chair from January 2025)  
Trustee

Company Registration No. 01589898

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## COMPANY BALANCE SHEET

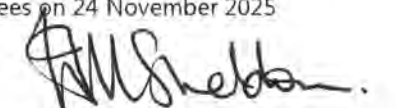
AS AT 30 JUNE 2025

	Notes	£	2025 £	£	2024 £
<b>Fixed assets</b>					
Tangible assets	15		5,787,785		3,572,566
Investments	17		590,589		568,262
Investments in subsidiary			2		2
			<u>6,378,376</u>		<u>4,140,830</u>
<b>Current assets</b>					
Stocks	16	1,000		1,000	
Debtors	18	206,062		743,382	
Cash at bank and in hand		2,122,568		2,141,193	
			<u>2,329,630</u>	<u>2,885,575</u>	
<b>Creditors: amounts falling due within one year</b>	21	(427,252)		(696,429)	
Net current assets			<u>1,902,378</u>		<u>2,189,146</u>
<b>Total assets less current liabilities</b>			<u>8,280,754</u>		<u>6,329,976</u>
<b>Creditors: amounts falling due after more than one year</b>	19		(1,422,725)		-
<b>Net assets</b>			<u><u>6,858,029</u></u>		<u><u>6,329,976</u></u>
<b>Income funds</b>					
Restricted funds	23		301,103		624,006
Unrestricted funds	24		6,556,926		5,705,970
			<u>6,858,029</u>		<u>6,329,976</u>

The directors acknowledge their responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of financial statements.

The financial statements were approved by the Trustees on 24 November 2025

  
J Moffoot  
Trustee

  
E Sheldon (Chair from January 2025)  
Trustee

Company Registration No. 01589898

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## CONSOLIDATED STATEMENT OF CASH FLOWS

FOR THE YEAR ENDED 30 JUNE 2025

	Notes	2025 £	£	2024 £	£
<b>Cash flows from operating activities</b>					
Cash generated from operations	31		894,254		733,970
<b>Investing activities</b>					
Purchase of tangible fixed assets		(2,397,711)		(1,159,367)	
Proceeds from disposal of tangible fixed assets		1,111		168	
Payment of investment manager fees		(4,985)		(5,744)	
Investment income received		39,650		52,462	
<b>Net cash used in investing activities</b>			(2,361,935)		(1,112,481)
<b>Financing activities</b>					
Proceeds from new bank loans		1,449,056		-	
<b>Net cash generated from/(used in) financing activities</b>			1,449,056		-
<b>Net decrease in cash and cash equivalents</b>			(18,625)		(378,511)
Cash and cash equivalents at beginning of year			2,141,193		2,519,704
<b>Cash and cash equivalents at end of year</b>			2,122,568		2,141,193

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS

*FOR THE YEAR ENDED 30 JUNE 2025*

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### 1 Accounting policies

#### Charity information

Camphill Milton Keynes Communities Limited is a private company limited by guarantee incorporated in England and Wales. The registered office is Japonica Lane, Willen Park South, Milton Keynes, Buckinghamshire, MK15 9JY.

#### 1.1 Accounting convention

The financial statements have been prepared in accordance with the charitable company's memorandum and articles of association, the Companies Act 2006, FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" ("FRS 102") and the Charities SORP "Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102)" (effective 1 January 2019).

The charitable company is a Public Benefit Entity as defined by FRS 102.

The financial statements are prepared in sterling, which is the functional currency of the charitable company. Monetary amounts in these financial statements are rounded to the nearest £.

The financial statements have been prepared under the historical cost convention, modified to include the revaluation of freehold properties and to include investment properties and certain financial instruments at fair value. The principal accounting policies adopted are set out below.

#### 1.2 Going concern

At the time of approving the financial statements, the trustees have a reasonable expectation that the charitable company has adequate resources to continue in operational existence for the foreseeable future. Thus the trustees continue to adopt the going concern basis of accounting in preparing the financial statements.

#### 1.3 Charitable funds

Unrestricted funds are available for use at the discretion of the trustees in furtherance of their charitable objectives.

Restricted funds are subject to specific conditions by donors or grantors as to how they may be used. The purposes and uses of the restricted funds are set out in the notes to the financial statements.

#### 1.4 Income

Income is recognised when the charitable company is legally entitled to it after any performance conditions have been met, the amounts can be measured reliably, and it is probable that income will be received.

Cash donations are recognised on receipt. Other donations are recognised once the charitable company has been notified of the donation, unless performance conditions require deferral of the amount. Income tax recoverable in relation to donations received under Gift Aid or deeds of covenant is recognised at the time of the donation.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2025

### 1 Accounting policies

(Continued)

#### 1.5 Expenditure

Expenditure is recognised once there is a legal or constructive obligation to transfer economic benefit to a third party, it is probable that a transfer of economic benefits will be required in settlement, and the amount of the obligation can be measured reliably.

Governance costs: These include the cost of governance arrangements which relate to the general running of the company, as opposed to the direct management functions inherent in its charitable activities, plus a share of support costs. Directly attributable costs include costs such as external audit and costs associated with statutory requirements.

Support costs: These are costs that are not in themselves direct activity costs but enable the delivery of these activities. Support costs are allocated to direct activity costs on the basis that the activity utilises these costs.

#### 1.6 Tangible fixed assets

Tangible fixed assets are initially measured at cost and subsequently measured at cost or valuation, net of depreciation and any impairment losses.

Depreciation is recognised so as to write off the cost or valuation of assets less their residual values over their useful lives on the following bases:

Freehold property	2% straight line
Leasehold land and buildings	113 years
Building improvements	15 years
Garden & workshop	25% straight line
Fixtures, fittings & equipment	25% straight line
Motor vehicles	25% straight line
Freehold property - Car park	7 years

The gain or loss arising on the disposal of an asset is determined as the difference between the sale proceeds and the carrying value of the asset, and is recognised in the statement of financial activities.

#### Assets under construction

Assets under construction are accounted for at cost based on the value of the contractors valuation certificates and other direct costs for construction incurred to date. These are recognised as 'Assets under construction' at the date of the certificates or when the cost is incurred.

Assets under construction include the following costs:

- Building works including labour, materials, transportation
- Legal Fees from solicitors
- Architect fees
- Planning fees

Costs recorded as 'Assets under construction' are not depreciated until the asset is brought into use.

#### Conversion to depreciable fixed asset

Assets under construction should be recognized as an asset when it is available for use ie when it is in the condition necessary for it to be capable of operating in the manner intended by management.

In the case of properties for Camphill, this is the point at which the building can be used for residents. It does not mean that residents will immediately be in the property but that the building is in a fit state to house residents.

Once the asset comes into use, the cost will be assigned to the appropriate fixed asset category and depreciated in line with the charity depreciation policy.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2025

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### 1 Accounting policies

(Continued)

#### 1.7 Fixed asset investments

Fixed asset investments are initially measured at transaction price excluding transaction costs, and are subsequently measured at fair value at each reporting date. Changes in fair value are recognised in net income/(expenditure) for the year. Transaction costs are expensed as incurred.

#### 1.8 Impairment of fixed assets

At each reporting end date, the charitable company reviews the carrying amounts of its tangible assets to determine whether there is any indication that those assets have suffered an impairment loss. If any such indication exists, the recoverable amount of the asset is estimated in order to determine the extent of the impairment loss (if any).

#### 1.9 Stocks

Stocks are stated at the lower of cost and estimated selling price less costs to complete and sell. Cost comprises direct materials and, where applicable, direct labour costs and those overheads that have been incurred in bringing the stocks to their present location and condition. Items held for distribution at no or nominal consideration are measured the lower of replacement cost and cost.

#### 1.10 Cash and cash equivalents

Cash and cash equivalents include cash in hand, deposits held at call with banks, other short-term liquid investments with original maturities of three months or less, and bank overdrafts. Bank overdrafts are shown within borrowings in current liabilities.

#### 1.11 Financial instruments

The charitable company has elected to apply the provisions of Section 11 'Basic Financial Instruments' and Section 12 'Other Financial Instruments Issues' of FRS 102 to all of its financial instruments.

Financial instruments are recognised in the charitable company's balance sheet when the charitable company becomes party to the contractual provisions of the instrument.

Financial assets and liabilities are offset, with the net amounts presented in the financial statements, when there is a legally enforceable right to set off the recognised amounts and there is an intention to settle on a net basis or to realise the asset and settle the liability simultaneously.

##### **Basic financial assets**

Basic financial assets, which include debtors and cash and bank balances, are initially measured at transaction price including transaction costs and are subsequently carried at amortised cost using the effective interest method unless the arrangement constitutes a financing transaction, where the transaction is measured at the present value of the future receipts discounted at a market rate of interest. Financial assets classified as receivable within one year are not amortised.

##### **Basic financial liabilities**

Basic financial liabilities, including creditors and bank loans are initially recognised at transaction price unless the arrangement constitutes a financing transaction, where the debt instrument is measured at the present value of the future payments discounted at a market rate of interest. Financial liabilities classified as payable within one year are not amortised.

Debt instruments are subsequently carried at amortised cost, using the effective interest rate method.

Trade creditors are obligations to pay for goods or services that have been acquired in the ordinary course of operations from suppliers. Amounts payable are classified as current liabilities if payment is due within one year or less. If not, they are presented as non-current liabilities. Trade creditors are recognised initially at transaction price and subsequently measured at amortised cost using the effective interest method.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2025

### 1 Accounting policies

(Continued)

#### *Derecognition of financial liabilities*

Financial liabilities are derecognised when the charitable company's contractual obligations expire or are discharged or cancelled.

#### 1.12 Employee benefits

The cost of any unused holiday entitlement is recognised in the period in which the employee's services are received.

Termination benefits are recognised immediately as an expense when the charitable company is demonstrably committed to terminate the employment of an employee or to provide termination benefits.

### 2 Critical accounting estimates and judgements

In the application of the charitable company's accounting policies, the trustees are required to make judgements, estimates and assumptions about the carrying amount of assets and liabilities that are not readily apparent from other sources. The estimates and associated assumptions are based on historical experience and other factors that are considered to be relevant. Actual results may differ from these estimates.

The estimates and underlying assumptions are reviewed on an ongoing basis. Revisions to accounting estimates are recognised in the period in which the estimate is revised where the revision affects only that period, or in the period of the revision and future periods where the revision affects both current and future periods.

### 3 Donations and legacies

	Unrestricted funds 2025 £	Restricted funds 2025 £	Total 2025 £	Unrestricted funds 2024 £	Restricted funds 2024 £	Total 2024 £
Donations and gifts	133,538	388,064	521,602	158,813	254,613	413,426
Legacies receivable	280	-	280	6,158	-	6,158
	<u>133,818</u>	<u>388,064</u>	<u>521,882</u>	<u>164,971</u>	<u>254,613</u>	<u>419,584</u>

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2025

### 4 Charitable activities

	Fees and contributions	Café and workshop income	Community Theatre & Hall	Total 2025	Total 2024
	£	£	£	£	£
Income from charitable activities	4,551,895	174,456	100,185	4,826,536	4,684,089
	<u>4,551,895</u>	<u>174,456</u>	<u>100,185</u>	<u>4,826,536</u>	<u>4,684,089</u>
<b>Charitable Activities - Prior Year Detail</b>					
Income from charitable activities	4,394,439	171,832	117,818		4,684,089
	<u>4,394,439</u>	<u>171,832</u>	<u>117,818</u>		<u>4,684,089</u>

### 5 Investments

	2025 £	2024 £
Income from listed investments	13,068	12,829
Interest receivable	34,665	46,718
	<u>47,733</u>	<u>59,547</u>

All the company's investment income arises from assets held in the UK.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2025

### 6 Other income

	2025 £	2024 £
Net gain on disposal of tangible fixed assets	1,111	-
Other income	65,048	40,717
	<u>66,159</u>	<u>40,717</u>

### 7 Raising funds

	Unrestricted funds 2025 £	Unrestricted funds 2024 £
Net loss on disposal of assets under construction	-	141,067
Other fundraising costs	17,775	7,596
Staff costs	104,950	101,559
	<u>122,725</u>	<u>250,222</u>
Fundraising and publicity		
Investment management	4,985	5,744
	<u>127,710</u>	<u>255,966</u>

The net loss on disposal of assets under construction in 2024 related to the write off of costs associated with the Willen Phase 1 build project, where planning permission had expired.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2025

### 8 Charitable activities

	Community	Café & workshop	Community Theatre & Hall	Total 2025	Total 2024
	£	£	£	£	£
Staff costs	2,346,358	669,738	25,046	3,041,142	655,839
Depreciation	180,360	2,132	-	182,492	167,547
Bank charges	43,174	-	-	43,174	130
Community expenses	320,204	-	-	320,204	278,127
Consumables	-	86,347	4,261	90,608	100,359
Insurance	58,054	-	-	58,054	37,580
Motor and travel	51,666	-	-	51,666	53,761
Rent, rates, light and heat	237,940	-	-	237,940	231,413
Repairs and renewals	45,486	5,268	1,985	52,739	50,630
Social and education	10,118	-	-	10,118	4,971
Miscellaneous	-	1,867	-	1,867	941
Theatre performance costs	-	-	51,410	51,410	51,520
Loss on disposal of fixed assets	-	-	-	-	2,582
	<u>3,293,360</u>	<u>765,352</u>	<u>82,702</u>	<u>4,141,414</u>	<u>1,635,400</u>
Share of support costs (see note 10)	540,258	125,552	13,567	679,377	2,628,888
	<u>3,833,618</u>	<u>890,904</u>	<u>96,269</u>	<u>4,820,791</u>	<u>4,264,288</u>
<b>Analysis by fund</b>					
Unrestricted funds	3,827,118	885,971	96,269	4,809,358	
Restricted funds	6,500	4,933	-	11,433	
	<u>3,833,618</u>	<u>890,904</u>	<u>96,269</u>	<u>4,820,791</u>	

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2025

### 8 Charitable activities

(Continued)

#### Charitable Activities - Prior Year Comparatives

	Community	Café & workshop	Community Theatre & Hall	Total 2024
	£	£	£	£
Staff costs	82,376	563,100	10,363	655,839
Depreciation	165,937	1,610	-	167,547
Bank charges	130	-	-	130
Community expenses	278,127	-	-	278,127
Consumables	-	94,990	5,369	100,359
Insurance	37,580	-	-	37,580
Motor and travel	53,761	-	-	53,761
Rent, rates, light and heat	231,413	-	-	231,413
Repairs and renewals	38,657	7,639	4,334	50,630
Social and education	4,971	-	-	4,971
Miscellaneous	-	941	-	941
Theatre performance costs	-	-	51,520	51,520
Loss on disposal of fixed assets	2,582	-	-	2,582
	<u>895,534</u>	<u>668,280</u>	<u>71,586</u>	<u>1,635,400</u>
Share of support costs (see note 10)	<u>1,439,561</u>	<u>1,074,254</u>	<u>115,073</u>	<u>2,628,888</u>
	<u>2,335,095</u>	<u>1,742,534</u>	<u>186,659</u>	<u>4,264,288</u>
<b>Analysis by fund</b>				
Unrestricted funds	<u>2,328,012</u>	<u>1,735,947</u>	<u>186,659</u>	<u>4,250,618</u>
Restricted funds	<u>7,083</u>	<u>6,587</u>	<u>-</u>	<u>13,670</u>
	<u>2,335,095</u>	<u>1,742,534</u>	<u>186,659</u>	<u>4,264,288</u>

### 9 Trustees

The Board of Trustees are directors for Companies Act purposes and trustees for Charities Act purposes.

Trustees attend quarterly Board meetings plus ad hoc sub-committee and Community meetings.

Non-resident members of the Board are able to claim travel expenses for attending meetings.

None of the trustees (or any persons connected with them) received any remuneration from the charitable company during the year. No travel expenses (2024: nil) were claimed by any Trustees (2024: nil) for the year.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2025

### 10 Support & governance costs

	Type	2025 £	2024 £
Staff costs	Supp	447,237	2,380,295
Postage and stationery	Supp	4,299	5,668
HR, IT, Telecom, Sundry	Supp	167,324	184,741
Telephone	Supp	32,047	31,673
Accountancy services	Supp	14,070	12,171
Audit	Gov'n	14,400	14,340
		<u>679,377</u>	<u>2,628,888</u>
Analysis by fund:			
Unrestricted funds		<u>679,377</u>	<u>2,628,888</u>

During the year, the charitable company reviewed its cost allocation methodology. As a result, certain costs previously included within support and governance are now allocated directly to the Community charitable activity. The trustees consider this change provides a more appropriate reflection of how resources are utilised in delivering charitable activities.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2025

### 11 Employees

#### Number of employees

The average monthly head count was 130 staff (2024: 122 staff):

	2025 Number	2024 Number
Office and management	8	9
Maintenance, Care & Support and other	122	113
	<u>130</u>	<u>122</u>

The average monthly number of full-time equivalent employees (including casual and part-time staff) during the year was:

93	88
<u>93</u>	<u>88</u>

#### Employment costs

	2025 £	2024 £
Wages and salaries	3,200,088	2,793,474
Social security costs	291,837	233,202
Defined contribution pension scheme	100,591	83,606
	<u>3,592,516</u>	<u>3,110,282</u>

	2025 £	2024 £
Included within wages & salaries above are Senior Management remuneration amounting to	<u>456,714</u>	<u>418,668</u>

Senior Management remuneration includes gross salary, employers NI and pension contributions.

The number of employees whose annual remuneration (including benefits in kind) was £60,000 or more were:

	2025 Number	2024 Number
£60,000 - £70,000	1	1
£80,000 - £90,000	-	1
£90,000 - £100,000	1	-

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2025

### 11 Employees

(Continued)

#### Payments and benefits

The following community expenses, in addition to living accommodation and other daily essentials, relating to all senior co-workers are included in community expenditure.

	<b>Total 2025</b>	<b>Total 2024</b>
	£	£
Other miscellaneous expenses	10,866	6,936
	<u>10,866</u>	<u>6,936</u>

### 12 Taxation

The charity is exempt from taxation on its activities because all its income is applied for charitable purposes.

### 13 Movement in total funds for the year

	<b>2025</b>	<b>2024</b>
	£	£
This is stated after charging:		
Auditors' remuneration		
- Audit	14,400	14,340
- Accountancy services	14,070	12,171
Depreciation	182,492	167,547
	<u>210,962</u>	<u>194,058</u>
Net movement in funds		
Dealt with in the accounts of the charitable company	528,053	729,133
	<u>528,053</u>	<u>729,133</u>

### 14 Net gains/(losses) on investments

	<b>2025</b>	<b>2024</b>
	£	£
Revaluation of investments	14,244	45,450
	<u>14,244</u>	<u>45,450</u>

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

### FOR THE YEAR ENDED 30 JUNE 2025

15 Tangible fixed assets	Freehold Leasehold land		Building		Assets under		Garden &		Fixtures,		Motor		Total	
	£	£	£	£	£	£	£	£	£	£	£	£	£	£
<b>Cost</b>														
At 1 July 2024	2,910,674	217,801	340,283	1,690,907	22,932	926,509	92,451	6,201,557						
Additions	-	-	57,893	2,246,850	2,087	41,891	48,990	2,397,711						
Disposals	-	-	-	-	-	-	(13,085)	(13,085)						
Transfers	3,905,987	-	-	(3,905,987)	-	-	-	-						
At 30 June 2025	6,816,661	217,801	398,176	31,770	25,019	968,400	128,356	8,586,183						
<b>Depreciation and impairment</b>														
At 1 July 2024	1,402,664	7,619	255,017	-	19,014	854,076	90,601	2,628,991						
Depreciation charged in the year	94,914	1,929	24,889	-	2,132	48,562	10,066	182,492						
Eliminated in respect of disposals	-	-	-	-	-	-	(13,085)	(13,085)						
At 30 June 2025	1,497,578	9,548	279,906	-	21,146	902,638	87,582	2,798,398						
<b>Carrying amount</b>														
At 30 June 2025	5,319,083	208,253	118,270	31,770	3,873	65,762	40,774	5,787,785						
At 30 June 2024	1,508,010	210,182	85,266	1,690,907	3,918	72,433	1,850	3,572,566						

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2025

### 16 Stocks

	2025 £	2024 £
Raw materials and consumables	1,000	1,000

### 17 Fixed asset investments

	2025 Listed investments £	2024 Listed investments £
<b>Cost or valuation</b>		
Market value at 1 July 2024	568,262	515,727
Management costs	(4,985)	(5,744)
Income re-invested/(withdrawn)	13,068	12,829
Net gains/(losses) on investments	14,244	45,450
Market value at 30 June 2025	590,589	568,262
Historical cost	469,033	466,560
The following holdings comprise more than 5% of the investment portfolio:		
Findlay Park Funds - American Fund Unhedged	56,824	42,580
SPDR Series Trust	81,175	68,213
UK Conventional Government Bonds - 7/8% Green Gilt 31/07/2033	40,399	39,903
Edgewood L Select Fund	58,221	44,147
T Rowe Price Funds ICAV (less than 5% in 2024)	34,920	-
Investments at fair value comprise:		
Investments held within the UK	221,790	271,927
Investments held outside the UK	368,799	296,335
	590,589	568,262

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2025

18 Debtors		2025	2024
Company and Group		£	£
<b>Amounts falling due within one year:</b>			
Trade debtors		94,948	243,203
Other debtors		51,555	461,504
Prepayments and accrued income		59,559	38,675
		<u>206,062</u>	<u>743,382</u>
19 Creditors: amounts falling due after more than one year		2025	2024
	Notes	£	£
Bank loans	20	<u>1,422,725</u>	<u>-</u>
20 Loans and overdrafts		2025	2024
		£	£
Bank loans		<u>1,449,056</u>	<u>-</u>
Payable within one year		26,331	-
Payable after one year		<u>1,422,725</u>	<u>-</u>

The charitable company holds a loan to assist in the development of the new residential houses. The loan is repayable by instalments over a period of 25 years from the first repayment date (19 January 2025).

Interest is charged on the outstanding balance at the greater of:

- 2.5% per annum above the Bank of England base rate, or
- 2.5% per annum

Interest is paid on each repayment date and is recognised as an expense in the Statement of Financial Activities, as incurred.

The loan is secured by a legal mortgage and fixed charge over the charitable company's property at: Japonica Lane, Willen Park, Milton Keynes, MK15 9JY.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2025

### 21 Creditors: amounts falling due within one year

	Notes	Group 2025 £	Company 2025 £	Group 2024 £	Company 2024 £
Bank loans	20	26,331	26,331	-	-
Other taxation and social security		96,298	96,298	72,260	72,260
Deferred income	22	23,043	23,043	58,691	58,691
Trade creditors		71,775	71,775	417,575	417,575
Amounts due to subsidiary undertakings		-	2	-	2
Other creditors		116,448	116,448	97,992	97,992
Accruals and deferred income		93,355	93,355	49,909	49,909
		<u>427,250</u>	<u>427,252</u>	<u>696,427</u>	<u>696,429</u>

### 22 Deferred income

Deferred income relates to the Community theatre (invoiced hire with a booking date after year end).  
The movement for the year is as follows:

	2025 £	2024 £
Balance held 1 July	58,691	74,030
Invoiced during the year	139,536	101,979
Released to SoFA during the year	(175,184)	(117,318)
Balance held 30 June	<u>23,043</u>	<u>58,691</u>

The balance at year end relates to bookings that will be released within six months of the year end.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2025

### 23 Restricted funds

The restricted funds of the charitable company comprise the unexpended balances of donations and grants held on trust subject to specific conditions by donors as to how they may be used.

	Balance at 1 July 2024	Movement in funds		Transfers	Balance at 30 June 2025
		Income & gains	Expenditure		
	£	£	£	£	£
Elder Care Project	32,263	-	-	(32,263)	-
The Mark Skinner Fund	95,716	-	(2,500)	-	93,216
Capital Development Project	470,000	350,000	(1,000)	(620,000)	199,000
Other Restricted Grants	26,027	38,064	(7,933)	(47,271)	8,887
<b>Total restricted funds</b>	<b>624,006</b>	<b>388,064</b>	<b>(11,433)</b>	<b>(699,534)</b>	<b>301,103</b>

Elder Care Project - the care and support of an ageing resident population is a central strategic issue for the Community impacting service delivery, staffing & facilities. The charity is grateful for this donation to assist fund the project.

The Mark Skinner Fund – to provide funding for members of the community to engage in activities they may not be able to due to their financial circumstance. The charity is grateful for this legacy from our founding resident.

Capital Development Project – funding received from the below donors towards the redevelopment project being undertaken by the charitable company.

- Garfield Weston - £200,000 (received in 2023)
- Anson Charitable Trust - £20,000 (received in 2023)
- The Edward Gosling Foundation - £100,000 (received in 2024)
- The Wolfson Foundation - £100,000 (received in 2024)
- Bernard Sunley Foundation - £40,000 (received in 2024)
- The 29th May 1961 Charitable Trust - £10,000 (received in 2024)
- MK Community Foundation - £75,000
- Beatrice Laing Trust - £50,000
- Jim Marshall Foundation - £25,000
- Bradbury Foundation - £200,000

As the redevelopment works have now been completed and Bradbury House is now operational, the conditions attached to the majority of these funds have been met. Accordingly, these amounts have been released to the unrestricted fund in line with the expenditure incurred.

The amount of £200,000 received from Bradbury Foundation remains restricted. Under the grant terms, the funder reserves the right to reclaim part or all of the grant should the building be sold or cease to be used for charitable purposes. The restricted fund is being released over the useful life of the asset through depreciation. A charge of £1,000 has been recognised in the year, leaving a restricted fund balance of £199,000 at 30 June 2025.

Other Restricted Funds - various grants and donations received for specific purposes in relation to improvements in the Community.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2025

### 23 Restricted funds

(Continued)

#### Restricted funds - Prior Year Detail

	Balance at 1 July 2023	Movement in funds			Balance at 30 June 2024
		Income & gains	Expenditure	Transfers	
	£	£	£	£	£
Elder Care Project	32,263	-	-	-	32,263
The Mark Skinner Fund	95,716	-	-	-	95,716
Capital Development Project	220,000	250,000	-	-	470,000
Other Restricted Grants	35,084	4,613	(13,670)	-	26,027
<b>Total restricted funds</b>	<b>383,063</b>	<b>254,613</b>	<b>(13,670)</b>	<b>-</b>	<b>624,006</b>

### 24 Unrestricted funds

The unrestricted funds of the charitable company comprise the unexpended balances of donations and grants which are not subject to specific conditions by donors and grantors as to how they may be used. These include designated funds which have been set aside out of unrestricted funds by the trustees for specific purposes.

	Balance at 1 July 2024	Movement in funds			Gains and losses	Balance at 30 June 2025
		Income	Expenditure	Transfers		
	£	£	£	£	£	
<b>Designated funds</b>						
Co-worker Fund	101,471	-	-	-	-	101,471
Revaluation Reserve	101,702	-	-	5,610	14,244	121,556
Build Project	700,000	-	-	(550,000)	-	150,000
<b>General unrestricted funds</b>	<b>4,802,797</b>	<b>5,074,246</b>	<b>(4,937,068)</b>	<b>1,243,924</b>	<b>-</b>	<b>6,183,899</b>
<b>Total unrestricted funds</b>	<b>5,705,970</b>	<b>5,074,246</b>	<b>(4,937,068)</b>	<b>699,534</b>	<b>14,244</b>	<b>6,556,926</b>

#### Purpose of Designated Funds

Co-Worker fund (formerly the Social Fund) - to provide financial support for long serving voluntary co-workers on retirement and/or leaving the Community together with other deserving social needs consistent with the aims and objectives of the Camphill Movement.

Revaluation Reserve - the accumulated value of unrealised gains of the charitable company's investments.

Build Fund - to contribute to the ongoing build project.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2025

### 24 Unrestricted funds

(Continued)

#### Unrestricted funds - Prior Year Detail

	Balance at 1 July 2023	Movement in funds			Gains and losses	Balance at 30 June 2024
		Income	Expenditure	Transfers		
	£	£	£	£	£	£
<b>Designated funds</b>						
Co-worker Fund	101,471	-	-	-	-	101,471
Revaluation Reserve	61,030	-	-	(4,778)	45,450	101,702
Build Project	700,000	-	-	-	-	700,000
<b>General unrestricted funds</b>	4,355,279	4,949,324	(4,506,584)	4,778	-	4,802,797
<b>Total unrestricted funds</b>	<u>5,217,780</u>	<u>4,949,324</u>	<u>(4,506,584)</u>	<u>-</u>	<u>45,450</u>	<u>5,705,970</u>

### 25 Analysis of net assets between funds

	Unrestricted funds	Restricted funds	Total
	£	£	£
Fund balances at 30 June 2025 are represented by:			
Tangible assets	5,588,785	199,000	5,787,785
Investments	590,589	-	590,589
Current assets/(liabilities)	1,800,277	102,103	1,902,380
Long term liabilities	(1,422,725)	-	(1,422,725)
	<u>6,556,926</u>	<u>301,103</u>	<u>6,858,029</u>

#### Analysis of net assets between funds - Prior Year Detail

	Unrestricted funds	Restricted funds	Total
	£	£	£
Fund balances at 30 June 2024 are represented by:			
Tangible assets	3,572,566	-	3,572,566
Investments	568,262	-	568,262
Current assets/(liabilities)	1,565,142	624,006	2,189,148
	<u>5,705,970</u>	<u>624,006</u>	<u>6,329,976</u>

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

### FOR THE YEAR ENDED 30 JUNE 2025

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#### 26 Operating lease commitments - Group and Company

At the reporting end date the charitable company had outstanding commitments for future minimum lease payments under non-cancellable operating leases, which fall due as follows:

	2025	2024
	£	£
Within one year	20,400	20,400
Between two and five years	55,420	75,820
	<u>75,820</u>	<u>96,220</u>

The amounts recognised as an expense during the year in respect of operating lease arrangements was £20,400 (2024 - £5,780).

#### 27 Capital commitments

As at 30 June 2025, the charitable company had outstanding contractual commitments with Watson & Cox Ltd totalling £nil (2024: £2,016,109).

As at 30 June 2025, the charitable company had outstanding contractual commitments with Stellar Building Consultancy Ltd totalling £nil (2024: £31,740).

As at 30 June 2025, the charitable company had outstanding contractual commitments with Devonshire Architects totalling £nil (2024: £53,162).

The above contracts have been entered into in relation to the redevelopment project being undertaken by the charitable company for which planning permission has been received, with amounts capitalised shown within assets under construction.

The charitable company is funding these commitments through a combination of designated reserves, restricted grants received for capital expenditure, and external borrowings.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

**FOR THE YEAR ENDED 30 JUNE 2025**

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### 28 Related party transactions

#### Transactions with related parties

During the year the charitable company entered into the following transactions with related parties:

(1) CMKC Chief Executive Officer, Tim Davies is a director of Camphill Insurance Agency Ltd. The company was formed by the Association of Camphill Communities "AoCC", its Board comprising representatives from member communities. The company partners with the AoCC Community members' insurance broker to ensure the best value for money insurance cover is sourced. CMKC's CEO attends occasional meetings, any expenses being met by the company.

(2) J Moffoot, a Trustee of CMKC is also a Trustees of TfSR. As of 1st April 2022, CMKC have a partnership agreement in place with TfSR for the shared use of the Michael's Akyre premises. CMKC are responsible for providing and managing the day service provision, at its own cost and providing sufficiently trained staff to carry out the TfSR activity. Other than the agreed recharge of costs in relation to tools refurbishment activities, there is no monetary exchange for this shared activity.

(3) Training Manager, Marija Tudor is partner to the owner/director of Grant IT Ltd, the company providing IT consultancy to the charity. During the year the charity spent £40,305 (2024: £31,867), of which £nil (2024: £6,265) remains outstanding at the year end.

(4) During the year, the charitable company paid Stellar Building Consultancy £35,910 (2024: £38,940) in relation to consultancy advice regarding the development project, of which £nil (2024: £4,980) remains outstanding at the year end. E Bradley, Trustee of CMKC is a Director of Stellar Building Consultancy Ltd.

(5) During the year, the charitable company paid Stellar Developments (UK) £nil (2024: £4,996) in relation to repairs work regarding the development project, of which £nil (2024: £nil) remains outstanding at the year end. E Bradley, Trustee of CMKC is a Director of Stellar Building Consultancy Ltd.

(6) Trustee, Ian Revell is CEO of Milton Keynes Community Foundation, an independent charity from which the charitable company received £75,000 (2024: £nil) in grant income during the year, of which £nil (2024: £50,000) is included in deferred income at the year end.

### 29 Events after the reporting date

After the year end, the charitable company made a further drawdown of £93,050 on its existing loan facility with CAF Bank. This drawdown completed the utilisation of the total loan facility of £1,550,000.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2025

### 30 Subsidiaries

Details of the charitable company's subsidiaries at 30 June 2025 are as follows:

Name of undertaking	Registered office	Nature of business	Class of shares held	% Held	
				Direct	Indirect
Camphill Contracts (Milton Keynes) Limited 02009707	Japonica Lane, Willen Park South, Milton Keynes, MK16 9JY	Non-trading subsidiary	Ordinary	100.00	

The company's wholly owned subsidiary, Camphill Contracts (Milton Keynes) Limited ('Camphill Contracts'), ceased trading at the end of June 2008.

Accounts (not audited) have been filed with the Registrar of Companies.

	2025 and 2024 £
Summary profit and loss account	
Turnover	-
Cost of sales	-
Gross (loss)/profit	-
Administrative expenses	-
Interest payable	-
Net (loss)/profit before tax	-
Taxation	-
(Loss)/profit for the year	-
The assets and liabilities of the subsidiary were:	
Fixed assets	-
Current assets	2
Creditors: amounts falling due within one year	-
	2
Aggregate share capital and reserves	2

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2025

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31 Cash generated from operations	2025 £	2024 £
Surplus for the year	528,053	729,133
Adjustments for:		
Investment income recognised in statement of financial activities	(47,733)	(59,547)
(Gain)/loss on disposal of tangible fixed assets	(1,111)	143,649
Fair value gains and losses on investments	(14,244)	(45,450)
Investment manager fees	4,985	5,744
Depreciation and impairment of tangible fixed assets	182,492	167,547
Movements in working capital:		
Decrease/(increase) in debtors	537,320	(517,674)
(Decrease)/increase in creditors	(259,860)	325,907
(Decrease) in deferred income	(35,648)	(15,339)
<b>Cash generated from operations</b>	<u>894,254</u>	<u>733,970</u>

**CAMPHILL MILTON KEYNES COMMUNITIES LIMITED**

England & Wales - Charity number 283556

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# Accounts

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**Charity registration number 283556**

**Company registration number 01589898 (England and Wales)**

**CAMPHILL MILTON KEYNES COMMUNITIES LIMITED**  
**ANNUAL REPORT AND FINANCIAL STATEMENTS**  
**FOR THE YEAR ENDED 30 JUNE 2024**

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## LEGAL AND ADMINISTRATIVE INFORMATION

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<b>Trustees</b>	J Cooper S Prosky G Lightfoot (Chair to December 2024) E Bradley R Malik J Moffoot I Revell E Sheldon (Chair from January 2025) P Howard
<b>Secretary</b>	J Moffoot
<b>Charity number</b>	283556
<b>Company number</b>	01589898
<b>Principal address</b>	Japonica Lane Willen Park South Milton Keynes Buckinghamshire MK15 9JY
<b>Registered office</b>	Japonica Lane Willen Park South Milton Keynes Buckinghamshire MK15 9JY
<b>Auditor</b>	Myers Clark Egale 1 80 St Albans Road Watford Hertfordshire WD17 1DL
<b>Investment advisors</b>	Rathbones Investment Management 1 Curzon Street London W1J 5FB

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# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

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# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT)

### FOR THE YEAR ENDED 30 JUNE 2024

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The trustees present their annual report and financial statements for the year ended 30 June 2024.

The financial statements have been prepared in accordance with the accounting policies set out in note 1 to the financial statements and comply with the charitable company's Memorandum and Articles of Association, the Companies Act 2006 and "Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102)" (as amended for accounting periods commencing from 1 January 2019)

#### **Objectives and activities**

CMKC's Memorandum of Association defines its main objects as follows:

"The Charity's objects are, for the public benefit, to relieve sickness, promote good health, provide care to and advance the education and training of: people with a disability (whether mental or physical), the young, the old, or people otherwise in need, in accordance with the principles of Dr Rudolf Steiner (as summarised in the Appendix to this Memorandum), particularly (without limitation) by the establishment and maintenance of communities in the form of villages, residential houses, day centres, kindergartens, schools, colleges or other types of social and/or educational community, in which beneficiaries live and/or work and/or to which they otherwise resort, in community with persons providing support."

The Appendix referred to above summarises the principles formulated by the Austrian philosopher, Dr Rudolf Steiner, about many aspects of daily life including social life, economic life, agriculture, horticulture, art, medicine, finance and religion. During the year there has been no change to policies adopted in furtherance of our objects. The charity operates as a Community, managing three main activities that can be summarised as:

#### **1. Tenancy**

Our accommodation consists of several houses where residents and support staff share their lives as a Community in addition to a number of houses comprising residents requiring only daily support visits. Each resident has an assured short hold tenancy agreement with CMKC which makes them eligible to apply for Housing Benefit from the Local Authority.

#### **2. Supported Living**

In addition to the provision of accommodation for each resident CMKC also provides residents with the necessary day-to-day support to live their lives as they choose within and beyond the Community. This comprises daily support to residents appropriate to their needs and lifestyle as assessed by the relevant Local Authority.

#### **3. Day Workshops**

The provision of work experience in a range of well-structured therapeutic workshops centred around working on the land, food processing, arts, crafts and music. Residents are supported within the workshops by a combination of volunteers and employees Monday to Friday. In addition, the workshops are available to adults with learning disabilities from the wider Milton Keynes community who are interested in attending.

Our activities operate from two main sites within Milton Keynes, Willen Park South and Pennyland.

The charity owns the freehold of a ten-acre site at Willen, as well as the workshops and four of the five houses. The fifth house was built by Aldwyck Housing Association (now Peabody) with Housing Corporation funds. Aldwyck Housing Association made this house available under a management agreement between Aldwyck and CMKC. This house is operated similarly to the other residential houses and is built on land leased by CMKC to Aldwyck on a long-term basis. CMKC also owns two separate houses within proximity of the Willen estate.

CMKC manages three additional houses that are rented from Milton Keynes Council at Pennyland, where it also owns the freehold of 1.75 acres of land which includes a workshop facility.

CMKC has taken on the management of a further house "Kirtlington" in Downhead Park, leased from a family member to support three additional residents.

CMKC is part of the wider Camphill Movement which has over one hundred centres worldwide, all caring for children or adults with learning disabilities or who are emotionally disturbed. CMKC is autonomous regarding day-to-day operations and in respect of all financial matters but benefits from the wealth of experience available within the Camphill Movement as a whole. Our CEO is chair of the England & Wales Neighbourhood and a member of the Association of Camphill Communities UK & Ireland coordinating group.

# **CAMPBILL MILTON KEYNES COMMUNITIES LIMITED**

## **TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)**

***FOR THE YEAR ENDED 30 JUNE 2024***

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### **Public Benefit**

When setting objectives, Trustees acknowledge that the charity is a Public Benefit Entity & give consideration to the Charity Commission's published guidance on the Public Benefit requirement under the Charities Act 2011 guidance on public benefit.

The charity, in pursuit of its objects, continues to provide support of adults with learning disabilities by providing a community environment where they can be supported to live, socialise and gain work experience in a therapeutic workshop. This provision is provided to both existing Community residents and extended to local service users from the wider community.

In 2016, the charity became a member of Wolverton Community Energy (WCE), a registered society. CMKC lease roof space to WCE for the installation of solar panels, this agreement providing subsidised energy to the charity. WCE collaborate with individuals and businesses in Wolverton and the wider Milton Keynes area to help them become more energy efficient and to reduce the amount of carbon they use. Their long-term view and our aim are to take the WCE community off-grid, with zero carbon use. They have a strong track record and have already completed several successful projects. They are currently exploring a range of other ways to harness renewable energy sources - from solar PV installations to hydro, and from biomass to LED lighting retrofits. They aim to invest 50% of profits back into the local community, with a particular focus on relieving fuel poverty for the most vulnerable.

### **Achievements and performance**

CMKC currently maintains twelve residential houses in which around seventy residents live. It also operates several day workshops including the Camphill cafe, providing residents with the opportunity to connect naturally with the wider Milton Keynes community.

At the heart of our community are our residents and external service users who use our support and workshops and, as the beneficiaries of our charity, are the focus of our thinking. Their health and wellbeing are our business. We aim to do that well.

Trustees are committed to the continued successful future of the Community and assess performance against objects via several measures involving the Community and stakeholders. Internal benchmarks comprise but are not limited to financial budgets, HR & Training plans, H&S kpi's, support plans, risk assessments, commissioned professional advice and resident surveys. Stakeholder benchmarks comprise but are not limited to Local Authority inspections (Adult Social Care, Housing & Fire Brigade), resident annual reviews with social workers, CQC inspections, resident family support group meetings and surveys. In total the reported data provides Trustees with an overview of the Community's performance against its objects.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

*FOR THE YEAR ENDED 30 JUNE 2024*

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### **Achievements and performance (continued)**

A key indicator of year-on-year provision of quality support is the regular inspection of our services by the Care Quality Commission (CQC). They are the independent regulator of health and adult social care in England who ensure health and social care services provide people with safe, effective, compassionate, high-quality care and encourage care services to improve.

The charity was last formally inspected by the CQC in October 2018 and was rated as "Good" in all five "key lines of enquiry" being Safe, Effective, Caring, Responsive & Well Led, resulting in a positive report and overall score of "Good". The pandemic created a backlog for CQC and the inspection regime then changed focus to target high risk and failing settings, Camphill MK is unlikely to be formally re-inspected before 2025, although this is not impossible and can inspect without notice. In the interim we undertake internal audits to monitor our service provision in addition to local authority PAMMS inspection for which we are rated "excellent". Trustees recognise the commitment of the Community in achieving this rating and will continue to provide all necessary resources to maintain a high level of quality support.

As noted in previous years, the charity concluded plans to move to a fully employed support staffing model, the reduction in live in volunteers providing additional accommodation for new residents. This is a different approach to other Camphill settings in the UK however it supported our further growth and support for more beneficiaries (increased residents) we have now exceeded our target.

The charity's plan for growth has continued to progress and we will open our first new accommodation in 2025. Progress with additional buildings and housing will further depend on success raising funds; however, we are very pleased to anticipate new staff and residents commencing February / March 2025.

### **Plans for future periods**

The strategic plan was initially commenced in 2016, and has been updated year on year to reflect progress and revision; an extract is presented below:

Our strategy identifies five key areas of development:

1. Ensure we have the right numbers and quality of staff in place to sustain good quality of care and management.
2. Revise organisational roles to ensure sustainability of operations and scalability
3. Ensure our buildings are well maintained and utilised and fit for purpose.
4. Ensure our services provided are relevant, financially sustainable and high quality
5. Extend our reach to beneficiaries by developing new services

Our current position regarding these objectives:

### **Objective 1 (Staffing)**

Although initially on track, our work to increase staffing was escalated due to the sudden and unexpected national challenges to recruitment of Tier 5 Visa volunteers. We responded to this effectively and whilst this put us in an unplanned operational deficit for a period a positive outlook progressed well with staffing costs recovered through the recruitment of new residents.

2023 / 24 has seen us consolidate our staffing model, revising administrative and line management roles and balancing staff numbers to meet the commissioned hours of residents and workshop participants. The staffing model does not rely on volunteers which has proved to be a prudent decision. We are now in the process of redefining our local volunteer protocols and policies to encompass fundraising support, theatre activity and workshop / admin support.

# **CAMPHILL MILTON KEYNES COMMUNITIES LIMITED**

## **TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)**

***FOR THE YEAR ENDED 30 JUNE 2024***

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### **Plans for future periods (continued)**

#### **Objective 2 (Roles and responsibilities)**

We upskilled our staff as per our plans and recruited key managers who are well established in their roles in Facilities Management, Registered Manager and Service development / assessment Roles. House coordinators are well supported in developing first line management skills and we have been fortunate in recruiting and retaining competent and caring individuals across the organisation in both care and workshop teams.

We note that our recruitment activity is far more fluid than previously experienced as employed staff tend to be more mobile in the employment market and we are competing with retail, hospitality, and other sectors for our staff, however the annual recruitment and training of volunteers is significantly less impactful on the quality of our care and the pressure on our staff as might previously have been argued. We have strong retention levels including internal promotions: through in-house training we are pleased to have seen 23 staff members gain promotions in the past 5-years.

#### **Objective 3 (Buildings well utilised, fit for purpose and sustainable)**

This has progressed significantly due to the recruitment of a facilities manager and investment approval from trustees. Heating systems and other infrastructure such as monitoring of Health and Safety activity and preventative activity has become more systematised and effective. Monitoring and reporting of safety and welfare concerns remains reliable, and relationships with sub-contractors and consultants are more effectively monitored and maintained.

#### **Objective 4 (Ensure services are relevant, financially sustainable and of high quality)**

This continues to progress on an individual level however this has been a significant focus of our registered manager's attention during the year. We have seen a consistency of funding for residents assessed by the local authority teams and have challenged (generally but not universally successfully) where reductions have been proposed, often seeing successful increases in funding where appropriate.

We have additionally focussed on introducing new systems to administer and monitor our HR functions across the organisation, commissioning new cloud-based software systems to manage staff and volunteers. Previous work to embed E MAR (Medication management) and E Care systems now being well established.

#### **Objective 5 (Extend our reach by developing new services)**

Trustees approved our ambitions growth plans in an overarching plan that will see us double our capacity in stages (dependant on fundraising success), predominantly to meet the ongoing age-related needs of our beneficiaries. Recognising that people with learning disabilities live longer lives due to improvements in healthcare and reasonable adjustments – but also now experience age related mobility and other issues.

The overall accessible build was additionally broken down into achievable funding and build phases to sensibly manage the project and to manage the build whilst allowing our core business to continue.

Significantly, our first house was commenced in 2024 with a 2025 completion date.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

### FOR THE YEAR ENDED 30 JUNE 2024

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#### Planned activity for the coming year:

Although we have made good progress in each of our five objectives we consider them to remain entirely relevant to our onward success and sustainability.

Along with necessary improvements to infrastructure such as wayfinding, parking, and access to our land we aim to further develop our environment and resources to meet incoming and existing resident accommodation and day opportunity need and to utilise our resources to best practical and financial effect.

An overarching driver for this is to achieve and maintain sustainable balanced budget as we recognise that without this our activity will be challenging.

We aim to extend our reach to meet the needs of our local and national referrals of individuals seeking community living resources and meaningful activity whilst maintaining a high quality of care and physical resources that are well suited to the needs of those we support.

We also aim to maintain and develop our community influence, engaging positively with the general public and with the disability and related sectors to promote "Camphill Values Today". In practical terms the recognition of people as human individuals first with a place in society that is productive, respected, valued, and live with dignity (rather than the medical model of focus on needs and diagnosis).

Trustees are confident that the charity can continue to meet its liabilities as they fall due for the foreseeable future and that the accounts should be prepared on the going concern basis.

CMKC made charitable donations of £nil (2023: £nil) during the year.

#### Reserves

During the year the Board has considered the level, in line with the Charity Commission Guidelines, it should retain in its reserves. Its current policy reflects the need to maintain current operations while providing for future commitments. The Board reviews its reserves policy annually in line with recommended practice. During the year of report, Trustees re-assessed its designated funds, re-allocating to reflect known requirements. Note 21/22 sets out an analysis of the assets attributable to the various funds. These assets are sufficient to meet CMKC's obligations on a fund-by-fund basis.

The Board has considered the requirement for free reserves, being those unrestricted funds not invested in tangible fixed assets, designated for specific purposes or otherwise committed. The Board believes that this should represent three months of expenditure. At this level the Board believes it can continue the activities of CMKC in the event of a significant drop in funding until alternative sources can be identified.

As detailed in the next paragraph, Free Reserves currently represent 6.6 months expenditure and the Board aims to maintain, at least, to the target level of the Free Reserves.

As at 30 June 2024, the company's total reserves of £6,329,976 can be analysed as follows:

	£
Tied up in intangible fixed assets	nil
Tied up in buildings and other tangible assets	3,572,566
Allocated to Restricted & Designated Reserves	1,527,179
The balance being Free Reserves	1,230,231

#### Investments

In 2014, the charity invested £500,000 with an objective of long-term capital growth. These funds are managed by Rathbones Investment Management, Trustees authorising the funds be invested using the Church of England ethical model as a basis.

Global events have impacted markets over the years, but Trustees are satisfied with Rathbone's managed investment performance.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

*FOR THE YEAR ENDED 30 JUNE 2024*

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### Structure, governance and management

#### Structure

CMKC is a private company limited by guarantee and has no share capital. Membership comprises current and former Trustees, the extent of their liability as members of the company on a winding up limited to a maximum of £1 each. The company retains a wholly owned subsidiary, Camphill Contracts (Milton Keynes) Limited, the company currently dormant having ceased trading June 2008. CMKC is also registered as a charity with the Charities Commission.

The trustees, who are also the directors for the purpose of company law, and who served during the year and up to the date of signature of the financial statements were:

J Cooper

S Prosky

G Lightfoot (Chair to December 2024)

E Bradley

R Malik

J Moffoot

I Revell

E Sheldon (Chair from January 2025)

P Howard

None of the trustees has any beneficial interest in the company.

#### Governance

CMKC is governed by its Memorandum and Articles of Association, the current document being adopted by members at the Annual General Meeting on 23 April 2007. Control is exercised by the Board of Trustees consisting of individuals who have an interest in the charity's objectives be it as a resident family member and/ or the charity ethos. In addition, consideration is given to the skills and experience each Trustee can bring to the Board, the most recent Skills Audit updated in the prior year. The Board maintains an open recruitment policy and will consider appropriate and eligible applicants recommended by Trustees or Management. New Trustees undergo a selection/induction process providing insight into the role, charity ethos, finance, operations, residents and staff. This will typically involve attendance at a Trustee meeting, interview, desktop research, shadowing management and involvement in support/workshop operations.

The Board may co-opt new members between Annual General Meetings. Under article 16 the appointment of co opted trustees must be confirmed by the members at the next Annual General Meeting. Under Article 9 one-third of the members are required to retire by rotation.

Trustees to be confirmed and/or retiring by rotation at the Annual General Meeting are

Article 16: None

Article 9: G Lightfoot, E Sheldon, E Bradley

The Board meet quarterly with two sub-groups Finance, Audit & General Purposes and Build Project meeting prior to each Trustee meeting.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

*FOR THE YEAR ENDED 30 JUNE 2024*

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### Structure, governance and management (continued)

#### Management

The day-to-day management of CMKC is delegated to the Chief Executive within terms of delegation approved by Trustees. The Chief Executive is assisted by a Management Team responsible for Service Delivery, Workshops, HR, Training, Facilities, H&S and Finance. Trustees review the remuneration of all employees (including the CEO & Management team) annually considering charity finances, UK economic indicators and local government/charity sector comparatives.

#### Senior Management

Chief Executive	T Davies
Day Opportunites Manager	J Funge
HR/Training Manager	M Tudor
Facilities Manager	S Death
Registered Manager	T Bridle
Finance Manager	D Peddie (until September 2024) / M Minett (from September 2024)
Company Secretary	D Peddie (until October 2023) / J Moffoot (from October 2023)
Head of Development	L Davies

#### Volunteers

Integral to the Camphill ethos is the contribution made by volunteers to the charity's activities. The charity actively encourages volunteer support of its residents and recognises the positive impact they make. Our volunteer base is local and was impacted by Covid lockdown restrictions but we are actively promoting for new volunteers to join our community.

Trustees would like to record their gratitude to those volunteers who have contributed to the community during the year.

#### Related Party & Co-operation with other organisations

No Trustees receive remuneration or other benefit from their work with the charity. The charity updates its Related Party Transactions Register annually, note 26 to the accounts providing details to related party transactions during the year.

CMKC has a close association with Tools for Self-Reliance (Milton Keynes) ['TFSR']. A separate charity, TFSR collects old unwanted hand tools and restores them to working condition, ultimately, donating them to projects in developing countries. This activity is undertaken as a workshop within CMKC, several of our residents attending Monday to Friday. The operating agreement was re-negotiated in April 2022 whereby there is now no financial cross charging between the two charities (CMKC to TFSR 2024 nil, 2023 £nil, TFSR to CMKC 2024 nil 2023: £nil), CMKC operating the workshop using TFSR's name and equipment where appropriate.

CMKC is part of the wider Camphill Movement which has over one hundred centres worldwide, all caring for children or adults with learning disabilities and or mental health problems. CMKC is autonomous with regard to day-to-day operations and in respect of all financial matters but benefits from the wealth of experience available within the Camphill Movement as a whole. The Community is a member of the Association of Camphill Communities (AoCC), its membership comprising several Camphill Communities located within UK and Eire. This membership provides valuable networking and best practice sharing.

The charity is also a member of Wolverton Community Energy, details as above in Public Benefit.

Locally the charity attends various Local Authority and Third Sector Supplier forums in pursuit of the charity's objectives. Where appropriate, it is the intention of the charity to offer partnership & leadership to the sector via these forums.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

*FOR THE YEAR ENDED 30 JUNE 2024*

---

### Structure, governance and management (continued)

#### Fundraising

The charity's main income is derived from resident rent and local authority fees, fundraising historically a minor income stream. Two years ago, the community invested in two members of staff (Head of Development and Community Fundraiser) to support its fundraising strategy. The team have generated a robust return on this investment with a very successful year of activity.

#### Key Risks and uncertainties

The Board has assessed the major risks to which CMKC is exposed and is satisfied those systems are in place to mitigate exposure to these risks. A detailed assessment has been made of the potential risks to which the residents, co-workers and staff may be exposed to in each of the properties of CMKC, and suitable policies and procedures to minimise these risks have been put in place. These are reviewed regularly by Trustees.

CMKC maintains a Risk Register identifying various risks set against control and mitigation procedures. These cover key areas such as Charity Law, Governance, Operations, H&S, Finance and Reputation and are reviewed and agreed annually by Trustees.

#### Exemptions from disclosure

None

#### Funds held as Custodian Trustees on behalf of others

During the period of report there were no assets held.

#### Grant-making

During the year, no grant payments were made (2023: no grant payments were made).

#### Disclosure of information to auditors

Each of the directors has confirmed that there is no information of which they are aware which is relevant to the audit, but of which the auditors are unaware. They have further confirmed that they have taken appropriate steps to identify such relevant information and to establish that the auditors are aware of such information.

#### Auditor

In accordance with section 487 of the Companies Act 2006, a resolution will be submitted at the forthcoming Annual General Meeting that Myers Clark, Chartered Accountants, be re-appointed as auditors.

The trustees' report was approved by the Board of Trustees.



**J Cooper**

Trustee

Dated: 24 February 2025



**J Maffoot**

Trustee

Dated: 24 February 2025

# **CAMPBILL MILTON KEYNES COMMUNITIES LIMITED**

## **STATEMENT OF TRUSTEES' RESPONSIBILITIES**

***FOR THE YEAR ENDED 30 JUNE 2024***

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The trustees, who are also the directors of Camphill Milton Keynes Communities Limited for the purpose of company law, are responsible for preparing the Trustees' Report and the financial statements in accordance with applicable law and United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice).

Company Law requires the trustees to prepare financial statements for each financial year which 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 year.

In preparing these financial statements, the trustees are required to:

- 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 charitable company will continue in operation.

The trustees are responsible for keeping adequate accounting records that 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 Companies Act 2006. They are also responsible for safeguarding the assets of the charitable company and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## INDEPENDENT AUDITOR'S REPORT

### TO THE TRUSTEES OF CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

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#### Opinion

We have audited the financial statements of Camphill Milton Keynes Communities Limited (the 'charitable company') and its subsidiary (the 'group') for the year ended 30 June 2024 which comprise the group statement of financial activities, the group summary income and expenditure account, the group balance sheet, the company balance sheet, the group statement of cash flows and the notes to the financial statements, including significant accounting policies. The financial reporting framework that has been applied in their preparation is applicable law and United Kingdom Accounting Standards, including FRS 102 *The Financial Reporting Standard applicable in the UK and Republic of Ireland* (United Kingdom Generally Accepted Accounting Practice).

In our opinion, the financial statements:

- give a true and fair view of the state of the charitable company's and the group's affairs as at 30 June 2024 and of its incoming resources and application of resources, for the year then ended;
- have been properly prepared in accordance with United Kingdom Generally Accepted Accounting Practice; and
- have been prepared in accordance with the requirements of the Companies Act 2006.

#### Basis for opinion

We conducted our audit in accordance with International Standards on Auditing (UK) (ISAs (UK)) and applicable law. Our responsibilities under those standards are further described in the *Auditor's responsibilities for the audit of the financial statements* section of our report. We are independent of the group in accordance with the ethical requirements that are relevant to our audit of the financial statements in the UK, including the FRC's Ethical Standard, and we have fulfilled our other ethical responsibilities in accordance with these requirements. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

#### Conclusions relating to going concern

In auditing the financial statements, we have concluded that the trustees' use of the going concern basis of accounting in the preparation of the financial statements is appropriate.

Based on the work we have performed, we have not identified any material uncertainties relating to events or conditions that, individually or collectively, may cast significant doubt on the group's ability to continue as a going concern for a period of at least twelve months from when the financial statements are authorised for issue.

Our responsibilities and the responsibilities of the trustees with respect to going concern are described in the relevant sections of this report.

#### Other information

The other information comprises the information included in the annual report other than the financial statements and our auditor's report thereon. The trustees are responsible for the other information contained within the annual report. Our opinion on the financial statements does not cover the other information and we do not express any form of assurance conclusion thereon. Our responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the financial statements or our knowledge obtained in the course of the audit, or otherwise appears to be materially misstated. If we identify such material inconsistencies or apparent material misstatements, we are required to determine whether this gives rise to a material misstatement in the financial statements themselves. If, based on the work we have performed, we conclude that there is a material misstatement of this other information, we are required to report that fact.

We have nothing to report in this regard.

#### Opinions on other matters prescribed by the Companies Act 2006

In our opinion, based on the work undertaken in the course of the audit:

- the information given in the trustees' report, which includes the directors' report prepared for the purposes of company law, for the financial year for which the financial statements are prepared is consistent with the financial statements; and
- the directors' report included within the trustees' report has been prepared in accordance with applicable legal requirements.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## INDEPENDENT AUDITOR'S REPORT (CONTINUED)

### TO THE TRUSTEES OF CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

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#### **Matters on which we are required to report by exception**

In the light of the knowledge and understanding of the group and its environment obtained in the course of the audit, we have not identified material misstatements in the directors' report included within the trustees' report.

We have nothing to report in respect of the following matters in relation to which the Companies Act 2006 and Charities (Accounts and Reports) Regulations 2008 require us to report to you if, in our opinion:

- the information given in the financial statements is inconsistent in any material respect with the trustees' report; or
- sufficient accounting records have not been kept; or
- the financial statements are not in agreement with the accounting records; or
- we have not received all the information and explanations we require for our audit.

#### **Responsibilities of trustees**

As explained more fully in the statement of trustees' responsibilities, the trustees, who are also the directors of the group for the purpose of company law, are responsible for the preparation of the financial statements and for being satisfied that they give a true and fair view, and for such internal control as the trustees determine is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error. In preparing the financial statements, the trustees are responsible for assessing the group's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the trustees either intend to liquidate the charitable company or to cease operations, or have no realistic alternative but to do so.

#### **Auditor's responsibilities for the audit of the financial statements**

We have been appointed as auditor under section 144 of the Charities Act 2011 and report in accordance with the Act and relevant regulations made or having effect thereunder.

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not a guarantee that an audit conducted in accordance with ISAs (UK) will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statements.

The extent to which our procedures are capable of detecting irregularities, including fraud, is detailed below.

#### **The extent to which the audit was considered capable of detecting irregularities including fraud**

In identifying and assessing the risks of material misstatement in respect of irregularities, including fraud and non-compliance with laws and regulations, we considered the following;

- The nature of the industry and sector, control environment and business performance including the design of the remuneration policies, key drivers for trustee remuneration, bonus levels and performance targets;
- results of our enquiries of Management about their own identification and assessment of the risks of irregularities;
- any matters we identified having obtained and review the charitable company's documentation of their policies and procedures relating to;
  
- identifying, evaluating and complying with laws and regulation and whether they were aware of any instances of non-compliance;
  - detecting and responding to the risks of fraud and whether they have knowledge of any actual, suspected or alleged fraud;
  - the internal controls established to mitigate risks of fraud or non-compliance with laws and regulations;
  
- the matters discussed among the audit engagement team regarding how and where fraud might occur in the financial statements and any potential indicators of fraud.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## INDEPENDENT AUDITOR'S REPORT (CONTINUED)

### TO THE TRUSTEES OF CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

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As a result of these procedures, we considered the opportunities and incentives that may exist within the organisation for fraud. In common with all audits under ISAs (UK), we are also required to perform specific procedures to respond to the risk of management override.

We also obtained an understanding of the legal and regulatory frameworks that the charitable company operates in, focusing on provisions of those laws and regulations that had a direct effect on the determination of material amounts and disclosures in the financial statements. The key laws and regulations we considered in this context included the UK Companies Act.

In addition, we considered provisions of other laws and regulations that do not have a direct effect on the financial statements but compliance with which may be fundamental to the company's ability to operate or to avoid a material penalty. These included Employment law.

#### **Audit response to risks identified**

To address the risk of fraud through management bias and override of controls, we:

- performed analytical procedures to identify any unusual or unexpected relationships;
- tested journal entries to identify unusual transactions;
- assessed whether judgements and assumptions made in determining the accounting estimates were indicative of potential bias; and
- investigated the rationale behind significant or unusual transactions.

In response to the risk of irregularities and non-compliance with laws and regulations, we designed procedures which included, but were not limited to:

- agreeing financial statement disclosures to underlying supporting documentation;
- reading the minutes of meetings of those charged with governance; and
- enquiring of management as to actual and potential litigation and claims.


There are inherent limitations in our audit procedures described above. The more removed that laws and regulations are from financial transactions, the less likely it is that we would become aware of non-compliance. Auditing standards also limit the audit procedures required to identify non-compliance with laws and regulations to enquiry of the directors and other management and the inspection of regulatory and legal correspondence, if any.

Material misstatements that arise due to fraud can be harder to detect than those that arise from error as they may involve deliberate concealment or collusion.

A further description of our responsibilities is available on the Financial Reporting Council's website at: <https://www.frc.org.uk/auditorsresponsibilities>. This description forms part of our auditor's report.

#### **Use of our report**

This report is made solely to the charitable company's members, as a body, in accordance with Chapter 3 of Part 16 of the Companies Act 2006 and part 4 of the Charities (Accounts and Reports) Regulations 2008. Our audit work has been undertaken so that we might state to the charity's trustees those matters we are required to state to them in an auditors' 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 charity and the charity's trustees as a body, for our audit work, for this report, or for the opinions we have formed.



Myers Clark

3 March 2025

**Chartered Accountants  
Statutory Auditor**

Egale 1  
80 St Albans Road  
Watford  
Hertfordshire  
WD17 1DL

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## CONSOLIDATED STATEMENT OF FINANCIAL ACTIVITIES INCLUDING INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 30 JUNE 2024

	Notes	Unrestricted funds £	Restricted funds £	Total 2024 £	Total 2023 £
<b><u>Income and endowments from:</u></b>					
Donations and legacies	3	164,971	254,613	419,584	380,386
Charitable activities	4	4,684,089	-	4,684,089	3,849,397
Investments	5	59,547	-	59,547	29,846
Other income	6	40,717	-	40,717	380,946
<b>Total income</b>		<u>4,949,324</u>	<u>254,613</u>	<u>5,203,937</u>	<u>4,640,575</u>
<b><u>Expenditure on:</u></b>					
Raising funds	7	255,966	-	255,966	108,723
Charitable activities	8	4,250,618	13,670	4,264,288	3,463,422
<b>Total resources expended</b>		<u>4,506,584</u>	<u>13,670</u>	<u>4,520,254</u>	<u>3,572,145</u>
Net gains/(losses) on investments	14	45,450	-	45,450	12,746
<b>Net movement in funds</b>		<u>488,190</u>	<u>240,943</u>	<u>729,133</u>	<u>1,081,176</u>
Fund balances at 1 July 2023		<u>5,217,780</u>	<u>383,063</u>	<u>5,600,843</u>	<u>4,519,667</u>
<b>Fund balances at 30 June 2024</b>		<u><u>5,705,970</u></u>	<u><u>624,006</u></u>	<u><u>6,329,976</u></u>	<u><u>5,600,843</u></u>

The statement of financial activities includes all gains and losses recognised in the year.

The statement of financial activities includes all gains and losses recognised in the year. All income and expenditure derive from continuing activities.

The statement of financial activities also complies with the requirements for an income and expenditure account under the Companies Act 2006.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## CONSOLIDATED STATEMENT OF FINANCIAL ACTIVITIES (CONTINUED) INCLUDING INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 30 JUNE 2024

### Consolidated Statement of Financial Activities - Prior Year Detail

	Unrestricted funds £	Restricted funds £	Total 2023 £
<b><u>Income and endowments from:</u></b>			
Donations and legacies	119,872	260,514	380,386
Charitable activities	3,849,397	-	3,849,397
Investments	29,846	-	29,846
Other income	380,946	-	380,946
	<hr/>	<hr/>	<hr/>
<b>Total income</b>	4,380,061	260,514	4,640,575
	<hr/>	<hr/>	<hr/>
<b><u>Expenditure on:</u></b>			
Raising funds	108,723	-	108,723
Charitable activities	3,457,992	5,430	3,463,422
	<hr/>	<hr/>	<hr/>
<b>Total resources expended</b>	3,566,715	5,430	3,572,145
	<hr/>	<hr/>	<hr/>
Net gains on investments	12,746	-	12,746
	<hr/>	<hr/>	<hr/>
<b>Net movement in funds</b>	826,092	255,084	1,081,176
	<hr/>	<hr/>	<hr/>
Fund balances at 1 July 2022	4,391,688	127,979	4,519,667
	<hr/>	<hr/>	<hr/>
<b>Fund balances at 30 June 2023</b>	5,217,780	383,063	5,600,843
	<hr/> <hr/>	<hr/> <hr/>	<hr/> <hr/>

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## CONSOLIDATED SUMMARY INCOME AND EXPENDITURE ACCOUNT FOR THE YEAR ENDED 30 JUNE 2024

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	<b>All income funds</b>	<b>All income funds</b>
	<b>2024</b>	<b>2023</b>
	<b>£</b>	<b>£</b>
Gross income	5,203,937	4,640,575
Gains on investments	45,450	12,746
	<hr/>	<hr/>
Total income in the reporting period	5,249,387	4,653,321
Total expenditure from income funds	(4,520,254)	(3,572,145)
	<hr/>	<hr/>
Net income for the year	729,133	1,081,176
	<hr/> <hr/>	<hr/> <hr/>

### STATEMENT OF RECOGNISED GAINS AND LOSSES

Net income/(expenditure) for the year	683,683	1,068,430
Unrealised (losses)/gains on investment assets held by income funds	45,450	12,746
	<hr/>	<hr/>
	729,133	1,081,176
	<hr/> <hr/>	<hr/> <hr/>

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## CONSOLIDATED BALANCE SHEET

AS AT 30 JUNE 2024

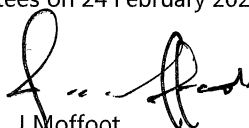
	Notes	£	2024 £	£	2023 £
<b>Fixed assets</b>					
Tangible assets	15		3,572,566		2,724,563
Investments	17		568,262		515,727
			<u>4,140,828</u>		<u>3,240,290</u>
<b>Current assets</b>					
Stocks	16	1,000		1,000	
Debtors	18	743,382		225,708	
Cash at bank and in hand		2,141,193		2,519,704	
		<u>2,885,575</u>		<u>2,746,412</u>	
<b>Creditors: amounts falling due within one year</b>	19	(696,427)		(385,859)	
Net current assets			<u>2,189,148</u>		<u>2,360,553</u>
<b>Total assets less current liabilities</b>			<u><u>6,329,976</u></u>		<u><u>5,600,843</u></u>
<b>Income funds</b>					
Restricted funds	21		624,006		383,063
Unrestricted funds	22		5,705,970		5,217,780
			<u>6,329,976</u>		<u>5,600,843</u>

The directors acknowledge their responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of financial statements.

The financial statements were approved by the Trustees on 24 February 2025



J Cooper  
Trustee



J Moffoot  
Trustee

Company Registration No. 01589898

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## COMPANY BALANCE SHEET

AS AT 30 JUNE 2024

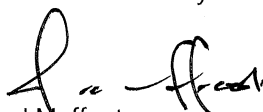
	Notes	£	2024 £	£	2023 £
<b>Fixed assets</b>					
Tangible assets	15		3,572,566		2,724,563
Investments	17		568,262		515,727
Investments in subsidiary			2		2
			<u>4,140,830</u>		<u>3,240,292</u>
<b>Current assets</b>					
Stocks	16	1,000		1,000	
Debtors	18	743,382		225,708	
Cash at bank and in hand		2,141,193		2,519,704	
		<u>2,885,575</u>		<u>2,746,412</u>	
<b>Creditors: amounts falling due within one year</b>	19	(696,429)		(385,861)	
Net current assets			<u>2,189,146</u>		<u>2,360,551</u>
<b>Total assets less current liabilities</b>			<u><u>6,329,976</u></u>		<u><u>5,600,843</u></u>
<b>Income funds</b>					
Restricted funds	21		624,006		383,063
Unrestricted funds	22		5,705,970		5,217,780
			<u>6,329,976</u>		<u>5,600,843</u>

The directors acknowledge their responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of financial statements.

The financial statements were approved by the Trustees on 24 February 2025



J Cooper  
Trustee



J Moffoot  
Trustee

Company Registration No. 01589898

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## CONSOLIDATED STATEMENT OF CASH FLOWS

FOR THE YEAR ENDED 30 JUNE 2024

	Notes	2024		2023	
		£	£	£	£
<b>Cash flows from operating activities</b>					
Cash generated from operations	29		726,885		947,175
<b>Investing activities</b>					
Purchase of tangible fixed assets		(1,159,367)		(590,129)	
Proceeds from disposal of tangible fixed assets		168		569,270	
Cash withdrawals from investment portfolio		-		50,774	
Payment of investment manager fees		(5,744)		(5,809)	
Investment income received		59,547		29,846	
<b>Net cash (used in)/generated from investing activities</b>			(1,105,396)		53,952
<b>Net cash used in financing activities</b>			-		-
<b>Net (decrease)/increase in cash and cash equivalents</b>			(378,511)		1,001,127
Cash and cash equivalents at beginning of year			2,519,704		1,518,577
<b>Cash and cash equivalents at end of year</b>			<u>2,141,193</u>		<u>2,519,704</u>

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS

*FOR THE YEAR ENDED 30 JUNE 2024*

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### 1 Accounting policies

#### Charity information

Camphill Milton Keynes Communities Limited is a private company limited by guarantee incorporated in England and Wales. The registered office is Japonica Lane, Willen Park South, Milton Keynes, Buckinghamshire, MK15 9JY.

#### 1.1 Accounting convention

The financial statements have been prepared in accordance with the charitable company's memorandum and articles of association, the Companies Act 2006, FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" ("FRS 102") and the Charities SORP "Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102)" (effective 1 January 2019).

The charitable company is a Public Benefit Entity as defined by FRS 102.

The financial statements are prepared in sterling, which is the functional currency of the charitable company. Monetary amounts in these financial statements are rounded to the nearest £.

The financial statements have been prepared under the historical cost convention, modified to include the revaluation of freehold properties and to include investment properties and certain financial instruments at fair value. The principal accounting policies adopted are set out below.

#### 1.2 Going concern

At the time of approving the financial statements, the trustees have a reasonable expectation that the charitable company has adequate resources to continue in operational existence for the foreseeable future. Thus the trustees continue to adopt the going concern basis of accounting in preparing the financial statements.

#### 1.3 Charitable funds

Unrestricted funds are available for use at the discretion of the trustees in furtherance of their charitable objectives.

Restricted funds are subject to specific conditions by donors or grantors as to how they may be used. The purposes and uses of the restricted funds are set out in the notes to the financial statements.

#### 1.4 Income

Income is recognised when the charitable company is legally entitled to it after any performance conditions have been met, the amounts can be measured reliably, and it is probable that income will be received.

Cash donations are recognised on receipt. Other donations are recognised once the charitable company has been notified of the donation, unless performance conditions require deferral of the amount. Income tax recoverable in relation to donations received under Gift Aid or deeds of covenant is recognised at the time of the donation.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

**FOR THE YEAR ENDED 30 JUNE 2024**

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### 1 Accounting policies

(Continued)

#### 1.5 Expenditure

Expenditure is recognised once there is a legal or constructive obligation to transfer economic benefit to a third party, it is probable that a transfer of economic benefits will be required in settlement, and the amount of the obligation can be measured reliably.

Governance costs: These include the cost of governance arrangements which relate to the general running of the company, as opposed to the direct management functions inherent in its charitable activities, plus a share of support costs. Directly attributable costs include costs such as external audit and costs associated with statutory requirements.

Support costs: These are costs that are not in themselves direct activity costs but enable the delivery of these activities. Support costs are allocated to direct activity costs on the basis that the activity utilises these costs.

#### 1.6 Tangible fixed assets

Tangible fixed assets are initially measured at cost and subsequently measured at cost or valuation, net of depreciation and any impairment losses.

Depreciation is recognised so as to write off the cost or valuation of assets less their residual values over their useful lives on the following bases:

Freehold property	2% straight line
Leasehold land and buildings	113 years
Building improvements	15 years
Garden & workshop	25% straight line
Fixtures, fittings & equipment	25% straight line
Motor vehicles	25% straight line
Freehold property - Car park	7 years

The gain or loss arising on the disposal of an asset is determined as the difference between the sale proceeds and the carrying value of the asset, and is recognised in the statement of financial activities.

#### Assets under construction

Assets under construction are accounted for at cost based on the value of the contractors valuation certificates and other direct costs for construction incurred to date. These are recognised as 'Assets under construction' at the date of the certificates or when the cost is incurred.

Assets under construction include the following costs:

- Building works including labour, materials, transportation
- Legal Fees from solicitors
- Architect fees
- Planning fees

Costs recorded as 'Assets under construction' are not depreciated until the asset is brought into use.

#### Conversion to depreciable fixed asset

Assets under construction should be recognized as an asset when it is available for use ie when it is in the condition necessary for it to be capable of operating in the manner intended by management.

In the case of properties for Camphill, this is the point at which the building can be used for residents. It does not mean that residents will immediately be in the property but that the building is in a fit state to house residents.

Once the asset comes into use, the cost will be assigned to the appropriate fixed asset category and depreciated in line with the charity depreciation policy.

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# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2024

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### 1 Accounting policies

(Continued)

#### 1.7 Fixed asset investments

Fixed asset investments are initially measured at transaction price excluding transaction costs, and are subsequently measured at fair value at each reporting date. Changes in fair value are recognised in net income/(expenditure) for the year. Transaction costs are expensed as incurred.

#### 1.8 Impairment of fixed assets

At each reporting end date, the charitable company reviews the carrying amounts of its tangible assets to determine whether there is any indication that those assets have suffered an impairment loss. If any such indication exists, the recoverable amount of the asset is estimated in order to determine the extent of the impairment loss (if any).

#### 1.9 Stocks

Stocks are stated at the lower of cost and estimated selling price less costs to complete and sell. Cost comprises direct materials and, where applicable, direct labour costs and those overheads that have been incurred in bringing the stocks to their present location and condition. Items held for distribution at no or nominal consideration are measured the lower of replacement cost and cost.

#### 1.10 Cash and cash equivalents

Cash and cash equivalents include cash in hand, deposits held at call with banks, other short-term liquid investments with original maturities of three months or less, and bank overdrafts. Bank overdrafts are shown within borrowings in current liabilities.

#### 1.11 Financial instruments

The charitable company has elected to apply the provisions of Section 11 'Basic Financial Instruments' and Section 12 'Other Financial Instruments Issues' of FRS 102 to all of its financial instruments.

Financial instruments are recognised in the charitable company's balance sheet when the charitable company becomes party to the contractual provisions of the instrument.

Financial assets and liabilities are offset, with the net amounts presented in the financial statements, when there is a legally enforceable right to set off the recognised amounts and there is an intention to settle on a net basis or to realise the asset and settle the liability simultaneously.

##### **Basic financial assets**

Basic financial assets, which include debtors and cash and bank balances, are initially measured at transaction price including transaction costs and are subsequently carried at amortised cost using the effective interest method unless the arrangement constitutes a financing transaction, where the transaction is measured at the present value of the future receipts discounted at a market rate of interest. Financial assets classified as receivable within one year are not amortised.

##### **Basic financial liabilities**

Basic financial liabilities, including creditors and bank loans are initially recognised at transaction price unless the arrangement constitutes a financing transaction, where the debt instrument is measured at the present value of the future payments discounted at a market rate of interest. Financial liabilities classified as payable within one year are not amortised.

Debt instruments are subsequently carried at amortised cost, using the effective interest rate method.

Trade creditors are obligations to pay for goods or services that have been acquired in the ordinary course of operations from suppliers. Amounts payable are classified as current liabilities if payment is due within one year or less. If not, they are presented as non-current liabilities. Trade creditors are recognised initially at transaction price and subsequently measured at amortised cost using the effective interest method.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2024

### 1 Accounting policies

(Continued)

#### *Derecognition of financial liabilities*

Financial liabilities are derecognised when the charitable company's contractual obligations expire or are discharged or cancelled.

#### 1.12 Employee benefits

The cost of any unused holiday entitlement is recognised in the period in which the employee's services are received.

Termination benefits are recognised immediately as an expense when the charitable company is demonstrably committed to terminate the employment of an employee or to provide termination benefits.

### 2 Critical accounting estimates and judgements

In the application of the charitable company's accounting policies, the trustees are required to make judgements, estimates and assumptions about the carrying amount of assets and liabilities that are not readily apparent from other sources. The estimates and associated assumptions are based on historical experience and other factors that are considered to be relevant. Actual results may differ from these estimates.

The estimates and underlying assumptions are reviewed on an ongoing basis. Revisions to accounting estimates are recognised in the period in which the estimate is revised where the revision affects only that period, or in the period of the revision and future periods where the revision affects both current and future periods.

### 3 Donations and legacies

	<b>Unrestricted funds 2024 £</b>	<b>Restricted funds 2024 £</b>	<b>Total 2024 £</b>	<b>Unrestricted funds 2023 £</b>	<b>Restricted funds 2023 £</b>	<b>Total 2023 £</b>
Donations and gifts	158,813	254,613	413,426	109,083	260,514	369,597
Legacies receivable	6,158	-	6,158	10,789	-	10,789
	<u>164,971</u>	<u>254,613</u>	<u>419,584</u>	<u>119,872</u>	<u>260,514</u>	<u>380,386</u>

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

**FOR THE YEAR ENDED 30 JUNE 2024**

### 4 Charitable activities

	Fees and contributions	Café and workshop income	Community Theatre & Hall	Total 2024	Total 2023
	£	£	£	£	£
Income from charitable activities	4,394,439	171,832	117,818	4,684,089	3,849,397
	<u>4,394,439</u>	<u>171,832</u>	<u>117,818</u>	<u>4,684,089</u>	<u>3,849,397</u>

#### Charitable Activities - Prior Year Detail

Income from charitable activities	3,619,180	124,885	105,332	3,849,397
	<u>3,619,180</u>	<u>124,885</u>	<u>105,332</u>	<u>3,849,397</u>

### 5 Investments

	2024	2023
	£	£
Income from listed investments	12,829	13,892
Interest receivable	46,718	15,954
	<u>59,547</u>	<u>29,846</u>

All the company's investment income arises from assets held in the UK.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2024

### 6 Other income

	2024	2023
	£	£
Net gain on disposal of tangible fixed assets	-	352,250
Other income	40,717	28,696
	<u>40,717</u>	<u>380,946</u>

### 7 Raising funds

	Unrestricted funds	Unrestricted funds
	2024	2023
	£	£
Net loss on disposal of assets under construction	141,067	-
Other fundraising costs	7,596	15,538
Staff costs	101,559	87,376
	<u>250,222</u>	<u>102,914</u>
Fundraising and publicity	250,222	102,914
Investment management	5,744	5,809
	<u>255,966</u>	<u>108,723</u>

The net loss on disposal of assets under construction relates to the write off of costs associated with the Willen Phase 1 build project, where planning permission has now expired and will need to be re-applied for, along with incurring new costs to be able to continue this project.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2024

### 8 Charitable activities

	Community	Café & workshop	Community Theatre & Hall	Total 2024	Total 2023
	£	£	£	£	£
Staff costs	82,376	563,100	10,363	655,839	608,265
Depreciation	165,937	1,610	-	167,547	137,460
Bank charges	130	-	-	130	2,416
Community expenses	278,127	-	-	278,127	254,388
Consumables	-	94,990	5,369	100,359	64,121
Insurance	37,580	-	-	37,580	41,991
Motor and travel	53,761	-	-	53,761	60,350
Rent, rates, light and heat	231,413	-	-	231,413	137,087
Repairs and renewals	38,657	7,639	4,334	50,630	51,134
Social and education	4,971	-	-	4,971	4,015
Miscellaneous	-	941	-	941	612
Theatre performance costs	-	-	51,520	51,520	39,205
Loss on disposal of fixed assets	2,582	-	-	2,582	-
	<u>895,534</u>	<u>668,280</u>	<u>71,586</u>	<u>1,635,400</u>	<u>1,401,044</u>
Share of support costs (see note 10)	1,439,561	1,074,254	115,073	2,628,888	2,062,378
	<u>2,335,095</u>	<u>1,742,534</u>	<u>186,659</u>	<u>4,264,288</u>	<u>3,463,422</u>
<b>Analysis by fund</b>					
Unrestricted funds	2,328,012	1,735,947	186,659	4,250,618	
Restricted funds	7,083	6,587	-	13,670	
	<u>2,335,095</u>	<u>1,742,534</u>	<u>186,659</u>	<u>4,264,288</u>	

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2024

### 8 Charitable activities

(Continued)

#### Charitable Activities - Prior Year Comparatives

	Community	Café & workshop	Community Theatre & Hall	Total 2023
	£	£	£	£
Staff costs	66,644	529,582	12,039	608,265
Depreciation	137,004	456	-	137,460
Bank charges	2,416	-	-	2,416
Community expenses	254,388	-	-	254,388
Consumables	-	62,851	1,270	64,121
Workshop fee - TfSR	-	-	-	-
Insurance	41,991	-	-	41,991
Motor and travel	57,312	-	3,038	60,350
Rent, rates, light and heat	137,087	-	-	137,087
Repairs and renewals	27,650	11,026	12,458	51,134
Social and education	4,015	-	-	4,015
Miscellaneous	-	612	-	612
Theatre performance costs	-	-	39,205	39,205
	<u>728,507</u>	<u>604,527</u>	<u>68,010</u>	<u>1,401,044</u>
Share of support costs (see note 10)	1,077,405	885,368	99,605	2,062,378
	<u>1,805,912</u>	<u>1,489,895</u>	<u>167,615</u>	<u>3,463,422</u>
<b>Analysis by fund</b>				
Unrestricted funds	1,800,482	1,489,895	167,615	3,457,992
Restricted funds	5,430	6,587	-	5,430
	<u>1,805,912</u>	<u>1,489,895</u>	<u>167,615</u>	<u>3,463,422</u>

### 9 Trustees

The Board of Trustees are directors for Companies Act purposes and trustees for Charities Act purposes.

Trustees attend quarterly Board meetings plus ad hoc sub-committee and Community meetings.

Non-resident members of the Board are able to claim travel expenses for attending meetings.

None of the trustees (or any persons connected with them) received any remuneration from the charitable company during the year. No travel expenses (2023: nil) were claimed by any Trustees (2023: nil) for the year.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

**FOR THE YEAR ENDED 30 JUNE 2024**

### 10 Support & governance costs

	Type	2024 £	2023 £
Staff costs	Supp	2,380,295	1,878,451
Postage and stationery	Supp	5,668	6,112
HR, IT, Telecom, Sundry	Supp	184,741	135,306
Telephone	Supp	31,673	27,029
Accountancy services	Supp	12,171	-
Audit	Gov'n	14,340	15,480
		<u>2,628,888</u>	<u>2,062,378</u>
Analysis by fund:			
Unrestricted funds		<u>2,628,888</u>	<u>2,062,378</u>

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

**FOR THE YEAR ENDED 30 JUNE 2024**

### 11 Employees

#### Number of employees

The average monthly head count was 122 staff (2023: 115 staff):

	<b>2024</b>	<b>2023</b>
	<b>Number</b>	<b>Number</b>
Office and management	9	10
Maintenance, Care & Support and other	113	105
	<u>122</u>	<u>115</u>

The average monthly number of full-time equivalent employees (including casual and part-time staff) during the year was:

88	104
<u>88</u>	<u>104</u>

#### Employment costs

	<b>2024</b>	<b>2023</b>
	<b>£</b>	<b>£</b>
Wages and salaries	2,793,474	2,279,980
Social security costs	233,202	190,916
Defined contribution pension scheme	83,606	71,938
	<u>3,110,282</u>	<u>2,542,834</u>

	<b>2024</b>	<b>2023</b>
	<b>£</b>	<b>£</b>
Included within wages & salaries above are Senior Management remuneration amounting to	418,668	446,078
	<u>418,668</u>	<u>446,078</u>

Senior Management remuneration includes gross salary, employers NI and pension contributions.

The number of employees whose annual remuneration (including benefits in kind) was £60,000 or more were:

	<b>2024</b>	<b>2023</b>
	<b>Number</b>	<b>Number</b>
£60,000 - £70,000	1	-
£80,000 - £90,000	1	1

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2024

### 11 Employees

(Continued)

#### Payments and benefits

The following community expenses, in addition to living accommodation and other daily essentials, relating to all senior co-workers are included in community expenditure.

	<b>Total 2024</b>	<b>Total 2023</b>
	<b>£</b>	<b>£</b>
Other miscellaneous expenses	6,936	9,847
	<u>6,936</u>	<u>9,847</u>

### 12 Taxation

The charity is exempt from taxation on its activities because all its income is applied for charitable purposes.

### 13 Movement in total funds for the year

	<b>2024</b>	<b>2023</b>
	<b>£</b>	<b>£</b>
This is stated after charging:		
Auditors' remuneration		
- Audit	14,340	15,480
- Accountancy services	12,171	-
Depreciation	167,547	137,460
	<u>193,058</u>	<u>152,940</u>
Net movement in funds		
Dealt with in the accounts of the charitable company	729,133	1,081,176
	<u>729,133</u>	<u>1,081,176</u>

### 14 Net gains/(losses) on investments

	<b>2024</b>	<b>2023</b>
	<b>£</b>	<b>£</b>
Revaluation of investments	45,450	12,746
	<u>45,450</u>	<u>12,746</u>

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

### FOR THE YEAR ENDED 30 JUNE 2024

15 Tangible fixed assets	Freehold Leasehold land property and buildings improvements		Building improvements		Assets under construction		Garden & workshop		Fixtures, fittings & equipment		Motor vehicles		Total	
	£	£	£	£	£	£	£	£	£	£	£	£	£	£
<b>Cost</b>														
At 1 July 2023	2,761,480	217,801	317,552	870,428	18,317	905,228	97,951	5,188,757						
Additions	-	-	22,731	1,110,740	4,615	21,281	-	1,159,367						
Disposals	-	-	-	(141,067)	-	-	(5,500)	(146,567)						
Transfers	149,194	-	-	(149,194)	-	-	-	-						
At 30 June 2024	2,910,674	217,801	340,283	1,690,907	22,932	926,509	92,451	6,201,557						
<b>Depreciation and impairment</b>														
At 1 July 2023	1,327,278	5,691	231,961	-	17,404	795,087	86,773	2,464,194						
Depreciation charged in the year	75,386	1,928	23,056	-	1,610	58,989	6,578	167,547						
Eliminated in respect of disposals	-	-	-	-	-	-	(2,750)	(2,750)						
At 30 June 2024	1,402,664	7,619	255,017	-	19,014	854,076	90,601	2,628,991						
<b>Carrying amount</b>														
At 30 June 2024	1,508,010	210,182	85,266	1,690,907	3,918	72,433	1,850	3,572,566						
At 30 June 2023	1,434,202	212,110	85,591	870,428	913	110,141	11,178	2,724,563						

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2024

### 16 Stocks

	2024	2023
	£	£
Raw materials and consumables	1,000	1,000

### 17 Fixed asset investments

	2024	2023
	Listed	Listed
	investments	investments
	£	£
<b>Cost or valuation</b>		
Market value at 1 July 2023	515,727	544,898
Management costs	(5,744)	(5,809)
Income re-invested/(withdrawn)	12,829	(36,108)
Net gains/(losses) on investments	45,450	12,746

Market value at 30 June 2024	568,262	515,727
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Historical cost	466,560	454,697
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The following holdings comprise more than 5% of the investment portfolio:

Findlay Park Funds - American Fund Unhedged	42,580	35,520
SPDR Series Trust	68,213	54,809
UK Conventional Government Bonds - 7/8% Green Gilt 31/07/2033	39,903	37,892
Edgewood L Select Fund	44,147	25,851

	2024	2023
	£	£
Investments at fair value comprise:		
Investments held within the UK	271,927	306,299
Investments held outside the UK	296,335	209,428
	568,262	515,727

### 18 Debtors

#### Company and Group

	2024	2023
	£	£
<b>Amounts falling due within one year:</b>		
Trade debtors	243,203	111,323
Other debtors	461,504	80,167
Prepayments and accrued income	38,675	34,218
	743,382	225,708

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2024

### 19 Creditors: amounts falling due within one year

	Notes	Group 2024 £	Company 2024 £	Group 2023 £	Company 2023 £
Other taxation and social security		72,260	72,260	59,958	59,958
Deferred income	20	58,691	58,691	74,030	74,030
Trade creditors		417,575	417,575	75,474	75,474
Amounts due to subsidiary undertakings		-	2	-	2
Other creditors		97,992	97,992	92,160	92,160
Accruals and deferred income		49,909	49,909	84,237	84,237
		<u>696,427</u>	<u>696,429</u>	<u>385,859</u>	<u>385,861</u>

### 20 Deferred income

Deferred income relates to the Community theatre (invoiced hire with a booking date after year end).  
The movement for the year is as follows:

	2024 £	2023 £
Balance held 1 July	74,030	31,428
Invoiced during the year	101,979	141,386
Released to SoFA during the year	(117,318)	(98,784)
Balance held 30 June	<u>58,691</u>	<u>74,030</u>

The balance at year end relates to bookings that will be released within six months of the year end.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

**FOR THE YEAR ENDED 30 JUNE 2024**

### 21 Restricted funds

The restricted funds of the charitable company comprise the unexpended balances of donations and grants held on trust subject to specific conditions by donors as to how they may be used.

	Balance at 1 July 2023	Movement in funds		Balance at 30 June 2024
		Income & gains	Expenditure	
	£	£	£	£
Elder Care Project	32,263	-	-	32,263
The Mark Skinner Fund	95,716	-	-	95,716
Capital Development Project	220,000	250,000	-	470,000
Other Restricted Grants	35,084	4,613	(13,670)	26,027
<b>Total restricted funds</b>	<b>383,063</b>	<b>254,613</b>	<b>(13,670)</b>	<b>624,006</b>

Elder Care Project - the care and support of an ageing resident population is a central strategic issue for the Community impacting service delivery, staffing & facilities. The charity is grateful for this donation to assist fund the project.

The Mark Skinner Fund – to provide funding for members of the community to engage in activities they may not be able to due to their financial circumstance. The charity is grateful for this legacy from our founding resident.

Capital Development Project - funding received from the below donors towards the redevelopment project being undertaken by the charitable company.

- Garfield Weston - £200,000 (received in 2023)
- Anson Charitable Trust - £20,000 (received in 2023)
- The Edward Gosling Foundation - £100,000
- The Wolfson Foundation - £100,000
- Bernard Sunley Foundation - £40,000
- The 29th May 1961 Charitable Trust - £10,000

Other Restricted Funds - various grants and donations received for specific purposes in relation to improvements in the Community.

#### Restricted funds - Prior Year Detail

	Balance at 1 July 2022	Movement in funds		Balance at 30 June 2023
		Income & gains	Expenditure	
	£	£	£	£
Elder Care Project	32,263	-	-	32,263
The Mark Skinner Fund	95,716	-	-	95,716
Capital Development Project	-	220,000	-	220,000
Other Restricted Grants	-	40,514	(5,430)	35,084
<b>Total restricted funds</b>	<b>127,979</b>	<b>260,514</b>	<b>(5,430)</b>	<b>383,063</b>

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

**FOR THE YEAR ENDED 30 JUNE 2024**

### 22 Unrestricted funds

The unrestricted funds of the charitable company comprise the unexpended balances of donations and grants which are not subject to specific conditions by donors and grantors as to how they may be used. These include designated funds which have been set aside out of unrestricted funds by the trustees for specific purposes.

	Movement in funds					Balance at 30 June 2024 £
	Balance at 1 July 2023 £	Income £	Expenditure £	Transfers £	Gains and losses £	
<b>Designated funds</b>						
Co-worker Fund	101,471	-	-	-	-	101,471
Revaluation Reserve	61,030	-	-	(4,778)	45,450	101,702
Build Project	700,000	-	-	-	-	700,000
<b>General unrestricted funds</b>	4,355,279	4,949,324	(4,506,584)	4,778	-	4,802,797
<b>Total unrestricted funds</b>	<u>5,217,780</u>	<u>4,949,324</u>	<u>(4,506,584)</u>	<u>-</u>	<u>45,450</u>	<u>5,705,970</u>

#### Purpose of Designated Funds

Co-Worker fund (formerly the Social Fund) - to provide financial support for long serving voluntary co-workers on retirement and/or leaving the Community together with other deserving social needs consistent with the aims and objectives of the Camphill Movement.

Revaluation Reserve - the accumulated value of unrealised gains of the charitable company's investments.

Build Fund - to contribute to the ongoing build project.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2024

### 22 Unrestricted funds

(Continued)

#### Unrestricted funds - Prior Year Detail

	Balance at 1 July 2022	Movement in funds			Gains and losses	Balance at 30 June 2023
		Income	Expenditure	Transfers		
	£	£	£	£	£	£
<b>Designated funds</b>						
Co-worker Fund	101,471	-	-	-	-	101,471
Revaluation Reserve	63,997	-	-	(15,713)	12,746	61,030
Build Project	700,000	-	-	-	-	700,000
<b>General unrestricted funds</b>	3,526,220	4,380,061	(3,566,715)	15,713	-	4,355,279
<b>Total unrestricted funds</b>	4,391,688	4,380,061	(3,566,715)	-	12,746	5,217,780

### 23 Analysis of net assets between funds

	Unrestricted funds	Restricted funds	Total
	£	£	£
Fund balances at 30 June 2024 are represented by:			
Tangible assets	3,572,566	-	3,572,566
Investments	568,262	-	568,262
Current assets/(liabilities)	1,565,142	624,006	2,189,148
	5,705,970	624,006	6,329,976

#### Analysis of net assets between funds - Prior Year Detail

	Unrestricted funds	Restricted funds	Total
	£	£	£
Fund balances at 30 June 2023 are represented by:			
Tangible assets	2,724,563	-	2,724,563
Investments	515,727	-	515,727
Current assets/(liabilities)	1,977,490	383,063	2,360,553
	5,217,780	383,063	5,600,843

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

### FOR THE YEAR ENDED 30 JUNE 2024

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#### 24 Operating lease commitments - Group and Company

At the reporting end date the charitable company had outstanding commitments for future minimum lease payments under non-cancellable operating leases, which fall due as follows:

	2024	2023
	£	£
Within one year	20,400	-
Between two and five years	75,820	-
	<u>96,220</u>	<u>-</u>

The amounts recognised as an expense during the year in respect of operating lease arrangements was £5,780 (2023 - £9,130).

#### 25 Capital commitments

As at 30 June 2024, the charitable company had outstanding contractual commitments with Watson & Cox Ltd totalling £2,016,109 (2023: nil).

As at 30 June 2024, the charitable company had outstanding contractual commitments with Stellar Building Consultancy Ltd totalling £31,740 (2023: £80,640).

As at 30 June 2024, the charitable company had outstanding contractual commitments with Devonshire Architects totalling £53,162 (2023: nil).

The above contracts have been entered into in relation to the redevelopment project being undertaken by the charitable company for which planning permission has been received, with amounts capitalised shown within assets under construction.

The charitable company is funding these commitments through a combination of designated reserves, restricted grants received for capital expenditure, and external borrowings.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

### FOR THE YEAR ENDED 30 JUNE 2024

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#### 26 Related party transactions

##### Transactions with related parties

During the year the charitable company entered into the following transactions with related parties:

(1) CMKC Chief Executive Officer, Tim Davies is a director of Camphill Insurance Agency Ltd. The company was formed by the Association of Camphill Communities "AoCC", its Board comprising representatives from member communities. The company partners with the AoCC Community members' insurance broker to ensure the best value for money insurance cover is sourced. CMKC's CEO attends occasional meetings, any expenses being met by the company.

(2) During the year, the charitable company provided funding of £nil (2023: £nil) to Tools for Self Reliance (Milton Keynes), TfSR managing a resident workshop. D Peddie, former Company Secretary of CMKC and J Moffoot, Trustee of CMKC are Trustees of TfSR. In addition to this, TfSR paid £nil (2023: £nil) in relation to the secondment of CMKC staff. As of 1st April 2022, CMKC have a partnership agreement in place with TfSR for the shared use of the Michael's Akyre premises. CMKC are responsible for providing and managing the day service provision, at its own cost and providing sufficiently trained staff to carry out the TfSR activity. Other than the agreed recharge of costs in relation to tools refurbishment activities, there is no monetary exchange for this shared activity.

(3) Training Manager, Marija Tudor is partner to the owner/director of Grant IT Ltd, the company providing IT consultancy to the charity. During the year the charity spent £31,867 (2023: £23,328), of which £6,265 (2023: £nil) remains outstanding at the year end.

(4) During the year, the charitable company paid Stellar Building Consultancy £38,940 (2023: £66,873) in relation to consultancy advice regarding the development project, of which £4,980 (2023: £5,400) remains outstanding at the year end. E Bradley, Trustee of CMKC is a Director of Stellar Building Consultancy Ltd.

(5) During the year, the charitable company paid Stellar Developments (UK) £4,996 (2023: £nil) in relation to repairs work regarding the development project, of which £nil (2023: £nil) remains outstanding at the year end. E Bradley, Trustee of CMKC is a Director of Stellar Building Consultancy Ltd.

(6) Trustee, Ian Revell is CEO of Milton Keynes Community Foundation, an independent charity from which the charitable company received £nil (2023: £25,000) in grant income during the year. The total amount received to date of £50,000 (2023: £50,000) is included in deferred income at the year end. This forms two of three instalments from the Margaret Powell Community 1st fund, in relation to the development project.

#### 27 Events after the reporting date

In October 2024, the charitable company entered into a loan agreement with CAF bank for the sum of £1,550,000. The loan carries an interest rate of 2.5% per annum above the Bank of England base rate, and repayments are due in equal monthly instalments over 25 years from the first repayment date. The loan was secured to fund the charitable company's ongoing development project, which is currently presented in assets under construction.

The loan is secured by a legal mortgage and fixed charge over the charitable company's property at Japonica Lane, Willen Park, Milton Keynes, MK15 9JY.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

**FOR THE YEAR ENDED 30 JUNE 2024**

### 28 Subsidiaries

Details of the charitable company's subsidiaries at 30 June 2024 are as follows:

Name of undertaking	Registered office	Nature of business	Class of shares held	% Held	
				Direct	Indirect
Camphill Contracts (Milton Keynes) Limited 02009707	Japonica Lane, Willen Park South, Milton Keynes, MK16 9JY	Non-trading subsidiary	Ordinary	100.00	

The company's wholly owned subsidiary, Camphill Contracts (Milton Keynes) Limited ('Camphill Contracts'), ceased trading at the end of June 2008.

Accounts (not audited) have been filed with the Registrar of Companies.

	2024 and 2023
	£
Summary profit and loss account	
Turnover	-
Cost of sales	-
Gross (loss)/profit	-
Administrative expenses	-
Interest payable	-
Net (loss)/profit before tax	-
Taxation	-
(Loss)/profit for the year	-
The assets and liabilities of the subsidiary were:	
Fixed assets	-
Current assets	2
Creditors: amounts falling due within one year	-
	2
Aggregate share capital and reserves	2

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

**FOR THE YEAR ENDED 30 JUNE 2024**

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<b>29 Cash generated from operations</b>	<b>2024</b>	<b>2023</b>
	<b>£</b>	<b>£</b>
Surplus for the year	729,133	1,081,176
Adjustments for:		
Investment income recognised in statement of financial activities	(59,547)	(29,846)
Loss/(gain) on disposal of tangible fixed assets	143,649	(352,250)
Fair value gains and losses on investments	(41,047)	(12,746)
Investment manager fees	(5,744)	(5,809)
Depreciation and impairment of tangible fixed assets	167,547	137,460
Movements in working capital:		
(Increase)/decrease in debtors	(517,674)	2,100
Increase in creditors	325,907	84,488
(Decrease)/increase in deferred income	(15,339)	42,602
<b>Cash generated from operations</b>	<b>726,885</b>	<b>947,175</b>

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**CAMPHILL MILTON KEYNES COMMUNITIES LIMITED**

England & Wales - Charity number 283556

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# Accounts

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Charity registration number 283556

Company registration number 01589898 (England and Wales)

**CAMPBILL MILTON KEYNES COMMUNITIES LIMITED**  
**ANNUAL REPORT AND FINANCIAL STATEMENTS**  
**FOR THE YEAR ENDED 30 JUNE 2023**

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# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## LEGAL AND ADMINISTRATIVE INFORMATION

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<b>Trustees</b>	J Cooper S Prosky G Lightfoot (Chair) E Bradley R Malik J Moffoot I Revell E Sheldon P Howard
<b>Secretary</b>	J Moffoot
<b>Charity number</b>	283556
<b>Company number</b>	01589898
<b>Principal address</b>	Japonica Lane Willen Park South Milton Keynes Buckinghamshire MK15 9JY
<b>Registered office</b>	Japonica Lane Willen Park South Milton Keynes Buckinghamshire MK15 9JY
<b>Auditor</b>	Myers Clark Egale 1 80 St Albans Road Watford Hertfordshire WD17 1DL
<b>Investment advisors</b>	Rathbones Investment Management 1 Curzon Street London W1J 5FB

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# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

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# **CAMPBILL MILTON KEYNES COMMUNITIES LIMITED**

## **TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT)**

### ***FOR THE YEAR ENDED 30 JUNE 2023***

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The trustees present their annual report and financial statements for the year ended 30 June 2023.

The financial statements have been prepared in accordance with the accounting policies set out in note 1 to the financial statements and comply with the charitable company's Memorandum and Articles of Association, the Companies Act 2006 and "Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102)" (as amended for accounting periods commencing from 1 January 2016)

#### **Objectives and activities**

CMKC's Memorandum of Association defines its main objects as follows:

"The Charity's objects are, for the public benefit, to relieve sickness, promote good health, provide care to and advance the education and training of: people with a disability (whether mental or physical), the young, the old, or people otherwise in need, in accordance with the principles of Dr Rudolf Steiner (as summarised in the Appendix to this Memorandum), particularly (without limitation) by the establishment and maintenance of communities in the form of villages, residential houses, day centres, kindergartens, schools, colleges or other types of social and/or educational community, in which beneficiaries live and/or work and/or to which they otherwise resort, in community with persons providing support."

The Appendix referred to above summarises the principles formulated by the Austrian philosopher, Dr Rudolf Steiner, about many aspects of daily life including social life, economic life, agriculture, horticulture, art, medicine, finance and religion.

During the year there has been no change to policies adopted in furtherance of our objects.

The charity operates as a Community managing three main activities that can be summarised as

#### **1. Tenancy**

Our accommodation consists of several houses where residents and support staff share their lives as a Community in addition to a number of houses comprising residents requiring only daily support visits. Each resident has an assured short hold tenancy agreement with CMKC which makes them eligible to apply for Housing Benefit from the Local Authority.

#### **2. Supported Living**

In addition to the provision of accommodation for each resident CMKC also provides residents with the necessary day-to-day support to live their lives as they choose within and beyond the Community. This comprises daily support to residents appropriate to their needs and lifestyle as assessed by the relevant local authority.

#### **3. Day Workshops**

The provision of work experience in a range of well-structured therapeutic workshops centred around working on the land, food processing, arts, crafts and music. Residents are supported within the workshops by a combination of volunteers and employees Monday to Friday. In addition, the workshops are available to adults with learning disabilities from the wider Milton Keynes community who are interested in attending.

Our activities operate from two main sites within Milton Keynes, Willen Park South and Pennyland. The charity owns the freehold of a ten-acre site at Willen, as well as the workshops and four of the five houses. The fifth house was built by Aldwyck Housing Association (now Peabody) with Housing Corporation funds. Aldwyck Housing Association made this house available under a management agreement between Aldwyck and CMKC. This house is operated similarly to the other residential houses and is built on land leased by CMKC to Aldwyck on a long-term basis. CMKC also owns two separate houses within proximity of the Willen estate. CMKC manages three additional houses that are rented from Milton Keynes Council at Pennyland where it also owns the freehold of 1.75 acres of land which includes a workshop facility.

CMKC is part of the wider Camphill Movement which has over one hundred centres worldwide, all caring for children or adults with learning disabilities or who are emotionally disturbed. CMKC is autonomous regarding day-to-day operations and in respect of all financial matters but benefits from the wealth of experience available within the Camphill Movement as a whole. Our CEO is chair of the England & Wales Neighbourhood and a member of the Association of Camphill Communities UK & Ireland coordinating group.

# **CAMPBILL MILTON KEYNES COMMUNITIES LIMITED**

## **TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)**

***FOR THE YEAR ENDED 30 JUNE 2023***

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### **Public Benefit**

When setting objectives, Trustees acknowledge that the charity is a Public Benefit Entity & give consideration to the Charity Commission's published guidance on the Public Benefit requirement under the Charities Act 2011 guidance on public benefit.

The charity in pursuit of its objects continues to provide support of adults with learning disabilities by providing a community environment where they can be supported to live, socialise and gain work experience in a therapeutic workshop. This provision is provided to both existing Community residents and extended to local service users from the wider community.

In 2016, the charity became a member of Wolverton Community Energy (WCE), a registered society. CMKC lease roof space to WCE for the installation of solar panels, this agreement providing subsidised energy to the charity. WCE collaborate with individuals and businesses in Wolverton and the wider Milton Keynes area to help them become more energy efficient and to reduce the amount of carbon they use. Their long-term view and our aim are to take the WCE community off-grid, with zero carbon use. They have a strong track record and have already completed several successful projects. They are currently exploring a range of other ways to harness renewable energy sources - from solar PV installations to hydro, and from biomass to LED lighting retrofits. They aim to invest 50% of profits back into the local community, with a particular focus on relieving fuel poverty for the most vulnerable.

### **Achievements and performance**

CMKC currently maintains ten residential houses in which around seventy residents live. It also operates several day workshops including the Camphill cafe, providing residents with the opportunity to connect naturally with the wider Milton Keynes community.

At the heart of our community are our residents and external service users who use our support and workshops and, as the beneficiaries of our charity, are the focus of our thinking. Their health and wellbeing are our business. We aim to do that well.

Trustees are committed to the continued successful future of the Community and assess performance against objects via several measures involving the Community and stakeholders. Internal benchmarks comprise but are not limited to financial budgets, HR & Training plans, H&S kpi's, support plans, risk assessments, commissioned professional advice and resident surveys. Stakeholder benchmarks comprise but are not limited to Local Authority inspections (Adult Social Care, Housing & Fire Brigade), resident annual reviews with social workers, CQC inspections, resident family support group meetings and surveys. In total the reported data provides Trustees with an overview of the Community's performance against its objects.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

**FOR THE YEAR ENDED 30 JUNE 2023**

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### **Achievements and performance (continued)**

A key indicator of year-on-year provision of quality support is the regular inspection of our services by the Care Quality Commission (CQC). They are the independent regulator of health and adult social care in England who ensure health and social care services provide people with safe, effective, compassionate, high-quality care and encourage care services to improve.

The charity was last formally inspected by the CQC in October 2018 and was rated as "Good" in all five "key lines of enquiry" being Safe, Effective, Caring, Responsive & Well Led, resulting in a positive report and overall score of "Good". The pandemic created a backlog for CQC and the inspection regime then changed focus to target high risk and failing settings, Camphill MK is unlikely to be formally re-inspected before 2024. In the interim we undertake internal audits to monitor our service provision in addition to local authority PAMMS inspection for which we are rated "excellent". Trustees recognise the commitment of the Community in achieving this rating and will continue to provide all necessary resources to maintain a high level of quality support.

As noted in previous years, the charity concluded plans to move to a fully employed support staffing model, the reduction in live in volunteers providing additional accommodation for new residents. It was intended to increase resident numbers to just over seventy but because of Covid lockdowns this was initially delayed, we have now surpassed our initial target.

The charity also plans to build new accommodation projects within the existing sites and is currently negotiating contracting arrangements with a revised build and design team. The initial cutting of the sod was celebrated in Summer 2023 with the construction of a new car park and an access road for construction vehicles, further works will progress in April / May 24.

### **Plans for future periods**

The strategic plan was initially commenced in 2016, Trustees report contained the following extract;  
*"Trustees approved a Strategic Review presented by the Senior Management Team, a framework to ensure that the charity is best placed to continue to meet its objects. The review will encompass the development of service provision, facilities, environmental & financial sustainability whilst maintaining the Camphill values and principles. As a Community we will consult with stakeholders including residents, families, volunteers & employees.*

*The aims and objectives have been summarised as follows;*

- 1. Recruit and retain adequately skilled support staff.*
- 2. Ensure our people have the right skills and resources to make the right decisions and to do what is needed, working together.*
- 3. Ensure we have the right buildings for our future needs.*
- 4. Ensure what we do is relevant, sustainable and high quality.*
- 5. Extend our reach to include older people and more complex needs.*

*Although the future is unpredictable, the purpose of this review is to plan ahead, making clear our aspirations for development in the coming years as we see it today, we have focused on the coming three to five years. Much of our development depends on other factors such as funding and compliance requirements that we can influence but cannot control. We therefore aim to review our strategy regularly as we progress and amend our objectives in light of our findings, future reports to monitor our progress."*

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

**FOR THE YEAR ENDED 30 JUNE 2023**

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### **Plans for future periods (continued)**

Subsequent years have tracked these objectives year on year Trustees reporting that to date objectives have been achieved. In the current year the charity can report the following update as below;

#### **1. Recruit and retain adequately skilled support staff.**

The charity has established a strong staff base, primarily care and support staff with staff headcount now reaching over 120.

A healthy bank (zero hours) team provide cover for sickness and absence and reduced the need for unfamiliar agency staff cover.

The care and support team has also seen growth to include management and administration support – affording scalability as the charity grows.

Similarly, the Central teams have seen expansion with a Head of Development post taking on fundraising and marketing.

#### **2. Ensure our people have the right skills and resources to make the right decisions and to do what is needed, working together.**

The charity implemented a Learning and Development Plan for staff. Requirements, current and future, are refined by the annual appraisal process. Additional staff development programmes targeted staff with aspirations to develop leadership skills offering an internal progression route from care to management.

Attention has focussed on diversity and inclusion, training and supporting a diverse staff team and supporting good staff retention levels.

Additionally, we have focussed on an agenda of digitisation, initially in care and support focussing on outcome monitoring using the Nourish care platform, then moving on to eMar systems to manage medication administration. Our next step is to digitise HR and training - ensuring safe and efficient systems are in place that can scale as the charity grows.

#### **3. Ensure we have the right buildings for our future needs.**

The strategic review highlighted an increase in service users was necessary to provide a sustainable financial platform for the charity to pursue its objects. A build project increasing both workshop facilities and supported living accommodation was completed and authorised by Trustees, the planning applications approved in the first quarter of 2020. The pandemic impacted the project timeline as we focused on the safety of community members, but the project subsequently progressed to a groundbreaking ceremony in the summer of 2023. Changes to the project team and progression from a traditional build to a design and build contract has reassured trustees of robust progress and project management. The project will see the initial building in Pennyland completed and in use by residents early 2025.

In parallel our existing building stock is maintained to a quality standard, effecting improvement where practical to incorporate prevailing best practice.

#### **4. Ensure what we do is relevant, sustainable and high quality.**

CMKC continues to participate in and influence local stakeholder and strategic groups to ensure that our future direction is aligned with local commissioning group's strategy. In a wider national context, our CEO continues his role in the Association of Camphill Communities to ensure CMKC is at the forefront of UK adult social care provision.

The quality-of-service provision to our beneficiaries remains our central focus and the charity will provide such resources required to ensure our facilities, systems and people are operating day on day at high quality.

#### **5. Extend our reach to include older people and more complex needs.**

The new build process will address some of the challenges faced by our existing infrastructure and provide opportunities to allow some residents with changing needs to stay within our community. Additionally, we are working with residents with more complex needs in smaller domestic settings.

Trustees are pleased to report that the rolling objectives of the Strategic Review were achieved for the year.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2023

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### Financial review

CMKC's income is derived from three main income streams

- Accommodation - Rent from residents including Housing Benefit subsidy
- Care & Support - Supported Living fees from Local Authorities
- Workshops - Day Support Fees from Local Authorities

The financial year is a further full year without significant impact from the pandemic and allowed the community to return to normal operation whilst being confident in planning for the future. A year of both stability and growth we have increased resident numbers and service provision, including welcoming new external service users to workshops.

With "Excellent" audit outcomes from Milton Keynes City Council in hand, contracting has been rolled on by the local authority for a further contract term, other individual local authorities contracting on an ad hoc basis.

The sale of a community house together with robust fundraising activity has contributed toward a large surplus that was in line with Trustee expectations. This result will contribute toward both building project funding and existing operations.

Trustees are confident that the charity can continue to meet its liabilities as they fall due for the foreseeable future and that the accounts should be prepared on the going concern basis.

CMKC made charitable donations of £nil (2022: £440) during the year.

### Reserves

During the year the Board has considered the level, in line with the Charity Commission Guidelines, it should retain in its reserves. Its current policy reflects the need to maintain current operations while providing for future commitments. The Board reviews its reserves policy annually in line with recommended practice. During the year of report, Trustees re-assessed its designated funds, re-allocating to reflect known requirements. Note 21/22 sets out an analysis of the assets attributable to the various funds. These assets are sufficient to meet CMKC's obligations on a fund-by-fund basis.

The Board has considered the requirement for free reserves, being those unrestricted funds not invested in tangible fixed assets, designated for specific purposes or otherwise committed. The Board believes that this should represent four months of expenditure. At this level the Board believes it can continue the activities of CMKC in the event of a significant drop in funding until alternative sources can be identified.

As detailed in the next paragraph, Free Reserves currently represent 6.6 months expenditure and the Board aims to maintain, at least, to the target level of the Free Reserves.

As at 30 June 2023 the company's total reserves of £5,600,843 can be analysed as follows:

	£
Tied up in intangible fixed assets	nil
Tied up in buildings and other tangible assets	2,724,563
Allocated to Restricted & Designated Reserves	1,184,534
The balance being Free Reserves	1,691,746

### Investments

In 2014 the charity invested £500,000 with an objective of long-term capital growth. These funds are managed by Rathbones Investment Management, Trustees authorising the funds be invested using the Church of England ethical model as a basis.

Global events have impacted markets over the year but Trustees are satisfied with Rathbone's managed investment performance.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

*FOR THE YEAR ENDED 30 JUNE 2023*

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### Structure, governance and management

#### Structure

CMKC is a private company limited by guarantee and has no share capital. Membership comprises current and former Trustees, the extent of their liability as members of the company on a winding up limited to a maximum of £1 each. The company retains a wholly owned subsidiary, Camphill Contracts (Milton Keynes) Limited, the company currently dormant having ceased trading June 2008. CMKC is also registered as a charity with the Charities Commission.

The trustees, who are also the directors for the purpose of company law, and who served during the year and up to the date of signature of the financial statements were:

J Cooper  
S Prosky  
G Lightfoot (Chair)  
E Bradley  
R Malik  
J Moffoot  
I Revell  
E Sheldon  
K Broadhurst (Resigned 12 September 2022)  
P Howard

None of the trustees has any beneficial interest in the company.

#### Governance

CMKC is governed by its Memorandum and Articles of Association, the current document being adopted by members at the Annual General Meeting on 23 April 2007. Control is exercised by the Board of Trustees consisting of individuals who have an interest in the charity's objectives be it as a resident family member and/ or the charity ethos. In addition, consideration is given to the skills and experience each Trustee can bring to the Board, the most recent Skills Audit updated in the prior year. The Board maintains an open recruitment policy and will consider appropriate and eligible applicants recommended by Trustees or Management. New Trustees undergo a selection/induction process providing insight into the role, charity ethos, finance, operations, residents and staff. This will typically involve attendance at a Trustee meeting, interview, desktop research, shadowing management and involvement in support/workshop operations.

The Board may co-opt new members between Annual General Meetings. Under article 16 the appointment of co opted trustees must be confirmed by the members at the next Annual General Meeting. Under Article 9 one-third of the members are required to retire by rotation.

Trustees to be confirmed and/or retiring by rotation at the Annual General Meeting are

Article 16: None  
Article 9: S Prosky, J Cooper, P Howard

The Board meet quarterly with two sub-groups Finance, Audit & General Purposes and Build Project meeting prior to each Trustee meeting. Review sub-groups covering Care & Support and Marketing meet as agreed by the Board.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

**FOR THE YEAR ENDED 30 JUNE 2023**

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### Structure, governance and management (continued)

#### Management

The day-to-day management of CMKC is delegated to the Chief Executive within terms of delegation approved by Trustees. The Chief Executive is assisted by a Management Team responsible for Service Delivery, Workshops, HR, Training, Facilities, H&S and Finance. Trustees review the remuneration of all employees (including the CEO & Management team) annually considering charity finances, UK economic indicators and local government/charity sector comparatives.

#### Senior Management

Chief Executive	T Davies
Day Opportunites Manager	J Funge
HR/Training Manager	M Tudor
Facilities Manager	S Death
Registered Manager	T Bridle
Finance Manager/Company Secretary	D Peddie
Head of Development	L Davies

#### Volunteers

Integral to the Camphill ethos is the contribution made by volunteers to the charity's activities. The charity actively encourages volunteer support of its residents and recognises the positive impact they make. Our volunteer base is local and was impacted by Covid lockdown restrictions but we are actively promoting for new volunteers to join our community.

Trustees would like to record their gratitude to those volunteers who have contributed to the community during the year.

#### Related Party & Co-operation with other organisations

No Trustees receive remuneration or other benefit from their work with the charity. The charity updates its Related Party Transactions Register annually, note 26 to the accounts providing details to related party transactions during the year.

CMKC has a close association with Tools for Self-Reliance (Milton Keynes) ['TFSR']. A separate charity, TFSR collects old unwanted hand tools and restores them to working condition, ultimately, donating them to projects in developing countries. This activity is undertaken as a workshop within CMKC, several of our residents attending Monday to Friday. The operating agreement was re-negotiated in April 2022 whereby there is now no financial cross charging between the two charities (CMKC to TFSR 2023 nil, 2022 £20,697, TFSR to CMKC 2023 nil £19,821), CMKC operating the workshop using TFSR's name and equipment where appropriate.

CMKC is part of the wider Camphill Movement which has over one hundred centres worldwide, all caring for children or adults with learning disabilities and or mental health problems. CMKC is autonomous with regard to day-to-day operations and in respect of all financial matters but benefits from the wealth of experience available within the Camphill Movement as a whole. The Community is a member of the Association of Camphill Communities (AoCC), its membership comprising several Camphill Communities located within UK and Ireland. This membership provides valuable networking and best practice sharing.

The charity is also a member of Wolverton Community Energy, details as above in Public Benefit.

Locally the charity attends various Local Authority and Third Sector Supplier forums in pursuit of the charity's objectives. Where appropriate, it is the intention of the charity to offer partnership & leadership to the sector via these forums.

#### Social Investment

In 2014 the charity invested £500,000 with a view to long term capital growth. These funds are managed by Rathbones Investment Management, Trustees authorising the funds be invested using the Church of England ethical model as a basis.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

*FOR THE YEAR ENDED 30 JUNE 2023*

---

### Structure, governance and management (continued)

#### Fundraising

The charity's main income is derived from resident rent and local authority fees, fundraising historically a minor income stream. Two years ago, the community invested in two members of staff (Head of Development and Community Fundraiser) to support its fundraising strategy. The team have generated a robust return on this investment with a very successful year of activity.

#### Key Risks and uncertainties

The Board has assessed the major risks to which CMKC is exposed and is satisfied those systems are in place to mitigate exposure to these risks. A detailed assessment has been made of the potential risks to which the residents, co-workers and staff may be exposed to in each of the properties of CMKC, and suitable policies and procedures to minimise these risks have been put in place. These are reviewed regularly by Trustees.

CMKC maintains a Risk Register identifying various risks set against control and mitigation procedures. These cover key areas such as Charity Law, Governance, Operations, H&S, Finance and Reputation and are reviewed and agreed annually by Trustees.

#### Exemptions from disclosure

None

#### Funds held as Custodian Trustees on behalf of others

During the period of report there were no assets held.

#### Other

#### Grant-making

During the year, no grant payments were made (2022: the charity provided a grant of £20,697 to Tools for Self Reliance (Milton Keynes) to support the running of its workshop).

#### Disclosure of information to auditors

Each of the directors has confirmed that there is no information of which they are aware which is relevant to the audit, but of which the auditors are unaware. They have further confirmed that they have taken appropriate steps to identify such relevant information and to establish that the auditors are aware of such information.

#### Auditor

In accordance with section 487 of the Companies Act 2006, a resolution will be submitted at the forthcoming Annual General Meeting that Myers Clark, Chartered Accountants, be re-appointed as auditors.

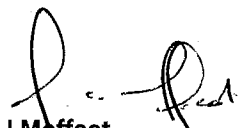
The trustees' report was approved by the Board of Trustees.



**J Cooper**

Trustee

Dated: 18 March 2024



**J Moffoot**

Trustee

Dated: 18 March 2024

# **CAMPBILL MILTON KEYNES COMMUNITIES LIMITED**

## **STATEMENT OF TRUSTEES' RESPONSIBILITIES**

***FOR THE YEAR ENDED 30 JUNE 2023***

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The trustees, who are also the directors of Camphill Milton Keynes Communities Limited for the purpose of company law, are responsible for preparing the Trustees' Report and the financial statements in accordance with applicable law and United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice).

Company Law requires the trustees to prepare financial statements for each financial year which 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 year.

In preparing these financial statements, the trustees are required to:

- 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 charitable company will continue in operation.

The trustees are responsible for keeping adequate accounting records that 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 Companies Act 2006. They are also responsible for safeguarding the assets of the charitable company and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## INDEPENDENT AUDITOR'S REPORT

### TO THE TRUSTEES OF CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

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#### Opinion

We have audited the financial statements of Camphill Milton Keynes Communities Limited (the 'charitable company') and its subsidiary (the 'group') for the year ended 30 June 2023 which comprise the group statement of financial activities, the group summary income and expenditure account, the group balance sheet, the company balance sheet, the group statement of cash flows and the notes to the financial statements, including significant accounting policies. The financial reporting framework that has been applied in their preparation is applicable law and United Kingdom Accounting Standards, including FRS 102 *The Financial Reporting Standard applicable in the UK and Republic of Ireland* (United Kingdom Generally Accepted Accounting Practice).

In our opinion, the financial statements:

- give a true and fair view of the state of the charitable company's and the group's affairs as at 30 June 2023 and of its incoming resources and application of resources, for the year then ended;
- have been properly prepared in accordance with United Kingdom Generally Accepted Accounting Practice; and
- have been prepared in accordance with the requirements of the Companies Act 2006.

#### Basis for opinion

We conducted our audit in accordance with International Standards on Auditing (UK) (ISAs (UK)) and applicable law. Our responsibilities under those standards are further described in the *Auditor's responsibilities for the audit of the financial statements* section of our report. We are independent of the group in accordance with the ethical requirements that are relevant to our audit of the financial statements in the UK, including the FRC's Ethical Standard, and we have fulfilled our other ethical responsibilities in accordance with these requirements. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

#### Conclusions relating to going concern

In auditing the financial statements, we have concluded that the trustees' use of the going concern basis of accounting in the preparation of the financial statements is appropriate.

Based on the work we have performed, we have not identified any material uncertainties relating to events or conditions that, individually or collectively, may cast significant doubt on the group's ability to continue as a going concern for a period of at least twelve months from when the financial statements are authorised for issue.

Our responsibilities and the responsibilities of the trustees with respect to going concern are described in the relevant sections of this report.

#### Other information

The other information comprises the information included in the annual report other than the financial statements and our auditor's report thereon. The trustees are responsible for the other information contained within the annual report. Our opinion on the financial statements does not cover the other information and we do not express any form of assurance conclusion thereon. Our responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the financial statements or our knowledge obtained in the course of the audit, or otherwise appears to be materially misstated. If we identify such material inconsistencies or apparent material misstatements, we are required to determine whether this gives rise to a material misstatement in the financial statements themselves. If, based on the work we have performed, we conclude that there is a material misstatement of this other information, we are required to report that fact.

We have nothing to report in this regard.

#### Opinions on other matters prescribed by the Companies Act 2006

In our opinion, based on the work undertaken in the course of the audit:

- the information given in the trustees' report, which includes the directors' report prepared for the purposes of company law, for the financial year for which the financial statements are prepared is consistent with the financial statements; and
- the directors' report included within the trustees' report has been prepared in accordance with applicable legal requirements.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## INDEPENDENT AUDITOR'S REPORT (CONTINUED)

### TO THE TRUSTEES OF CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

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#### **Matters on which we are required to report by exception**

In the light of the knowledge and understanding of the group and its environment obtained in the course of the audit, we have not identified material misstatements in the directors' report included within the trustees' report.

We have nothing to report in respect of the following matters in relation to which the Companies Act 2006 and Charities (Accounts and Reports) Regulations 2008 require us to report to you if, in our opinion:

- the information given in the financial statements is inconsistent in any material respect with the trustees' report; or
- sufficient accounting records have not been kept; or
- the financial statements are not in agreement with the accounting records; or
- we have not received all the information and explanations we require for our audit.

#### **Responsibilities of trustees**

As explained more fully in the statement of trustees' responsibilities, the trustees, who are also the directors of the group for the purpose of company law, are responsible for the preparation of the financial statements and for being satisfied that they give a true and fair view, and for such internal control as the trustees determine is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error. In preparing the financial statements, the trustees are responsible for assessing the group's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the trustees either intend to liquidate the charitable company or to cease operations, or have no realistic alternative but to do so.

#### **Auditor's responsibilities for the audit of the financial statements**

We have been appointed as auditor under section 144 of the Charities Act 2011 and report in accordance with the Act and relevant regulations made or having effect thereunder.

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not a guarantee that an audit conducted in accordance with ISAs (UK) will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statements.

The extent to which our procedures are capable of detecting irregularities, including fraud, is detailed below.

#### **The extent to which the audit was considered capable of detecting irregularities including fraud**

In identifying and assessing the risks of material misstatement in respect of irregularities, including fraud and non-compliance with laws and regulations, we considered the following;

- The nature of the industry and sector, control environment and business performance including the design of the remuneration policies, key drivers for trustee remuneration, bonus levels and performance targets;
- results of our enquiries of Management about their own identification and assessment of the risks of irregularities;
- any matters we identified having obtained and review the charitable company's documentation of their policies and procedures relating to;
- identifying, evaluating and complying with laws and regulation and whether they were aware of any instances of non-compliance;
  - detecting and responding to the risks of fraud and whether they have knowledge of any actual, suspected or alleged fraud;
  - the internal controls established to mitigate risks of fraud or non-compliance with laws and regulations;
- the matters discussed among the audit engagement team regarding how and where fraud might occur in the financial statements and any potential indicators of fraud.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## INDEPENDENT AUDITOR'S REPORT (CONTINUED)

### TO THE TRUSTEES OF CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

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As a result of these procedures, we considered the opportunities and incentives that may exist within the organisation for fraud. In common with all audits under ISAs (UK), we are also required to perform specific procedures to respond to the risk of management override.

We also obtained an understanding of the legal and regulatory frameworks that the charitable company operates in, focusing on provisions of those laws and regulations that had a direct effect on the determination of material amounts and disclosures in the financial statements. The key laws and regulations we considered in this context included the UK Companies Act.

In addition, we considered provisions of other laws and regulations that do not have a direct effect on the financial statements but compliance with which may be fundamental to the company's ability to operate or to avoid a material penalty. These included Employment law.

#### **Audit response to risks identified**

To address the risk of fraud through management bias and override of controls, we:

- performed analytical procedures to identify any unusual or unexpected relationships;
- tested journal entries to identify unusual transactions;
- assessed whether judgements and assumptions made in determining the accounting estimates were indicative of potential bias; and
- investigated the rationale behind significant or unusual transactions.

In response to the risk of irregularities and non-compliance with laws and regulations, we designed procedures which included, but were not limited to:

- agreeing financial statement disclosures to underlying supporting documentation;
- reading the minutes of meetings of those charged with governance; and
- enquiring of management as to actual and potential litigation and claims.

There are inherent limitations in our audit procedures described above. The more removed that laws and regulations are from financial transactions, the less likely it is that we would become aware of non-compliance. Auditing standards also limit the audit procedures required to identify non-compliance with laws and regulations to enquiry of the directors and other management and the inspection of regulatory and legal correspondence, if any.

Material misstatements that arise due to fraud can be harder to detect than those that arise from error as they may involve deliberate concealment or collusion.

A further description of our responsibilities is available on the Financial Reporting Council's website at: <https://www.frc.org.uk/auditorsresponsibilities>. This description forms part of our auditor's report.

#### **Use of our report**

This report is made solely to the charitable company's members, as a body, in accordance with Chapter 3 of Part 16 of the Companies Act 2006 and part 4 of the Charities (Accounts and Reports) Regulations 2008. Our audit work has been undertaken so that we might state to the charity's trustees those matters we are required to state to them in an auditors' 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 charity and the charity's trustees as a body, for our audit work, for this report, or for the opinions we have formed.

  
Myers Clark

**Chartered Accountants  
Statutory Auditor**

22 March 2024

Egale 1  
80 St Albans Road  
Watford  
Hertfordshire  
WD17 1DL

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## CONSOLIDATED STATEMENT OF FINANCIAL ACTIVITIES INCLUDING INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 30 JUNE 2023

	Notes	Unrestricted funds £	Restricted funds £	Total 2023 £	Total 2022 £
<b>Income and endowments from:</b>					
Donations and legacies	3	119,872	260,514	380,386	264,963
Charitable activities	4	3,849,397	-	3,849,397	3,272,268
Investments	5	29,846	-	29,846	17,128
Other income	6	380,946	-	380,946	29,993
<b>Total income</b>		<u>4,380,061</u>	<u>260,514</u>	<u>4,640,575</u>	<u>3,584,352</u>
<b>Expenditure on:</b>					
Raising funds	7	108,723	-	108,723	6,319
Charitable activities	8	3,457,992	5,430	3,463,422	3,147,659
<b>Total resources expended</b>		<u>3,566,715</u>	<u>5,430</u>	<u>3,572,145</u>	<u>3,153,978</u>
Net gains/(losses) on investments	14	12,746	-	12,746	(31,078)
<b>Net movement in funds</b>		<u>826,092</u>	<u>255,084</u>	<u>1,081,176</u>	<u>399,296</u>
Fund balances at 1 July 2022		<u>4,391,688</u>	<u>127,979</u>	<u>4,519,667</u>	<u>4,120,371</u>
<b>Fund balances at 30 June 2023</b>		<u><u>5,217,780</u></u>	<u><u>383,063</u></u>	<u><u>5,600,843</u></u>	<u><u>4,519,667</u></u>

The statement of financial activities includes all gains and losses recognised in the year.

All income and expenditure derive from continuing activities.

The statement of financial activities also complies with the requirements for an income and expenditure account under the Companies Act 2006.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## CONSOLIDATED STATEMENT OF FINANCIAL ACTIVITIES (CONTINUED) INCLUDING INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 30 JUNE 2023

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### Consolidated Statement of Financial Activities - Prior Year Detail

	Unrestricted funds £	Restricted funds £	Total 2022 £
<b><u>Income and endowments from:</u></b>			
Donations and legacies	197,297	67,666	264,963
Charitable activities	3,272,268	-	3,272,268
Investments	17,128	-	17,128
Other income	29,993	-	29,993
<b>Total income</b>	<b>3,516,686</b>	<b>67,666</b>	<b>3,584,352</b>
<b><u>Expenditure on:</u></b>			
Raising funds	6,319	-	6,319
Charitable activities	3,079,993	67,666	3,147,659
<b>Total resources expended</b>	<b>3,086,312</b>	<b>67,666</b>	<b>3,153,978</b>
Net gains on investments	(31,078)	-	(31,078)
<b>Net movement in funds</b>	<b>399,296</b>	<b>-</b>	<b>399,296</b>
Fund balances at 1 July 2021	3,992,392	127,979	4,120,371
<b>Fund balances at 30 June 2022</b>	<b>4,391,688</b>	<b>127,979</b>	<b>4,519,667</b>

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## CONSOLIDATED SUMMARY INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 30 JUNE 2023

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	<b>All income funds</b>	<b>All income funds</b>
	<b>2023</b>	<b>2022</b>
	<b>£</b>	<b>£</b>
Gross income	4,640,575	3,584,352
Gains/(losses) on investments	12,746	(31,078)
Total income in the reporting period	<u>4,653,321</u>	<u>3,553,274</u>
Total expenditure from income funds	<u>(3,572,145)</u>	<u>(3,153,978)</u>
Net income for the year	<u><u>1,081,176</u></u>	<u><u>399,296</u></u>

### STATEMENT OF RECOGNISED GAINS AND LOSSES

Net income/(expenditure) for the year	1,068,430	430,374
Unrealised (losses)/gains on investment assets held by income funds	12,746	(31,078)
	<u><u>1,081,176</u></u>	<u><u>399,296</u></u>

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## CONSOLIDATED BALANCE SHEET

AS AT 30 JUNE 2023

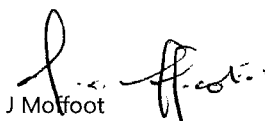
	Notes	£	2023 £	£	2022 £
<b>Fixed assets</b>					
Tangible assets	15		2,724,563		2,486,153
Investments	17		515,727		544,898
			<u>3,240,290</u>		<u>3,031,051</u>
<b>Current assets</b>					
Stocks	16	1,000		1,000	
Debtors	18	225,708		227,808	
Cash at bank and in hand		2,519,704		1,518,577	
			<u>2,746,412</u>	<u>1,747,385</u>	
<b>Creditors: amounts falling due within one year</b>	19	(385,859)		(258,769)	
Net current assets			<u>2,360,553</u>		<u>1,488,616</u>
<b>Total assets less current liabilities</b>			<u>5,600,843</u>		<u>4,519,667</u>
<b>Income funds</b>					
Restricted funds	21		383,063		127,979
Unrestricted funds	22		5,217,780		4,391,688
			<u>5,600,843</u>		<u>4,519,667</u>

The directors acknowledge their responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of financial statements.

The financial statements were approved by the Trustees on 18 March 2024



J Cooper  
Trustee



J Moffoot  
Trustee

Company Registration No. 01589898

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## COMPANY BALANCE SHEET

AS AT 30 JUNE 2023

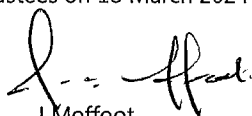
	Notes	£	2023 £	£	2022 £
<b>Fixed assets</b>					
Tangible assets	15		2,724,563		2,486,153
Investments	17		515,727		544,898
Investments in subsidiary			2		2
			<u>3,240,292</u>		<u>3,031,053</u>
<b>Current assets</b>					
Stocks	16	1,000		1,000	
Debtors	18	225,708		227,808	
Cash at bank and in hand		2,519,704		1,518,577	
		<u>2,746,412</u>		<u>1,747,385</u>	
<b>Creditors: amounts falling due within one year</b>	19	(385,861)		(258,771)	
Net current assets			<u>2,360,551</u>		<u>1,488,614</u>
<b>Total assets less current liabilities</b>			<u>5,600,843</u>		<u>4,519,667</u>
<b>Income funds</b>					
Restricted funds	21		383,063		127,979
Unrestricted funds	22		5,217,780		4,391,688
			<u>5,600,843</u>		<u>4,519,667</u>

The directors acknowledge their responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of financial statements.

The financial statements were approved by the Trustees on 18 March 2024



J Cooper  
Trustee



J Moffoot  
Trustee

Company Registration No. 01589898

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## CONSOLIDATED STATEMENT OF CASH FLOWS

FOR THE YEAR ENDED 30 JUNE 2023

	Notes	£	2023 £	£	2022 £
<b>Cash flows from operating activities</b>					
Cash generated from operations	29		947,175		582,154
<b>Investing activities</b>					
Purchase of tangible fixed assets		(590,129)		(342,440)	
Proceeds on disposal of tangible fixed assets		569,270		-	
Payment of investment manager fees		(5,809)		-	
Cash withdrawals from investment portfolio		50,774		-	
Interest and dividends received		29,846		17,128	
<b>Net cash generated from/(used in) investing activities</b>			53,952		(325,312)
<b>Net cash used in financing activities</b>			-		-
<b>Net increase in cash and cash equivalents</b>			1,001,127		256,842
Cash and cash equivalents at beginning of year			1,518,577		1,261,735
<b>Cash and cash equivalents at end of year</b>			<u>2,519,704</u>		<u>1,518,577</u>

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS

*FOR THE YEAR ENDED 30 JUNE 2023*

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### 1 Accounting policies

#### Charity information

Camphill Milton Keynes Communities Limited is a private company limited by guarantee incorporated in England and Wales. The registered office is Japonica Lane, Willen Park South, Milton Keynes, Buckinghamshire, MK15 9JY.

#### 1.1 Accounting convention

The financial statements have been prepared in accordance with the charitable company's [governing document], the Companies Act 2006, FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" ("FRS 102") and the Charities SORP "Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102)" (effective 1 January 2019). The charitable company is a Public Benefit Entity as defined by FRS 102.

The financial statements are prepared in sterling, which is the functional currency of the charitable company. Monetary amounts in these financial statements are rounded to the nearest £.

The financial statements have been prepared under the historical cost convention, [modified to include the revaluation of freehold properties and to include investment properties and certain financial instruments at fair value]. The principal accounting policies adopted are set out below.

#### 1.2 Going concern

At the time of approving the financial statements, the trustees have a reasonable expectation that the charitable company has adequate resources to continue in operational existence for the foreseeable future. Thus the trustees continue to adopt the going concern basis of accounting in preparing the financial statements.

#### 1.3 Charitable funds

Unrestricted funds are available for use at the discretion of the trustees in furtherance of their charitable objectives.

Restricted funds are subject to specific conditions by donors as to how they may be used. The purposes and uses of the restricted funds are set out in the notes to the financial statements.

Endowment funds are subject to specific conditions by donors that the capital must be maintained by the charitable company.

#### 1.4 Income

Income is recognised when the charitable company is legally entitled to it after any performance conditions have been met, the amounts can be measured reliably, and it is probable that income will be received.

Cash donations are recognised on receipt. Other donations are recognised once the charitable company has been notified of the donation, unless performance conditions require deferral of the amount. Income tax recoverable in relation to donations received under Gift Aid or deeds of covenant is recognised at the time of the donation.

Legacies are recognised on receipt or otherwise if the charitable company has been notified of an impending distribution, the amount is known, and receipt is expected. If the amount is not known, the legacy is treated as a contingent asset.

Dividends are recognised once the dividend has been declared and notification has been received of the dividend due. This is normally upon notification by investment managers of the receipt of the dividend.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2023

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### 1 Accounting policies

(Continued)

#### 1.5 Expenditure

Expenditure is recognised in the period in which it is incurred with liabilities being recognised where there is a legal or constructive obligation to pay.

Resources expended are allocated to a particular activity where the costs relate directly to that activity.

Resources expended have been allocated on the basis indicated below:

Charitable activities: These include directly attributable costs plus a share of support costs.

Governance costs: These include the cost of governance arrangements which relate to the general running of the company, as opposed to the direct management functions inherent in its charitable activities, plus a share of support costs. Directly attributable costs include costs such as external audit and costs associated with constitutional and statutory requirements.

Support costs: These are costs that are not in themselves direct activity costs but enable the delivery of these activities. Support costs are allocated to direct activity costs on the basis that the activity utilises these costs.

#### 1.6 Tangible fixed assets

Tangible fixed assets are initially measured at cost and subsequently measured at cost or valuation, net of depreciation and any impairment losses.

Depreciation is recognised so as to write off the cost or valuation of assets less their residual values over their useful lives on the following bases:

Freehold property	2% straight line
Leasehold land and buildings	113 years
Building improvements	15 years
Garden & workshop	25% straight line
Fixtures, fittings & equipment	25% straight line
Motor vehicles	25% straight line

The gain or loss arising on the disposal of an asset is determined as the difference between the sale proceeds and the carrying value of the asset, and is recognised in the statement of financial activities.

#### 1.7 Fixed asset investments

Fixed asset investments are initially measured at transaction price excluding transaction costs, and are subsequently measured at fair value at each reporting date. Changes in fair value are recognised in net income/(expenditure) for the year. Transaction costs are expensed as incurred.

#### 1.8 Impairment of fixed assets

At each reporting end date, the charitable company reviews the carrying amounts of its tangible assets to determine whether there is any indication that those assets have suffered an impairment loss. If any such indication exists, the recoverable amount of the asset is estimated in order to determine the extent of the impairment loss (if any).

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2023

---

### 1 Accounting policies

(Continued)

#### 1.9 Stocks

Stocks are stated at the lower of cost and estimated selling price less costs to complete and sell. Cost comprises direct materials and, where applicable, direct labour costs and those overheads that have been incurred in bringing the stocks to their present location and condition. Items held for distribution at no or nominal consideration are measured the lower of replacement cost and cost.

Net realisable value is the estimated selling price less all estimated costs of completion and costs to be incurred in marketing, selling and distribution.

#### 1.10 Cash and cash equivalents

Cash and cash equivalents include cash in hand, deposits held at call with banks, other short-term liquid investments with original maturities of three months or less, and bank overdrafts. Bank overdrafts are shown within borrowings in current liabilities.

#### 1.11 Financial instruments

The charitable company has elected to apply the provisions of Section 11 'Basic Financial Instruments' and Section 12 'Other Financial Instruments Issues' of FRS 102 to all of its financial instruments.

Financial instruments are recognised in the charitable company's balance sheet when the charitable company becomes party to the contractual provisions of the instrument.

Financial assets and liabilities are offset, with the net amounts presented in the financial statements, when there is a legally enforceable right to set off the recognised amounts and there is an intention to settle on a net basis or to realise the asset and settle the liability simultaneously.

##### **Basic financial assets**

Basic financial assets, which include debtors and cash and bank balances, are initially measured at transaction price including transaction costs and are subsequently carried at amortised cost using the effective interest method unless the arrangement constitutes a financing transaction, where the transaction is measured at the present value of the future receipts discounted at a market rate of interest. Financial assets classified as receivable within one year are not amortised.

##### **Basic financial liabilities**

Basic financial liabilities, including creditors and bank loans are initially recognised at transaction price unless the arrangement constitutes a financing transaction, where the debt instrument is measured at the present value of the future payments discounted at a market rate of interest. Financial liabilities classified as payable within one year are not amortised.

Debt instruments are subsequently carried at amortised cost, using the effective interest rate method.

Trade creditors are obligations to pay for goods or services that have been acquired in the ordinary course of operations from suppliers. Amounts payable are classified as current liabilities if payment is due within one year or less. If not, they are presented as non-current liabilities. Trade creditors are recognised initially at transaction price and subsequently measured at amortised cost using the effective interest method.

##### **Derecognition of financial liabilities**

Financial liabilities are derecognised when the charitable company's contractual obligations expire or are discharged or cancelled.

#### 1.12 Employee benefits

The cost of any unused holiday entitlement is recognised in the period in which the employee's services are received.

Termination benefits are recognised immediately as an expense when the charitable company is demonstrably committed to terminate the employment of an employee or to provide termination benefits.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2023

---

### 2 Critical accounting estimates and judgements

In the application of the charitable company's accounting policies, the trustees are required to make judgements, estimates and assumptions about the carrying amount of assets and liabilities that are not readily apparent from other sources. The estimates and associated assumptions are based on historical experience and other factors that are considered to be relevant. Actual results may differ from these estimates.

The estimates and underlying assumptions are reviewed on an ongoing basis. Revisions to accounting estimates are recognised in the period in which the estimate is revised where the revision affects only that period, or in the period of the revision and future periods where the revision affects both current and future periods.

### 3 Donations and legacies

	<b>Unrestricted funds 2023 £</b>	<b>Restricted funds 2023 £</b>	<b>Total 2023 £</b>	<b>Unrestricted funds 2022 £</b>	<b>Restricted funds 2022 £</b>	<b>Total 2022 £</b>
Donations and gifts	109,083	260,514	369,597	48,687	67,666	116,353
Legacies receivable	10,789	-	10,789	148,610	-	148,610
	<u>119,872</u>	<u>260,514</u>	<u>380,386</u>	<u>197,297</u>	<u>67,666</u>	<u>264,963</u>

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2023

### 4 Charitable activities

	Fees and contributions	Café and workshop income	Community Theatre & Hall	Total 2023	Total 2022
	£	£	£	£	£
Income from charitable activities	3,619,180	124,885	105,332	3,849,397	3,272,268
	<u>3,619,180</u>	<u>124,885</u>	<u>105,332</u>	<u>3,849,397</u>	<u>3,272,268</u>

#### Charitable Activities - Prior Year Detail

Income from charitable activities	3,073,411	100,137	98,720		3,272,268
	<u>3,073,411</u>	<u>100,137</u>	<u>98,720</u>		<u>3,272,268</u>

### 5 Investments

	2023 £	2022 £
Income from listed investments	13,892	13,727
Interest receivable	15,954	3,401
	<u>29,846</u>	<u>17,128</u>

All the company's investment income arises from assets held in the UK.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

*FOR THE YEAR ENDED 30 JUNE 2023*

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### 6 Other income

	<b>2023</b>	<b>2022</b>
	<b>£</b>	<b>£</b>
Net gain on disposal of tangible fixed assets	352,250	1,049
Other income	28,696	28,944
	<u>380,946</u>	<u>29,993</u>

### 7 Raising funds

	<b>Unrestricted funds</b>	<b>Unrestricted funds</b>
	<b>2023</b>	<b>2022</b>
	<b>£</b>	<b>£</b>
Other fundraising costs	15,538	-
Staff costs	87,376	-
	<u>102,914</u>	<u>-</u>
Fundraising and publicity	102,914	-
Investment management	5,809	6,319
	<u>108,723</u>	<u>6,319</u>

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2023

### 8 Charitable activities

	Community	Café & Community	Community	Total	Total
	workshop	Theatre & Hall	2023	2022	
	£	£	£	£	£
Staff costs	66,644	529,582	12,039	608,265	455,750
Depreciation	137,004	456	-	137,460	132,538
Bank charges	2,416	-	-	2,416	2,552
Community expenses	254,388	-	-	254,388	239,088
Consumables	-	62,851	1,270	64,121	58,803
Workshop fee - TfSR	-	-	-	-	20,697
Insurance	41,991	-	-	41,991	34,820
Motor and travel	57,312	-	3,038	60,350	47,643
Rent, rates, light and heat	137,087	-	-	137,087	121,994
Repairs and renewals	27,650	11,026	12,458	51,134	50,381
Social and education	4,015	-	-	4,015	2,002
Miscellaneous	-	612	-	612	346
Theatre performance costs	-	-	39,205	39,205	48,384
	<u>728,507</u>	<u>604,527</u>	<u>68,010</u>	<u>1,401,044</u>	<u>1,214,998</u>
Share of support costs (see note 10)	1,077,405	885,368	99,605	2,062,378	1,932,661
	<u>1,805,912</u>	<u>1,489,895</u>	<u>167,615</u>	<u>3,463,422</u>	<u>3,147,659</u>
<b>Analysis by fund</b>					
Unrestricted funds	1,800,482	1,489,895	167,615	3,457,992	
Restricted funds	5,430	-	-	5,430	
	<u>1,805,912</u>	<u>1,489,895</u>	<u>167,615</u>	<u>3,463,422</u>	

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2023

### 8 Charitable activities

(Continued)

#### Charitable Activities - Prior Year Comparatives

	Community	Café & workshop	Community Theatre & Hall	Total 2022
	£	£	£	£
Staff costs	-	445,034	10,716	455,750
Depreciation	132,082	456	-	132,538
Bank charges	2,552	-	-	2,552
Community expenses	239,088	-	-	239,088
Consumables	-	57,373	1,430	58,803
Workshop fee - TfSR	-	20,697	-	20,697
Insurance	34,820	-	-	34,820
Motor and travel	44,448	-	3,195	47,643
Rent, rates, light and heat	121,994	-	-	121,994
Repairs and renewals	39,363	3,567	7,451	50,381
Social and education	2,002	-	-	2,002
Miscellaneous	-	346	-	346
Theatre performance costs	-	-	48,384	48,384
	<u>616,349</u>	<u>527,473</u>	<u>71,176</u>	<u>1,214,998</u>
Share of support costs (see note 10)	<u>961,637</u>	<u>823,032</u>	<u>147,992</u>	<u>1,932,661</u>
	<u>1,577,986</u>	<u>1,350,505</u>	<u>219,168</u>	<u>3,147,659</u>
<b>Analysis by fund</b>				
Unrestricted funds	<u>1,510,320</u>	<u>1,350,505</u>	<u>219,168</u>	<u>3,079,993</u>
Restricted funds	<u>67,666</u>	<u>-</u>	<u>-</u>	<u>67,666</u>
	<u>1,577,986</u>	<u>1,350,505</u>	<u>219,168</u>	<u>3,147,659</u>

### 9 Trustees

The Board of Trustees are directors for Companies Act purposes and trustees for Charities Act purposes.

Trustees attend quarterly Board meetings plus ad hoc sub-committee and Community meetings.

Non-resident members of the Board are able to claim travel expenses for attending meetings.

None of the trustees (or any persons connected with them) received any remuneration from the charitable company during the year. No travel expenses (2022: £290) were claimed by any Trustees (2022: 2) for the year.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2023

### 10 Support & governance costs

	Type	2023 £	2022 £
Staff costs	Supp	1,878,451	1,756,892
Postage and stationery	Supp	6,112	6,660
HR, IT, Telecom, Sundry	Supp	135,306	115,150
Telephone	Supp	27,029	39,609
Audit	Gov'n	15,480	14,060
Trustee expenses	Gov'n	-	290
		<u>2,062,378</u>	<u>1,932,661</u>
Analysis by fund:			
Unrestricted funds		<u>2,062,378</u>	<u>1,932,661</u>

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2023

### 11 Employees

#### Number of employees

The average monthly head count was 115 staff (2022: 105 staff):

	<b>2023</b>	<b>2022</b>
	<b>Number</b>	<b>Number</b>
Office and management	10	10
Maintenance, Care & Support and other	105	95
	<u>115</u>	<u>105</u>

The average monthly number of full-time equivalent employees (including casual and part-time staff) during the year was:

104	<u>97</u>
-----	-----------

#### Employment costs

	<b>2023</b>	<b>2022</b>
	<b>£</b>	<b>£</b>
Wages and salaries	2,279,980	1,968,272
Social security costs	190,916	156,489
Defined contribution pension scheme	71,938	58,703
	<u>2,542,834</u>	<u>2,183,464</u>

	<b>2023</b>	<b>2022</b>
	<b>£</b>	<b>£</b>
Included within wages & salaries above are Senior Management remuneration amounting to	<u>446,078</u>	<u>378,936</u>

Senior Management remuneration includes gross salary, employers NI and pension contributions.

The number of employees whose annual remuneration (including benefits in kind) was £60,000 or more were:

	<b>2023</b>	<b>2022</b>
	<b>Number</b>	<b>Number</b>
£70,000 - £80,000	-	1
£80,000 - £90,000	1	-

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2023

### 11 Employees

(Continued)

#### Payments and benefits

The following community expenses, in addition to living accommodation and other daily essentials, relating to all senior co-workers are included in community expenditure.

	<b>Total 2023</b>	<b>Total 2022</b>
	<b>£</b>	<b>£</b>
Other miscellaneous expenses	9,847	9,949
	<u>9,847</u>	<u>9,949</u>

### 12 Taxation

The charity is exempt from tax on income and gains falling within section 505 of the Taxes Act 1988 or section 252 of the Taxation of Chargeable Gains Act 1992 to the extent that these are applied to its charitable objects.

### 13 Movement in total funds for the year

	<b>2023</b>	<b>2022</b>
	<b>£</b>	<b>£</b>
This is stated after charging:		
Auditors' remuneration		
- Audit	15,480	14,060
Depreciation	137,460	132,538
	<u>1,081,176</u>	<u>399,296</u>
Net movement in funds		
Dealt with in the accounts of the company	1,081,176	399,296
Retained by subsidiary	-	-
	<u>1,081,176</u>	<u>399,296</u>

### 14 Net gains/(losses) on investments

	<b>2023</b>	<b>2022</b>
	<b>£</b>	<b>£</b>
Revaluation of investments	12,746	(31,078)
	<u>12,746</u>	<u>(31,078)</u>

**CAMPBILL MILTON KEYNES COMMUNITIES LIMITED**

**NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)**

**FOR THE YEAR ENDED 30 JUNE 2023**

**15 Tangible fixed assets**

	Freehold property	Leasehold land and buildings improvements	Building improvements	Assets under construction	Garden & workshop	Fixtures, fittings & equipment	Motor vehicles	Total
	£	£	£	£	£	£	£	£
<b>Cost</b>								
At 1 July 2022	3,118,579	217,801	298,260	372,878	18,317	831,941	124,346	4,982,122
Additions	-	-	19,292	497,550	-	73,287	-	590,129
Disposals	(357,099)	-	-	-	-	-	(26,395)	(383,494)
At 30 June 2023	2,761,480	217,801	317,552	870,428	18,317	905,228	97,951	5,188,757
<b>Depreciation and impairment</b>								
At 1 July 2022	1,416,047	3,856	210,791	-	16,948	743,112	105,215	2,495,969
Depreciation charged in the year	54,071	1,835	21,170	-	456	51,975	7,953	137,460
Eliminated in respect of disposals	(142,840)	-	-	-	-	-	(26,395)	(169,235)
At 30 June 2023	1,327,278	5,691	231,961	-	17,404	795,087	86,773	2,464,194
<b>Carrying amount</b>								
At 30 June 2023	1,434,202	212,110	85,591	870,428	913	110,141	11,178	2,724,563
At 30 June 2022	1,702,532	213,945	87,469	372,878	1,369	88,829	19,131	2,486,153

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2023

### 16 Stocks

	2023 £	2022 £
Raw materials and consumables	1,000	1,000

### 17 Fixed asset investments

	2023 Listed investments £	2022 Listed investments £
<b>Cost or valuation</b>		
Market value at 1 July 2022	544,898	568,568
Management costs	(5,809)	(6,319)
Capital re-invested/(withdrawn)	(36,108)	13,727
Net gains/(losses) on investments	12,746	(31,078)
Market value at 30 June 2023	515,727	544,898
Historical cost	454,697	480,901
The following holdings comprise more than 5% of the investment portfolio:		
Findlay Park Funds - American Fund Unhedged	35,520	35,369
SPDR Series Trust	54,809	56,021
UK Conventional Government Bonds - 7/8% Green Gilt 31/07/2023 (less than 5% in 2022)	37,892	-
Edgewood L Select Fund (less than 5% in 2022)	25,851	-
	2023 £	2022 £
Investments at fair value comprise:		
Investments held within the UK	306,299	307,892
Investments held outside the UK	209,428	237,006
	515,727	544,898

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2023

### 18 Debtors

#### Company and Group

	2023	2022
Amounts falling due within one year:	£	£
Trade debtors	111,323	108,509
Other debtors	80,167	81,210
Prepayments and accrued income	34,218	38,089
	<u>225,708</u>	<u>227,808</u>

### 19 Creditors: amounts falling due within one year

	Notes	Group 2023 £	Company 2023 £	Group 2022 £	Company 2022 £
Other taxation and social security		59,958	59,958	55,509	55,509
Deferred income	20	74,030	74,030	31,428	31,428
Trade creditors		75,474	75,474	45,082	45,082
Amounts due to subsidiary undertakings		-	2	-	2
Other creditors		92,160	92,160	71,165	71,165
Accruals and deferred income		84,237	84,237	55,585	55,585
		<u>385,859</u>	<u>385,861</u>	<u>258,769</u>	<u>258,771</u>

### 20 Deferred income

Deferred income relates to the Community theatre (invoiced hire with a booking date after year end).

The movement for the year is as follows:

	2023	2022
	£	£
Balance held 1 July	31,428	33,637
Invoiced during the year	141,386	108,033
Released to SoFA during the year	(98,784)	(110,242)
	<u>74,030</u>	<u>31,428</u>

The balance at year end relates to bookings that will be released within six months of the year end.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2023

### 21 Restricted funds

The income funds of the charity include restricted funds comprising the following unexpended balances of donations and grants held on trust for specific purposes:

	Movement in funds			Balance at 30 June 2023
	Balance at 1 July 2022	Income & gains	Expenditure	
	£	£	£	£
Elder Care Project	32,263	-	-	32,263
The Mark Skinner Fund	95,716	-	-	95,716
Capital Development Project	-	220,000	-	220,000
Other Restricted Grants	-	40,514	(5,430)	35,084
<b>Total restricted funds</b>	<b>127,979</b>	<b>260,514</b>	<b>(5,430)</b>	<b>383,063</b>

Elder Care Project - the care and support of an ageing resident population is a central strategic issue for the Community impacting service delivery, staffing & facilities. The charity is grateful for this donation to assist fund the project.

The Mark Skinner Fund – to provide funding for members of the community to engage in activities they may not be able to due to their financial circumstance. The charity is grateful for this legacy from our founding resident.

Capital Development Project - funding received from Garfield Weston (£200,000) and Anson Charitable Trust (£20,000) towards the redevelopment project being undertaken by the charitable company.

Other Restricted Funds - various grants and donations received specific purposes in relation to improvements in the Community.

#### Restricted funds - Prior Year Detail

	Movement in funds			Balance at 30 June 2022
	Balance at 1 July 2021	Income & gains	Expenditure	
	£	£	£	£
Elder Care Project	32,263	-	-	32,263
The Mark Skinner Fund	95,716	-	-	95,716
Capital Development Project	-	67,666	(67,666)	-
<b>Total restricted funds</b>	<b>127,979</b>	<b>67,666</b>	<b>(67,666)</b>	<b>127,979</b>

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2023

### 22 Unrestricted funds

The income funds of the charity include the following designated funds which have been set aside out of unrestricted funds by the trustees for specific purposes:

	Balance at 1 July 2022	Movement in funds			Revaluations, gains and losses	Balance at 30 June 2023
		Income	Expenditure	Transfers		
	£	£	£	£	£	£
<b>Designated funds</b>						
Co-worker Fund	101,471	-	-	-	-	101,471
Revaluation Reserve	63,997	-	-	(15,713)	12,746	61,030
Build Project	700,000	-	-	-	-	700,000
<b>General unrestricted funds</b>	3,526,220	4,380,061	(3,566,715)	15,713	-	4,355,279
<b>Total unrestricted funds</b>	4,391,688	4,380,061	(3,566,715)	-	12,746	5,217,780

#### Purpose of Designated Funds

Co-Worker fund (formerly the Social Fund) - to provide financial support for long serving voluntary co-workers on retirement and/or leaving the Community together with other deserving social needs consistent with the aims and objectives of the Camphill Movement.

Revaluation Reserve - the accumulated value of unrealised gains of the charity's investments.

Build Fund - to contribute to the ongoing build project.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2023

### 22 Unrestricted funds

(Continued)

#### Unrestricted funds - Prior Year Detail

	Balance at 1 July 2021	Movement in funds			Revaluations, gains and losses	Balance at 30 June 2022
		Income	Expenditure	Transfers		
	£	£	£	£	£	£
<b>Designated funds</b>						
Co-worker Fund	101,471	-	-	-	-	101,471
Co-worker Fund No.2	60,750	-	-	(60,750)	-	-
Operating Fund	150,000	-	-	(150,000)	-	-
Project Fund	500,000	-	-	(500,000)	-	-
Revaluation Reserve	232,862	-	-	(137,787)	(31,078)	63,997
Energy Conservation Strategic Development	25,000 (414)	-	-	(25,000) 414	-	-
Build Project	-	-	-	700,000	-	700,000
<b>General unrestricted funds</b>	2,922,723	3,516,686	(3,086,312)	173,123	-	3,526,220
<b>Total unrestricted funds</b>	3,992,392	3,516,686	(3,086,312)	-	(31,078)	4,391,688

### 23 Analysis of net assets between funds

	Unrestricted funds	Restricted funds	Total
	£	£	£
Fund balances at 30 June 2023 are represented by:			
Tangible assets	2,724,563	-	2,724,563
Investments	515,727	-	515,727
Current assets/(liabilities)	1,977,490	383,063	2,360,553
	5,217,780	383,063	5,600,843

#### Analysis of net assets between funds - Prior Year Detail

	Unrestricted funds	Restricted funds	Total
	£	£	£
Fund balances at 30 June 2022 are represented by:			
Tangible assets	2,486,153	-	2,486,153
Investments	544,898	-	544,898
Current assets/(liabilities)	1,360,637	127,979	1,488,616
	4,391,688	127,979	4,519,667

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2023

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### 24 Operating lease commitments - Group and Company

At the reporting end date the charitable company had outstanding commitments for future minimum lease payments under non-cancellable operating leases, which fall due as follows:

	2023	2022
	£	£
Within one year	-	3,043
Between two and five years	-	-
	<u>          </u>	<u>          </u>

The amounts recognised as an expense during the year in respect of operating lease arrangements was £9,130 (2022 - £8,861).

### 25 Capital commitments

Camphill Milton Keynes Communities Limited had an agreement in place with Stellar Building Consultancy for a total of £123,240. At the year end date, £42,600 had been spent, with £80,640 (2022 - £80,640) remaining.

Camphill Milton Keynes Communities Limited had agreements in place with Studio Ageli for a total of £493,794. At the year end date, £309,166 had been spent, with £184,628 (2022 - £102,994) remaining.

The above contracts had been entered into in relation to the redevelopment project being undertaken by the charitable company for which planning permission has been received, with amounts capitalised shown within assets under construction.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

**FOR THE YEAR ENDED 30 JUNE 2023**

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### 26 Related party transactions

#### Transactions with related parties

During the year the charitable company entered into the following transactions with related parties:

(1) CMKC Chief Executive Officer, Tim Davies is a director of Camphill Insurance Agency Ltd. The company was formed by the Association of Camphill Communities "AoCC", its Board comprising representatives from member communities. The company partners with the AoCC Community members' insurance broker to ensure the best value for money insurance cover is sourced. CMKC's CEO attends occasional meetings, any expenses being met by the company.

(2) During the year, the charitable company provided funding of £nil (2022: £20,697) to Tools for Self Reliance (Milton Keynes), TfSR managing a resident workshop. D Peddie, former Company Secretary of CMKC and J Moffoot, Trustee of CMKC are Trustees of TfSR. In addition to this, TfSR paid £nil (2022: £27,560) in relation to the secondment of CMKC staff. As of 1st April 2022, CMKC have a partnership agreement in place with TfSR for the shared use of the Michael's Akyre premises. CMKC are responsible for providing and managing the day service provision, at its own cost and providing sufficiently trained staff to carry out the TfSR activity. Other than the agreed recharge of costs in relation to tools refurbishment activities, there is no monetary exchange for this shared activity.

(3) Training Manager, Marija Tudor is partner to the owner/director of Grant IT Ltd, the company providing IT consultancy to the charity. During the year the charity spent £23,328 (2022: £22,125), of which £nil (2022: £5,651) remains outstanding at the year end.

(4) During the year, the charitable company paid Stellar Building Consultancy £66,873 (2022: £44,040) in relation to consultancy advice regarding the development project, of which £5,400 (2022: £nil) remains outstanding at the year end. E Bradley, Trustee of CMKC is a Director of Stellar Building Consultancy Ltd.

(5) Trustee, Ian Revell is CEO of Milton Keynes Community Foundation, an independent charity from which the charitable company received £25,000 (2022: £25,000) in grant income during the year. The total amount received to date of £50,000 (2022: £25,000) is included in deferred income at the year end. This forms two of three instalments from the Margaret Powell Community 1st fund, in relation to the development project.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2023

### 27 Subsidiaries

Details of the charitable company's subsidiaries at 30 June 2023 are as follows:

Name of undertaking	Registered office	Nature of business	Class of shares held	% Held	
				Direct	Indirect
Camphill Contracts (Milton Keynes) Limited 02009707	Japonica Lane, Willen Park South, Milton Keynes, MK16 9JY	Non-trading subsidiary	Ordinary	100.00	

The company's wholly owned subsidiary, Camphill Contracts (Milton Keynes) Limited ('Camphill Contracts'), ceased trading at the end of June 2008.

Accounts (not audited) have been filed with the Registrar of Companies.

	2023 and 2022 £
Summary profit and loss account	
Turnover	-
Cost of sales	-
Gross (loss)/profit	-
Administrative expenses	-
Interest payable	-
Net (loss)/profit before tax	-
Taxation	-
(Loss)/profit for the year	-
The assets and liabilities of the subsidiary were:	
Fixed assets	-
Current assets	2
Creditors: amounts falling due within one year	-
	2
Aggregate share capital and reserves	2

### 28 Analysis of changes in net funds

The charitable company had no debt during the year.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2023

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29 Cash generated from operations	2023 £	2022 £
Surplus for the year	1,081,176	399,296
Adjustments for:		
Investment income recognised in statement of financial activities	(29,846)	(17,128)
Gain on disposal of tangible fixed assets	(352,250)	(989)
Fair value gains and losses on investments	(12,746)	31,078
Investment manager fees	(5,809)	(6,319)
Depreciation and impairment of tangible fixed assets	137,460	132,538
Movements in working capital:		
Decrease in debtors	2,100	137,784
Increase/(decrease) in creditors	84,488	(91,897)
Increase/(decrease) in deferred income	42,602	(2,209)
<b>Cash generated from operations</b>	<u>947,175</u>	<u>582,154</u>

**CAMPHILL MILTON KEYNES COMMUNITIES LIMITED**

England & Wales - Charity number 283556

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# Accounts

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Charity registration number 283556

Company registration number 01589898 (England and Wales)

**CAMPHILL MILTON KEYNES COMMUNITIES LIMITED**  
**ANNUAL REPORT AND FINANCIAL STATEMENTS**  
**FOR THE YEAR ENDED 30 JUNE 2022**

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## LEGAL AND ADMINISTRATIVE INFORMATION

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<b>Trustees</b>	J Cooper S Prosky G Lightfoot (Chair) E Bradley R Malik J Moffoot I Revell E Sheldon P Howard
<b>Charity number</b>	283556
<b>Company number</b>	01589898
<b>Principal address</b>	Japonica Lane Willen Park South Milton Keynes Buckinghamshire MK15 9JY
<b>Registered office</b>	Japonica Lane Willen Park South Milton Keynes Buckinghamshire MK15 9JY
<b>Auditor</b>	Myers Clark Egale 1 80 St Albans Road Watford Hertfordshire WD17 1DL
<b>Investment advisors</b>	Rathbones Investment Management 1 Curzon Street London W1J 5FB

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# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

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# **CAMPHILL MILTON KEYNES COMMUNITIES LIMITED**

## **TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT)**

***FOR THE YEAR ENDED 30 JUNE 2022***

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The trustees present their annual report and financial statements for the year ended 30 June 2022.

The financial statements have been prepared in accordance with the accounting policies set out in note 1 to the financial statements and comply with the charitable company's Memorandum and Articles of Association, the Companies Act 2006 and "Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102)" (as amended for accounting periods commencing from 1 January 2016)

### **Objectives and activities**

CMKC's Memorandum of Association defines its main objects as follows:

"The Charity's objects are, for the public benefit, to relieve sickness, promote good health, provide care to and advance the education and training of: people with a disability (whether mental or physical), the young, the old, or people otherwise in need, in accordance with the principles of Dr Rudolf Steiner (as summarised in the Appendix to this Memorandum), particularly (without limitation) by the establishment and maintenance of communities in the form of villages, residential houses, day centres, kindergartens, schools, colleges or other types of social and/or educational community, in which beneficiaries live and/or work and/or to which they otherwise resort, in community with persons providing support."

The Appendix referred to above summarises the principles formulated by the Austrian philosopher, Dr Rudolf Steiner, about many aspects of daily life including social life, economic life, agriculture, horticulture, art, medicine, finance and religion.

During the year there has been no change to policies adopted in furtherance of our objects.

The charity operates as a Community managing three main activities that can be summarised as

#### **1. Tenancy**

Our accommodation consists of several houses where residents and support staff share their lives as a Community in addition to a number of houses comprising residents requiring only daily support visits. Each resident has an assured short hold tenancy agreement with CMKC which makes them eligible to apply for Housing Benefit from the Local Authority.

#### **2. Supported Living**

In addition to the provision of accommodation for each resident CMKC also provides residents with the necessary day-to-day support to live their lives as they choose within and beyond the Community. This comprises daily support to residents appropriate to their needs and lifestyle as assessed by the relevant local authority.

#### **3. Day Workshops**

The provision of work experience in a range of well-structured therapeutic workshops centred around working on the land, food processing, arts, crafts and music. Residents are supported within the workshops by a combination of volunteers and employees Monday to Friday. In addition, the workshops are available to adults with learning disabilities from the wider Milton Keynes community who are interested in attending.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

*FOR THE YEAR ENDED 30 JUNE 2022*

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### **Objectives and activities (continued)**

Our activities operate from two main sites within Milton Keynes, Willen Park South and Pennyland. The charity owns the freehold of a ten-acre site at Willen, as well as the workshops and four of the five houses. The fifth house was built by Aldwyck (now Peabody) Housing Association with Housing Corporation funds. Aldwyck Housing Association made this house available under a management agreement between Aldwyck and CMKC. This house is operated similarly to the other residential houses and is built on land leased by CMKC to Aldwyck on a long-term basis. CMKC also owns two separate houses within proximity of the Willen estate.

CMKC manages four additional houses that are rented from Milton Keynes Council at Pennyland where it also owns the freehold of 1.75 acres of land which includes a workshop facility.

CMKC is part of the wider Camphill Movement which has over one hundred centres worldwide, all caring for children or adults with learning disabilities or who are emotionally disturbed. CMKC is autonomous regarding day-to-day operations and in respect of all financial matters but benefits from the wealth of experience available within the Camphill Movement as a whole.

### **Public Benefit**

When setting objectives, Trustees acknowledge that the charity is a Public Benefit Entity & give consideration to the Charity Commission's published guidance on the Public Benefit requirement under the Charities Act 2011 guidance on public benefit.

The charity in pursuit of its objects continues to provide support of adults with learning disabilities by providing a community environment where they can be supported to live, socialise and gain work experience in a therapeutic workshop. This provision is provided to both existing Community residents and extended to local service users from the wider community.

In 2016 the charity became a member of Wolverton Community Energy (WCE), a registered society. CMKC lease roof space to WCE for the installation of solar panels, this agreement providing subsidised energy to the charity. WCE collaborate with individuals and businesses in Wolverton and the wider Milton Keynes area to help them become more energy efficient and to reduce the amount of carbon they use. Their long-term view and our aim are to take the WCE community off-grid, with zero carbon use. They have a strong track record and have already completed several successful projects. They are currently exploring a range of other ways to harness renewable energy sources - from solar PV installations to hydro, and from biomass to LED lighting retrofits. They aim to invest 50% of profits back into the local community, with a particular focus on relieving fuel poverty for the most vulnerable.

### **Achievements and performance**

CMKC currently maintains ten residential houses in which around seventy residents live. It also operates several day workshops including the Camphill cafe, providing residents with the opportunity to connect naturally with the wider Milton Keynes community.

At the heart of our community are our residents and external service users who use our support and workshops and, as the beneficiaries of our charity, are the focus of our thinking. Their health and wellbeing are our business. We aim to do that well.

Trustees are committed to the continued successful future of the Community and assess performance against objects via several measures involving the Community and stakeholders. Internal benchmarks comprise but are not limited to financial budgets, HR & Training plans, H&S kpi's, support plans, risk assessments, commissioned professional advice and resident surveys. Stakeholder benchmarks comprise but are not limited to Local Authority inspections (Adult Social Care, Housing & Fire Brigade), resident annual reviews with social workers, CQC inspections, resident family support group meetings and surveys. In total the reported data provides Trustees with an overview of the Community's performance against its objects.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

### FOR THE YEAR ENDED 30 JUNE 2022

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#### Achievements and performance (continued)

A key indicator of year-on-year provision of quality support is the regular inspection of our services by the Care Quality Commission (CQC). They are the independent regulator of health and adult social care in England who ensure health and social care services provide people with safe, effective, compassionate, high-quality care and encourage care services to improve.

The charity was last inspected by the CQC in October 2018 and was rated as "Good" in all five "key lines of enquiry" being Safe, Effective, Caring, Responsive & Well Led, resulting in a positive report and overall score of "Good". The pandemic created a backlog for CQC and inspection is unlikely to be before 2023. In the interim we undertake internal audits to monitor our service provision in addition to any local authority inspection requested. Trustees recognise the commitment of the Community in achieving this rating and will continue to provide all necessary resources to maintain a high level of quality support.

As reported in the last two years, the charity concluded plans to move to a fully employed support staffing model, the reduction in live in volunteers providing additional accommodation for new residents. It was intended to increase resident numbers to just over seventy but as a result of a combination of Covid lockdown and residents moving to more appropriate settings for their increased needs, we anticipate full occupancy will be achieved by Spring 2023.

The charity also plans to build two new accommodation projects within the existing sites and is currently negotiating the final element of both tender and funding stages. It is anticipated that these new builds will commence Spring/Summer 2023.

#### Plans for future periods

The 2016 Trustees report contained the following extract;

*"During September 2016 Trustees approved a Strategic Review presented by the Senior Management Team, a framework to ensure that the charity is best placed to continue to meet its objects. The review will encompass the development of service provision, facilities, environmental & financial sustainability whilst maintaining the Camphill values and principles. As a Community we will consult with stakeholders including residents, families, volunteers & employees.*

*The aims and objectives have been summarised as follows;*

- 1. Recruit and retain adequately skilled support staff.*
- 2. Ensure our people have the right skills and resources to make the right decisions and to do what is needed, working together.*
- 3. Ensure we have the right buildings for our future needs.*
- 4. Ensure what we do is relevant, sustainable and high quality.*
- 5. Extend our reach to include older people and more complex needs.*

*Although the future is unpredictable, the purpose of this review is to plan ahead, making clear our aspirations for development in the coming years as we see it today, we have focused on the coming three to five years. Much of our development depends on other factors such as funding and compliance requirements that we can influence but cannot control. We therefore aim to review our strategy regularly as we progress and amend our objectives in light of our findings, future reports to monitor our progress."*

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

*FOR THE YEAR ENDED 30 JUNE 2022*

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### Plans for future periods (continued)

Subsequent years have tracked these objectives, Trustees reporting that to date objectives have been achieved. In the current year the charity can report the following update for a fourth year;

#### **1. Recruit and retain adequately skilled support staff.**

Since 2016/17, the charity has transitioned to an employed staffing supplemented by a team of bank support staff. The bank staff have provided a flexible resource to provide support cover as and when required whilst suiting the individual's work preference. Where possible suitably qualified internal staff have been promoted as part of the charity developing internal talent and succession planning, including the transfer of bank staff to permanent roles.

#### **2. Ensure our people have the right skills and resources to make the right decisions and to do what is needed, working together.**

The charity has compiled and implemented a Learning and Development Plan for staff. Requirements, current and future, are refined by the annual appraisal process.

#### **3. Ensure we have the right buildings for our future needs.**

The strategic review highlighted an increase in service users was necessary to provide a sustainable financial platform for the charity to pursue its objects. A build project increasing both workshop facilities and supported living accommodation was completed and authorised by Trustees, the planning applications approved in the first quarter of 2020. The pandemic impacted the project timeline as we focused on the safety of community members but can report that we are in the final stages of tender selection.

In parallel our existing building stock is maintained to a quality standard, effecting improvement where practical to incorporate prevailing best practice.

#### **4. Ensure what we do is relevant, sustainable and high quality.**

CMKC continues to participate in and influence local stakeholder groups to ensure that our future direction is aligned with local commissioning group's strategy. In a wider national context, our CEO continues his role in the Association of Camphill Communities to ensure CMKC is at the forefront of UK adult social care provision.

A combination of enforced staffing change and planned build project costs have impacted the charity's finances over the last four years, but Trustees and management have agreed short term targets to return to an operating surplus.

The quality-of-service provision to our beneficiaries is our central focus and the charity will provide such resources required to ensure our facilities, systems and people are operating day on day at high quality.

#### **5. Extend our reach to include older people and more complex needs.**

The new build process will address some of the challenges faced by our existing infrastructure and provide opportunities to allow some residents with changing needs to stay within our community.

Trustees are pleased to report that the rolling objectives of the Strategic Review were achieved for the year.

### **Financial review**

CMKC's income is derived from three main income streams

- Accommodation - Rent from residents including Housing Benefit subsidy
- Care & Support - Supported Living fees from Local Authorities
- Workshops - Day Support Fees from Local Authorities

The financial year is the first full year without significant impact from the pandemic and allowed the community to return to normal operation whilst being confident in planning for the future. A year of both stability and growth we have increased resident numbers and service provision, including welcoming new external service users to workshops. During the year Milton Keynes Council renewed our Supported Living contract for the next several years together with new local authorities contracting with us for the first time.

Emerging from the pandemic this first year had generated a strong surplus which will form the basis for future years of financial stability.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

**FOR THE YEAR ENDED 30 JUNE 2022**

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### Financial review (continued)

Trustees are confident that the charity can continue to meet its liabilities as they fall due for the foreseeable future and that the accounts should be prepared on the going concern basis.

CMKC made charitable donations of £440 (2021: £600) during the year.

### Reserves

During the year the Board has considered the level, in line with the Charity Commission Guidelines, it should retain in its reserves. Its current policy reflects the need to maintain current operations while providing for future commitments. The Board reviews its reserves policy annually in line with recommended practice. During the year of report, Trustees re-assessed its designated funds, re-allocating to reflect known requirements. Note 21/22 sets out an analysis of the assets attributable to the various funds. These assets are sufficient to meet CMKC's obligations on a fund-by-fund basis.

The Board has considered the requirement for free reserves, being those unrestricted funds not invested in tangible fixed assets, designated for specific purposes or otherwise committed. The Board believes that this should represent four months of expenditure. At this level the Board believes it can continue the activities of CMKC in the event of a significant drop in funding until alternative sources can be identified.

As detailed in the next paragraph, Free Reserves currently represent 4.2 months expenditure and the Board aims to maintain, at least, to the target level of the Free Reserves.

As at 30 June 2022 the company's total reserves of £4,519,667 can be analysed as follows:

	£
Tied up in intangible fixed assets	nil
Tied up in buildings and other tangible assets	2,486,153
Allocated to Restricted & Designated Reserves	993,447
The balance being Free Reserves	1,040,067

### Investments

In 2014 the charity invested £500,000 with an objective of long-term capital growth. These funds are managed by Rathbones Investment Management, Trustees authorising the funds be invested using the Church of England ethical model as a basis.

Global events have impacted markets over the year but Trustees are satisfied with Rathbone's managed investment performance.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

**FOR THE YEAR ENDED 30 JUNE 2022**

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### Structure, governance and management

#### Structure

CMKC is a private company limited by guarantee and has no share capital. Membership comprises current and former Trustees, the extent of their liability as members of the company on a winding up limited to a maximum of £1 each. The company retains a wholly owned subsidiary, Camphill Contracts (Milton Keynes) Limited, the company currently dormant having ceased trading June 2008. CMKC is also registered as a charity with the Charities Commission.

The trustees, who are also the directors for the purpose of company law, and who served during the year and up to the date of signature of the financial statements were:

J Cooper	
R Dowthwaite (ex Chair)	(Resigned 6 September 2021)
M Luxford	(Resigned 13 June 2022)
S Prosky	
G Lightfoot (Chair)	
M Beck	(Resigned 13 June 2022)
E Bradley	
R Malik	
J Moffoot	
I Revell	
E Sheldon	
K Broadhurst	(Resigned 12 September 2022)
P Howard	

None of the trustees has any beneficial interest in the company.

#### Governance

CMKC is governed by its Memorandum and Articles of Association, the current document being adopted by members at the Annual General Meeting on 23 April 2007. Control is exercised by the Board of Trustees consisting of individuals who have an interest in the charity's objectives be it as a resident family member and/ or the charity ethos. In addition, consideration is given to the skills and experience each Trustee can bring to the Board, the most recent Skills Audit updated in the prior year. The Board maintains an open recruitment policy and will consider appropriate and eligible applicants recommended by Trustees or Management. New Trustees undergo a selection/induction process providing insight into the role, charity ethos, finance, operations, residents and staff. This will typically involve attendance at a Trustee meeting, interview, desktop research, shadowing management and involvement in support/workshop operations. Given Covid restrictions this has had to be limited for the recently appointed Trustees.

The Board may co-opt new members between Annual General Meetings. Under article 16 the appointment of co-opted trustees must be confirmed by the members at the next Annual General Meeting. Under Article 9 one-third of the members are required to retire by rotation.

Trustees to be confirmed and/or retiring by rotation at the Annual General Meeting are

Article 16:	None
Article 9:	R Malik, J Moffoot, I Revell

The Board meet quarterly with two sub-groups Finance, Audit & General Purposes and Build Project meeting prior to each Trustee meeting. Review sub-groups covering Care & Support and Marketing meet as agreed by the Board.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

**FOR THE YEAR ENDED 30 JUNE 2022**

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### Structure, governance and management (continued)

#### Management

The day-to-day management of CMKC is delegated to the Chief Executive within terms of delegation approved by Trustees. The Chief Executive is assisted by a Management Team responsible for Service Delivery, Workshops, HR, Training, Facilities, H&S and Finance. Trustees review the remuneration of all employees (including the CEO & Management team) annually considering charity finances, UK economic indicators and local government/charity sector comparatives.

#### Senior Management

Chief Executive	T Davies
Day Opportunites Manager	J Funge
HR Manager	F Alade
Training Manager	M Tudor
Facilities Manager	S Death
Registered Manager	T Bridle
Finance Manager/Company Secretary	D Peddie
Head of Development	L Davies

#### Volunteers

Integral to the Camphill ethos is the contribution made by volunteers to the charity's activities. The charity actively encourages volunteer support of its residents and recognises the positive impact they make. Our volunteer base is local and was impacted by Covid lockdown restrictions but we are actively promoting for new volunteers to join our community.

Trustees would like to record their gratitude to those volunteers who have contributed to the community during the year.

#### Related Party & Co-operation with other organisations

No Trustees receive remuneration or other benefit from their work with the charity. The charity updates its Related Party Transactions Register annually, note 26 to the accounts providing details to related party transactions during the year.

CMKC has a close association with Tools for Self-Reliance (Milton Keynes) ['TFSR']. A separate charity, TFSR collects old unwanted hand tools and restores them to working condition, ultimately, donating them to projects in developing countries. This activity is undertaken as a workshop within CMKC, several of our residents attending Monday to Thursday. Due to staffing changes in the prior years, CMKC provided a member of staff to supervise the workshop working alongside a part-time TFSR employee and volunteers. This cost was recharged to TFSR, in the year of account £19,821 (2021: £19,289). CMKC contributed to this activity by providing the workshop, store and office free of charge and, additionally, in 2022 paid £20,697 towards TFSR's expenditure (2021: £27,596). The agreement was re-negotiated in April 2022, the financial charges terminated, the charity providing the continued use of the workshop without charge.

CMKC is part of the wider Camphill Movement which has over one hundred centres worldwide, all caring for children or adults with learning disabilities and or mental health problems. CMKC is autonomous with regard to day-to-day operations and in respect of all financial matters but benefits from the wealth of experience available within the Camphill Movement as a whole. The Community is a member of the Association of Camphill Communities (AoCC), its membership comprising several Camphill Communities located within UK and Eire. This membership provides valuable networking and best practice sharing.

The charity is also a member of Wolverton Community Energy, details as above in Public Benefit.

Locally the charity attends various Local Authority and Third Sector Supplier forums in pursuit of the charity's objectives. Where appropriate, it is the intention of the charity to offer partnership & leadership to the sector via these forums.

#### Social Investment

In 2014 the charity invested £500,000 with a view to long term capital growth. These funds are managed by Rathbones Investment Management, Trustees authorising the funds be invested using the Church of England ethical model as a basis.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

**FOR THE YEAR ENDED 30 JUNE 2022**

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### Structure, governance and management (continued)

#### Fundraising

The charity's main income is derived from resident rent and local authority fees, fundraising historically a minor income stream. The charity continued its fundraising strategy with the recruitment of a Head of Development at the beginning of the year, a subsequent appointment of a Community Fundraiser to provide resource to the team. A positive first year in tangible terms, the team are laying solid foundations for delivery of targeted development income.

#### Key Risks and uncertainties

The Board has assessed the major risks to which CMKC is exposed and is satisfied those systems are in place to mitigate exposure to these risks. A detailed assessment has been made of the potential risks to which the residents, co-workers and staff may be exposed to in each of the properties of CMKC, and suitable policies and procedures to minimise these risks have been put in place. These are reviewed regularly by Trustees.

CMKC maintains a Risk Register identifying various risks set against control and mitigation procedures. These cover key areas such as Charity Law, Governance, Operations, H&S, Finance and Reputation and are reviewed and agreed annually by Trustees.

#### Exemptions from disclosure

None

#### Funds held as Custodian Trustees on behalf of others

During the period of report there were no assets held.

#### Other

#### Grant-making

During the year the charity provided a grant of £20,697 (2021: £27,596) to Tools for Self Reliance (Milton Keynes) to support the running of its workshop.

#### Disclosure of information to auditors

Each of the directors has confirmed that there is no information of which they are aware which is relevant to the audit, but of which the auditors are unaware. They have further confirmed that they have taken appropriate steps to identify such relevant information and to establish that the auditors are aware of such information.

#### Auditor

In accordance with section 487 of the Companies Act 2006, a resolution will be submitted at the forthcoming Annual General Meeting that Myers Clark, Chartered Accountants, be re-appointed as auditors.

The trustees' report was approved by the Board of Trustees.



J Cooper

Trustee

Dated: 20/1/23



E Sheldon

Trustee

Dated: 20/1/2023

# **CAMPHILL MILTON KEYNES COMMUNITIES LIMITED**

## **STATEMENT OF TRUSTEES' RESPONSIBILITIES**

***FOR THE YEAR ENDED 30 JUNE 2022***

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The trustees, who are also the directors of Camphill Milton Keynes Communities Limited for the purpose of company law, are responsible for preparing the Trustees' Report and the financial statements in accordance with applicable law and United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice).

Company Law requires the trustees to prepare financial statements for each financial year which 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 year.

In preparing these financial statements, the trustees are required to:

- 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 charitable company will continue in operation.

The trustees are responsible for keeping adequate accounting records that 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 Companies Act 2006. They are also responsible for safeguarding the assets of the charitable company and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## INDEPENDENT AUDITOR'S REPORT

### TO THE TRUSTEES OF CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

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#### Opinion

We have audited the financial statements of Campbill Milton Keynes Communities Limited and its subsidiary (the 'group') for the year ended 30 June 2022 which comprise the statement of financial activities, the summary income and expenditure account, the balance sheet, the statement of cash flows and the notes to the financial statements, including significant accounting policies. The financial reporting framework that has been applied in their preparation is applicable law and United Kingdom Accounting Standards, including FRS 102 *The Financial Reporting Standard applicable in the UK and Republic of Ireland* (United Kingdom Generally Accepted Accounting Practice).

In our opinion, the financial statements:

- give a true and fair view of the state of the group's affairs as at 30 June 2022 and of its incoming resources and application of resources, for the year then ended;
- have been properly prepared in accordance with United Kingdom Generally Accepted Accounting Practice; and
- have been prepared in accordance with the requirements of the Companies Act 2006.

#### Basis for opinion

We conducted our audit in accordance with International Standards on Auditing (UK) (ISAs (UK)) and applicable law. Our responsibilities under those standards are further described in the *Auditor's responsibilities for the audit of the financial statements* section of our report. We are independent of the group in accordance with the ethical requirements that are relevant to our audit of the financial statements in the UK, including the FRC's Ethical Standard, and we have fulfilled our other ethical responsibilities in accordance with these requirements. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

#### Conclusions relating to going concern

In auditing the financial statements, we have concluded that the trustees' use of the going concern basis of accounting in the preparation of the financial statements is appropriate.

Based on the work we have performed, we have not identified any material uncertainties relating to events or conditions that, individually or collectively, may cast significant doubt on the group's ability to continue as a going concern for a period of at least twelve months from when the financial statements are authorised for issue.

Our responsibilities and the responsibilities of the trustees with respect to going concern are described in the relevant sections of this report.

#### Other information

The other information comprises the information included in the annual report other than the financial statements and our auditor's report thereon. The trustees are responsible for the other information contained within the annual report. Our opinion on the financial statements does not cover the other information and we do not express any form of assurance conclusion thereon. Our responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the financial statements or our knowledge obtained in the course of the audit, or otherwise appears to be materially misstated. If we identify such material inconsistencies or apparent material misstatements, we are required to determine whether this gives rise to a material misstatement in the financial statements themselves. If, based on the work we have performed, we conclude that there is a material misstatement of this other information, we are required to report that fact.

We have nothing to report in this regard.

#### Opinions on other matters prescribed by the Companies Act 2006

In our opinion, based on the work undertaken in the course of the audit:

- the information given in the trustees' report, which includes the directors' report prepared for the purposes of company law, for the financial year for which the financial statements are prepared is consistent with the financial statements; and
- the directors' report included within the trustees' report has been prepared in accordance with applicable legal requirements.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## INDEPENDENT AUDITOR'S REPORT (CONTINUED)

### TO THE TRUSTEES OF CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

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#### **Matters on which we are required to report by exception**

In the light of the knowledge and understanding of the group and its environment obtained in the course of the audit, we have not identified material misstatements in the directors' report included within the trustees' report.

We have nothing to report in respect of the following matters in relation to which the Companies Act 2006 and Charities (Accounts and Reports) Regulations 2008 require us to report to you if, in our opinion:

- the information given in the financial statements is inconsistent in any material respect with the trustees' report; or
- sufficient accounting records have not been kept; or
- the financial statements are not in agreement with the accounting records; or
- we have not received all the information and explanations we require for our audit.

#### **Responsibilities of trustees**

As explained more fully in the statement of trustees' responsibilities, the trustees, who are also the directors of the group for the purpose of company law, are responsible for the preparation of the financial statements and for being satisfied that they give a true and fair view, and for such internal control as the trustees determine is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error. In preparing the financial statements, the trustees are responsible for assessing the group's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the trustees either intend to liquidate the charitable company or to cease operations, or have no realistic alternative but to do so.

#### **Auditor's responsibilities for the audit of the financial statements**

We have been appointed as auditor under section 144 of the Charities Act 2011 and report in accordance with the Act and relevant regulations made or having effect thereunder.

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not a guarantee that an audit conducted in accordance with ISAs (UK) will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statements.

The extent to which our procedures are capable of detecting irregularities, including fraud, is detailed below.

#### **The extent to which the audit was considered capable of detecting irregularities including fraud**

In identifying and assessing the risks of material misstatement in respect of irregularities, including fraud and non-compliance with laws and regulations, we considered the following;

- The nature of the industry and sector, control environment and business performance including the design of the remuneration policies, key drivers for trustee remuneration, bonus levels and performance targets;
- results of our enquiries of Management about their own identification and assessment of the risks of irregularities;
- any matters we identified having obtained and review the charitable company's documentation of their policies and procedures relating to;
- identifying, evaluating and complying with laws and regulation and whether they were aware of any instances of non-compliance;
  - detecting and responding to the risks of fraud and whether they have knowledge of any actual, suspected or alleged fraud;
  - the internal controls established to mitigate risks of fraud or non-compliance with laws and regulations;
- the matters discussed among the audit engagement team regarding how and where fraud might occur in the financial statements and any potential indicators of fraud.

# **CAMPBILL MILTON KEYNES COMMUNITIES LIMITED**

## **INDEPENDENT AUDITOR'S REPORT (CONTINUED)**

### **TO THE TRUSTEES OF CAMPBILL MILTON KEYNES COMMUNITIES LIMITED**

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As a result of these procedures, we considered the opportunities and incentives that may exist within the organisation for fraud. In common with all audits under ISAs (UK), we are also required to perform specific procedures to respond to the risk of management override.

We also obtained an understanding of the legal and regulatory frameworks that the charitable company operates in, focusing on provisions of those laws and regulations that had a direct effect on the determination of material amounts and disclosures in the financial statements. The key laws and regulations we considered in this context included the UK Companies Act.

In addition, we considered provisions of other laws and regulations that do not have a direct effect on the financial statements but compliance with which may be fundamental to the company's ability to operate or to avoid a material penalty. These included Employment law.

#### **Audit response to risks identified**

To address the risk of fraud through management bias and override of controls, we:

- performed analytical procedures to identify any unusual or unexpected relationships;
- tested journal entries to identify unusual transactions;
- assessed whether judgements and assumptions made in determining the accounting estimates were indicative of potential bias; and
- investigated the rationale behind significant or unusual transactions.

In response to the risk of irregularities and non-compliance with laws and regulations, we designed procedures which included, but were not limited to:

- agreeing financial statement disclosures to underlying supporting documentation;
- reading the minutes of meetings of those charged with governance; and
- enquiring of management as to actual and potential litigation and claims.

There are inherent limitations in our audit procedures described above. The more removed that laws and regulations are from financial transactions, the less likely it is that we would become aware of non-compliance. Auditing standards also limit the audit procedures required to identify non-compliance with laws and regulations to enquiry of the directors and other management and the inspection of regulatory and legal correspondence, if any.

Material misstatements that arise due to fraud can be harder to detect than those that arise from error as they may involve deliberate concealment or collusion.

A further description of our responsibilities is available on the Financial Reporting Council's website at: <https://www.frc.org.uk/auditorsresponsibilities>. This description forms part of our auditor's report.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## INDEPENDENT AUDITOR'S REPORT (CONTINUED)

### TO THE TRUSTEES OF CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

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#### Use of our report

This report is made solely to the charitable company's members, as a body, in accordance with Chapter 3 of Part 16 of the Companies Act 2006 and part 4 of the Charities (Accounts and Reports) Regulations 2008. Our audit work has been undertaken so that we might state to the charity's trustees those matters we are required to state to them in an auditors' 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 charity and the charity's trustees as a body, for our audit work, for this report, or for the opinions we have formed.



**Paul Windmill (Senior Statutory Auditor)**  
for and on behalf of Myers Clark

1 February 2023

**Chartered Accountants**  
**Statutory Auditor**

Egale 1  
80 St Albans Road  
Watford  
Hertfordshire  
WD17 1DL

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## CONSOLIDATED STATEMENT OF FINANCIAL ACTIVITIES INCLUDING INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 30 JUNE 2022

	Notes	Unrestricted funds £	Restricted funds £	Total 2022 £	Total 2021 £
<b><u>Income and endowments from:</u></b>					
Donations and legacies	3	197,297	67,666	264,963	67,967
Charitable activities	4	3,272,268	-	3,272,268	2,618,862
Investments	5	17,128	-	17,128	3,540
Other income	6	29,993	-	29,993	25,529
<b>Total income</b>		<b>3,516,686</b>	<b>67,666</b>	<b>3,584,352</b>	<b>2,715,898</b>
<b><u>Expenditure on:</u></b>					
Raising funds	7	6,319	-	6,319	-
Charitable activities	8	3,079,993	67,666	3,147,659	2,836,781
<b>Total resources expended</b>		<b>3,086,312</b>	<b>67,666</b>	<b>3,153,978</b>	<b>2,836,781</b>
Net gains/(losses) on investments	13	(31,078)	-	(31,078)	74,994
<b>Net movement in funds</b>		<b>399,296</b>	<b>-</b>	<b>399,296</b>	<b>(45,889)</b>
Fund balances at 1 July 2021		3,992,392	127,979	4,120,371	4,166,260
<b>Fund balances at 30 June 2022</b>		<b>4,391,688</b>	<b>127,979</b>	<b>4,519,667</b>	<b>4,120,371</b>

The statement of financial activities includes all gains and losses recognised in the year.

All income and expenditure derive from continuing activities.

The statement of financial activities also complies with the requirements for an income and expenditure account under the Companies Act 2006.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## CONSOLIDATED STATEMENT OF FINANCIAL ACTIVITIES (CONTINUED) INCLUDING INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 30 JUNE 2022

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### Consolidated Statement of Financial Activities - Prior Year Detail

	Unrestricted funds £	Restricted funds £	Total 2021 £
<b><u>Income and endowments from:</u></b>			
Donations and legacies	10,431	57,536	67,967
Charitable activities	2,618,862	-	2,618,862
Investments	3,540	-	3,540
Other income	25,529	-	25,529
<b>Total income</b>	<u>2,658,362</u>	<u>57,536</u>	<u>2,715,898</u>
<b><u>Expenditure on:</u></b>			
Charitable activities	<u>2,779,245</u>	<u>57,536</u>	<u>2,836,781</u>
<b>Total resources expended</b>	<u>2,779,245</u>	<u>57,536</u>	<u>2,836,781</u>
Net gains on investments	<u>74,994</u>	<u>-</u>	<u>74,994</u>
<b>Net movement in funds</b>	<u>(45,889)</u>	<u>-</u>	<u>(45,889)</u>
Fund balances at 1 July 2020	<u>4,038,281</u>	<u>127,979</u>	<u>4,166,260</u>
<b>Fund balances at 30 June 2021</b>	<u><u>3,992,392</u></u>	<u><u>127,979</u></u>	<u><u>4,120,371</u></u>

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## CONSOLIDATED SUMMARY INCOME AND EXPENDITURE ACCOUNT FOR THE YEAR ENDED 30 JUNE 2022

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	All income funds 2022 £	All income funds 2021 £
Gross income	3,584,352	2,715,898
(Losses)/gains on investments	(31,078)	74,994
Total income in the reporting period	<u>3,553,274</u>	<u>2,790,892</u>
Total expenditure from income funds	(3,153,978)	(2,836,781)
Net income/(expenditure) for the year	<u><u>399,296</u></u>	<u><u>(45,889)</u></u>

### STATEMENT OF RECOGNISED GAINS AND LOSSES

Net income/(expenditure) for the year	430,374	(120,883)
Unrealised (losses)/gains on investment assets held by income funds	(31,078)	74,994
	<u><u>399,296</u></u>	<u><u>(45,889)</u></u>

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

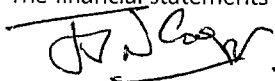
## CONSOLIDATED BALANCE SHEET

AS AT 30 JUNE 2022

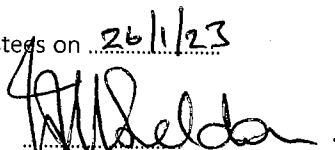
	Notes	£	2022 £	£	2021 £
<b>Fixed assets</b>					
Tangible assets	14		2,486,153		2,276,351
Investments	15		544,898		568,568
			<u>3,031,051</u>		<u>2,844,919</u>
<b>Current assets</b>					
Stocks	17	1,000		1,000	
Debtors	18	227,808		365,592	
Cash at bank and in hand		1,518,577		1,261,735	
		<u>1,747,385</u>		<u>1,628,327</u>	
<b>Creditors: amounts falling due within one year</b>	19	(258,769)		(352,875)	
Net current assets			<u>1,488,616</u>		<u>1,275,452</u>
<b>Total assets less current liabilities</b>			<u><u>4,519,667</u></u>		<u><u>4,120,371</u></u>
<b>Income funds</b>					
Restricted funds	21		127,979		127,979
Unrestricted funds	22		4,391,688		3,992,392
			<u>4,519,667</u>		<u>4,120,371</u>

The directors acknowledge their responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of financial statements.

The financial statements were approved by the Trustees on 26/1/23



J Cooper  
Trustee



E Sheldon  
Trustee

Company Registration No. 01589898

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## COMPANY BALANCE SHEET

**AS AT 30 JUNE 2022**

	Notes	£	2022 £	£	2021 £
<b>Fixed assets</b>					
Tangible assets	14		2,486,153		2,276,351
Investments	15		544,898		568,568
Investments in subsidiary			2		2
			<u>3,031,053</u>		<u>2,844,921</u>
<b>Current assets</b>					
Stocks	17	1,000		1,000	
Debtors	18	227,808		365,592	
Cash at bank and in hand		1,518,577		1,261,735	
			<u>1,747,385</u>	<u>1,628,327</u>	
<b>Creditors: amounts falling due within one year</b>	19	(258,771)		(352,877)	
Net current assets			<u>1,488,614</u>		<u>1,275,450</u>
<b>Total assets less current liabilities</b>			<u><u>4,519,667</u></u>		<u><u>4,120,371</u></u>
<b>Income funds</b>					
Restricted funds	21		127,979		127,979
Unrestricted funds	22		4,391,688		3,992,392
			<u>4,519,667</u>		<u>4,120,371</u>

The directors acknowledge their responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of financial statements.

The financial statements were approved by the Trustees on 26/1/23

  
.....  
J Cooper  
Trustee

  
.....  
E Sheldon  
Trustee

Company Registration No. 01589898

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## CONSOLIDATED STATEMENT OF CASH FLOWS

FOR THE YEAR ENDED 30 JUNE 2022

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	Notes	£	2022 £	£	2021 £
<b>Cash flows from operating activities</b>					
Cash generated from/(absorbed by) operations	29		582,154		(1,083)
<b>Investing activities</b>					
Purchase of tangible fixed assets		(342,440)		(425,239)	
Interest received		17,128		3,540	
<b>Net cash used in investing activities</b>			(325,312)		(421,699)
<b>Net cash used in financing activities</b>			-		-
<b>Net increase/(decrease) in cash and cash equivalents</b>			256,842		(422,782)
Cash and cash equivalents at beginning of year			1,261,735		1,684,517
<b>Cash and cash equivalents at end of year</b>			<u>1,518,577</u>		<u>1,261,735</u>

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# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS

*FOR THE YEAR ENDED 30 JUNE 2022*

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### 1 Accounting policies

#### Charity information

Camphill Milton Keynes Communities Limited is a private company limited by guarantee incorporated in England and Wales. The registered office is Japonica Lane, Willen Park South, Milton Keynes, Buckinghamshire, MK15 9JY.

#### 1.1 Accounting convention

The financial statements have been prepared in accordance with the charitable company's [governing document], the Companies Act 2006, FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" ("FRS 102") and the Charities SORP "Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102)" (effective 1 January 2019). The charitable company is a Public Benefit Entity as defined by FRS 102.

The financial statements are prepared in sterling, which is the functional currency of the charitable company. Monetary amounts in these financial statements are rounded to the nearest £.

The financial statements have been prepared under the historical cost convention, [modified to include the revaluation of freehold properties and to include investment properties and certain financial instruments at fair value]. The principal accounting policies adopted are set out below.

#### 1.2 Going concern

At the time of approving the financial statements, the trustees have a reasonable expectation that the charitable company has adequate resources to continue in operational existence for the foreseeable future. Thus the trustees continue to adopt the going concern basis of accounting in preparing the financial statements.

#### 1.3 Charitable funds

Unrestricted funds are available for use at the discretion of the trustees in furtherance of their charitable objectives.

Restricted funds are subject to specific conditions by donors as to how they may be used. The purposes and uses of the restricted funds are set out in the notes to the financial statements.

Endowment funds are subject to specific conditions by donors that the capital must be maintained by the charitable company.

#### 1.4 Income

Income is recognised when the charitable company is legally entitled to it after any performance conditions have been met, the amounts can be measured reliably, and it is probable that income will be received.

Cash donations are recognised on receipt. Other donations are recognised once the charitable company has been notified of the donation, unless performance conditions require deferral of the amount. Income tax recoverable in relation to donations received under Gift Aid or deeds of covenant is recognised at the time of the donation.

Legacies are recognised on receipt or otherwise if the charitable company has been notified of an impending distribution, the amount is known, and receipt is expected. If the amount is not known, the legacy is treated as a contingent asset.

Dividends are recognised once the dividend has been declared and notification has been received of the dividend due. This is normally upon notification by investment managers of the receipt of the dividend.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2022

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### 1 Accounting policies

(Continued)

#### 1.5 Expenditure

Expenditure is recognised in the period in which it is incurred with liabilities being recognised where there is a legal or constructive obligation to pay.

Resources expended are allocated to a particular activity where the costs relate directly to that activity.

Resources expended have been allocated on the basis indicated below:

Charitable activities: These include directly attributable costs plus a share of support costs.

Governance costs: These include the cost of governance arrangements which relate to the general running of the company, as opposed to the direct management functions inherent in its charitable activities, plus a share of support costs. Directly attributable costs include costs such as external audit and costs associated with constitutional and statutory requirements.

Support costs: These are costs that are not in themselves direct activity costs but enable the delivery of these activities. Support costs are allocated to direct activity costs on the basis that the activity utilises these costs.

#### 1.6 Tangible fixed assets

Tangible fixed assets are initially measured at cost and subsequently measured at cost or valuation, net of depreciation and any impairment losses.

Depreciation is recognised so as to write off the cost or valuation of assets less their residual values over their useful lives on the following bases:

Freehold property	2% straight line
Leasehold land and buildings	113 years
Building improvements	15 years
Garden & workshop	25% straight line
Fixtures, fittings & equipment	25% straight line
Motor vehicles	25% straight line

The gain or loss arising on the disposal of an asset is determined as the difference between the sale proceeds and the carrying value of the asset, and is recognised in the statement of financial activities.

#### 1.7 Fixed asset investments

Fixed asset investments are initially measured at transaction price excluding transaction costs, and are subsequently measured at fair value at each reporting date. Changes in fair value are recognised in net income/(expenditure) for the year. Transaction costs are expensed as incurred.

#### 1.8 Impairment of fixed assets

At each reporting end date, the charitable company reviews the carrying amounts of its tangible assets to determine whether there is any indication that those assets have suffered an impairment loss. If any such indication exists, the recoverable amount of the asset is estimated in order to determine the extent of the impairment loss (if any).

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

**FOR THE YEAR ENDED 30 JUNE 2022**

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### 1 Accounting policies

(Continued)

#### 1.9 Stocks

Stocks are stated at the lower of cost and estimated selling price less costs to complete and sell. Cost comprises direct materials and, where applicable, direct labour costs and those overheads that have been incurred in bringing the stocks to their present location and condition. Items held for distribution at no or nominal consideration are measured the lower of replacement cost and cost.

Net realisable value is the estimated selling price less all estimated costs of completion and costs to be incurred in marketing, selling and distribution.

#### 1.10 Cash and cash equivalents

Cash and cash equivalents include cash in hand, deposits held at call with banks, other short-term liquid investments with original maturities of three months or less, and bank overdrafts. Bank overdrafts are shown within borrowings in current liabilities.

#### 1.11 Financial instruments

The charitable company has elected to apply the provisions of Section 11 'Basic Financial Instruments' and Section 12 'Other Financial Instruments Issues' of FRS 102 to all of its financial instruments.

Financial instruments are recognised in the charitable company's balance sheet when the charitable company becomes party to the contractual provisions of the instrument.

Financial assets and liabilities are offset, with the net amounts presented in the financial statements, when there is a legally enforceable right to set off the recognised amounts and there is an intention to settle on a net basis or to realise the asset and settle the liability simultaneously.

##### ***Basic financial assets***

Basic financial assets, which include debtors and cash and bank balances, are initially measured at transaction price including transaction costs and are subsequently carried at amortised cost using the effective interest method unless the arrangement constitutes a financing transaction, where the transaction is measured at the present value of the future receipts discounted at a market rate of interest. Financial assets classified as receivable within one year are not amortised.

##### ***Basic financial liabilities***

Basic financial liabilities, including creditors and bank loans are initially recognised at transaction price unless the arrangement constitutes a financing transaction, where the debt instrument is measured at the present value of the future payments discounted at a market rate of interest. Financial liabilities classified as payable within one year are not amortised.

Debt instruments are subsequently carried at amortised cost, using the effective interest rate method.

Trade creditors are obligations to pay for goods or services that have been acquired in the ordinary course of operations from suppliers. Amounts payable are classified as current liabilities if payment is due within one year or less. If not, they are presented as non-current liabilities. Trade creditors are recognised initially at transaction price and subsequently measured at amortised cost using the effective interest method.

##### ***Derecognition of financial liabilities***

Financial liabilities are derecognised when the charitable company's contractual obligations expire or are discharged or cancelled.

#### 1.12 Employee benefits

The cost of any unused holiday entitlement is recognised in the period in which the employee's services are received.

Termination benefits are recognised immediately as an expense when the charitable company is demonstrably committed to terminate the employment of an employee or to provide termination benefits.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

*FOR THE YEAR ENDED 30 JUNE 2022*

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### 2 Critical accounting estimates and judgements

In the application of the charitable company's accounting policies, the trustees are required to make judgements, estimates and assumptions about the carrying amount of assets and liabilities that are not readily apparent from other sources. The estimates and associated assumptions are based on historical experience and other factors that are considered to be relevant. Actual results may differ from these estimates.

The estimates and underlying assumptions are reviewed on an ongoing basis. Revisions to accounting estimates are recognised in the period in which the estimate is revised where the revision affects only that period, or in the period of the revision and future periods where the revision affects both current and future periods.

### 3 Donations and legacies

	<b>Unrestricted funds 2022 £</b>	<b>Restricted funds 2022 £</b>	<b>Total 2022 £</b>	<b>Unrestricted funds 2021 £</b>	<b>Restricted funds 2021 £</b>	<b>Total 2021 £</b>
Donations and gifts	48,687	67,666	116,353	10,431	57,536	67,967
Legacies receivable	148,610	-	148,610	-	-	-
	<u>197,297</u>	<u>67,666</u>	<u>264,963</u>	<u>10,431</u>	<u>57,536</u>	<u>67,967</u>

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2022

### 4 Charitable activities

	Fees and contributions	Café and workshop income	Community Theatre & Hall	Total 2022	Total 2021
	£	£	£	£	£
Income from charitable activities	3,073,411	100,137	98,720	3,272,268	2,618,862
	<u>3,073,411</u>	<u>100,137</u>	<u>98,720</u>	<u>3,272,268</u>	<u>2,618,862</u>

#### Charitable Activities - Prior Year Detail

Income from charitable activities	2,604,107	10,346	4,409		2,618,862
	<u>2,604,107</u>	<u>10,346</u>	<u>4,409</u>		<u>2,618,862</u>

### 5 Investments

	2022	2021
	£	£
Income from listed investments	13,727	-
Interest receivable	3,401	3,540
	<u>17,128</u>	<u>3,540</u>

All the company's investment income arises from assets held in the UK.

### 6 Other income

	2022	2021
	£	£
Net gain on disposal of tangible fixed assets	1,049	100
Other income	28,944	25,429
	<u>29,993</u>	<u>25,529</u>

### 7 Raising funds

	Unrestricted funds	Unrestricted funds
	2022	2021
	£	£
Investment management	6,319	-
	<u>6,319</u>	<u>-</u>

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2022

### 8 Charitable activities

	Community	Café & workshop	Community Theatre & Hall	Total 2022	Total 2021
	£	£	£	£	£
Staff costs	-	445,034	10,716	455,750	386,061
Depreciation	132,082	456	-	132,538	124,973
Bank charges	2,552	-	-	2,552	2,221
Community expenses	239,088	-	-	239,088	346,920
Consumables	-	57,373	1,430	58,803	29,993
Workshop fee - TfSR	-	20,697	-	20,697	27,596
Insurance	34,820	-	-	34,820	34,985
Motor and travel	44,448	-	3,195	47,643	28,751
Rent, rates, light and heat	121,994	-	-	121,994	123,109
Repairs and renewals	39,363	3,567	7,451	50,381	40,741
Social and education	2,002	-	-	2,002	1,863
Miscellaneous	-	346	-	346	31
Theatre performance costs	-	-	48,384	48,384	14,459
	<u>616,349</u>	<u>527,473</u>	<u>71,176</u>	<u>1,214,998</u>	<u>1,161,703</u>
Share of support costs (see note 10)	961,637	823,032	147,992	1,932,661	1,675,078
	<u>1,577,986</u>	<u>1,350,505</u>	<u>219,168</u>	<u>3,147,659</u>	<u>2,836,781</u>
<b>Analysis by fund</b>					
Unrestricted funds	1,510,320	1,350,505	219,168	3,079,993	
Restricted funds	67,666	-	-	67,666	
	<u>1,577,986</u>	<u>1,350,505</u>	<u>219,168</u>	<u>3,147,659</u>	

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2022

### 8 Charitable activities

(Continued)

#### Charitable Activities - Prior Year Comparatives

	Community	Café & workshop	Community Theatre & Hall	Total 2021
	£	£	£	£
Staff costs	-	375,075	10,986	386,061
Depreciation	124,973	-	-	124,973
Bank charges	2,221	-	-	2,221
Community expenses	346,920	-	-	346,920
Consumables	-	28,951	1,042	29,993
Agency staff	-	-	-	-
Workshop fee - TfSR	-	27,596	-	27,596
Drama consultant	-	-	-	-
Insurance	34,985	-	-	34,985
Motor and travel	28,551	-	200	28,751
Rent, rates, light and heat	123,109	-	-	123,109
Repairs and renewals	33,580	5,101	2,060	40,741
Social and education	1,863	-	-	1,863
Bad debt provision	-	-	-	-
Miscellaneous	-	31	-	31
Theatre performance costs	-	-	14,459	14,459
Loss on disposal of fixed assets	-	-	-	-
Other charitable expenditure	-	-	-	-
	<u>696,202</u>	<u>436,754</u>	<u>28,747</u>	<u>1,161,703</u>
Share of support costs (see note 10)	1,003,865	629,762	41,451	1,675,078
	<u>1,700,067</u>	<u>1,066,516</u>	<u>70,198</u>	<u>2,836,781</u>
<b>Analysis by fund</b>				
Unrestricted funds	1,642,531	1,066,516	70,198	2,779,245
Restricted funds	57,536	-	-	57,536
	<u>1,700,067</u>	<u>1,066,516</u>	<u>70,198</u>	<u>2,836,781</u>

### 9 Trustees

The Board of Trustees are directors for Companies Act purposes and trustees for Charities Act purposes.

Trustees attend quarterly Board meetings plus ad hoc sub-committee and Community meetings.

Non-resident members of the Board are able to claim travel expenses for attending meetings.

None of the trustees (or any persons connected with them) received any remuneration from the charitable company during the year. 2 trustees (2020: 2) claimed travel expenses totalling £553 for the year (2020: £790).

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2022

### 10 Support & governance costs

	Type	2022 £	2021 £
Staff costs	Supp	1,756,892	1,525,096
Postage and stationery	Supp	6,660	6,937
HR, IT, Telecom, Sundry	Supp	115,150	112,065
Telephone	Supp	39,609	15,969
Audit	Gov'n	14,060	14,780
Trustee expenses	Gov'n	290	231
		<u>1,932,661</u>	<u>1,675,078</u>
Analysis by fund:			
Unrestricted funds		<u>1,932,661</u>	<u>1,675,078</u>

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2022

### 11 Employees

#### Number of employees

The average monthly head count was 87 staff (2020: 68 staff):

	<b>2022</b>	<b>2021</b>
	<b>Number</b>	<b>Number</b>
Office and management	10	10
Maintenance, Care & Support and other	95	77
	<u>105</u>	<u>87</u>

The average monthly number of full-time equivalent employees (including casual and part-time staff) during the year was:

<u>97</u>	<u>72</u>
-----------	-----------

#### Employment costs

	<b>2022</b>	<b>2021</b>
	<b>£</b>	<b>£</b>
Wages and salaries	1,968,272	1,705,383
Social security costs	156,489	135,090
Defined contribution pension scheme	58,703	49,012
	<u>2,183,464</u>	<u>1,889,485</u>

	<b>2022</b>	<b>2021</b>
	<b>£</b>	<b>£</b>
Included within wages & salaries above are Senior Management remuneration amounting to	<u>378,936</u>	<u>399,387</u>

Senior Management remuneration includes gross salary, employers NI and pension contributions.

The number of employees whose annual remuneration (including benefits in kind) was £60,000 or more were:

	<b>2022</b>	<b>2021</b>
	<b>Number</b>	<b>Number</b>
£60,000 - £70,000	1	1

No pension contributions were made to the above employee.

#### Disclosure on termination payments

Total termination payments in relation to settlement payments in the year amounted to £nil (2021: £7,591).

Termination payments are recognised immediately as an expense when the charity is demonstrably committed to terminate the employment of an employee or to provide termination payments.

At the balance sheet date, 30 June 2022, all amounts due had been paid.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2022

### 11 Employees

(Continued)

#### Payments and benefits

The following community expenses, in addition to living accommodation and other daily essentials, relating to all senior co-workers are included in community expenditure.

	<b>Total 2022</b>	<b>Total 2021</b>
	<b>£</b>	<b>£</b>
Other miscellaneous expenses	9,949	12,531
	<u>9,949</u>	<u>12,531</u>

### 12 Movement in total funds for the year

	<b>2022</b>	<b>2021</b>
	<b>£</b>	<b>£</b>
This is stated after charging:		
Auditors' remuneration		
- Audit	14,780	14,060
Depreciation	132,538	124,974
	<u>147,318</u>	<u>139,034</u>
Net movement in funds		
Dealt with in the accounts of the company	399,296	(45,889)
Retained by subsidiary	-	-
	<u>399,296</u>	<u>(45,889)</u>

### 13 Net gains/(losses) on investments

	<b>2022</b>	<b>2021</b>
	<b>£</b>	<b>£</b>
Revaluation of investments	(31,078)	74,994
	<u>(31,078)</u>	<u>74,994</u>

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

### FOR THE YEAR ENDED 30 JUNE 2022

14 Tangible fixed assets	Freehold Leasehold land		Building		Assets under		Garden &		Fixtures,		Motor		Total	
	£	£	£	£	£	£	£	£	£	£	£	£	£	£
<b>Cost</b>														
At 1 July 2021	3,118,579	217,894	298,260	107,213	16,492	769,898	145,116	4,673,452						
Additions	-	7	-	265,665	1,825	62,043	12,900	342,440						
Disposals	-	(100)	-	-	-	-	(33,670)	(33,770)						
At 30 June 2022	3,118,579	217,801	298,260	372,878	18,317	831,941	124,346	4,982,122						
<b>Depreciation and impairment</b>														
At 1 July 2021	1,354,834	1,928	190,907	-	16,492	702,008	130,932	2,397,101						
Depreciation charged in the year	61,213	1,928	19,884	-	456	41,104	7,953	132,538						
Eliminated in respect of disposals	-	-	-	-	-	-	(33,670)	(33,670)						
At 30 June 2022	1,416,047	3,856	210,791	-	16,948	743,112	105,215	2,495,969						
<b>Carrying amount</b>														
At 30 June 2022	1,702,532	213,945	87,469	372,878	1,369	88,829	19,131	2,486,153						
At 30 June 2021	1,763,745	215,966	107,353	107,213	-	67,890	14,184	2,276,351						

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2022

### 14 Tangible fixed assets (Continued)

#### Post balance sheet events

Following the end of the charitable company's financial year end, the charitable company sold the property, 29 Thorneycroft Lane, which is held under Freehold Property within tangible fixed assets, at market value for the gross amount of £575,000.

### 15 Fixed asset investments

	<b>2022 Listed investments £</b>	<b>2021 Listed investments £</b>
<b>Cost or valuation</b>		
Market value at 1 July 2021	568,568	498,976
Management costs	(6,319)	(5,599)
Capital re-invested/(withdrawn)	13,727	197
Net gains/(losses) on investments	(31,078)	74,994
	<u>544,898</u>	<u>568,568</u>
Market value at 30 June 2022	<u>544,898</u>	<u>568,568</u>
Historical cost	<u>480,901</u>	<u>468,969</u>
The following holdings comprise more than 5% of the investment portfolio:		
Findlay Park Funds - American Fund Unhedged	35,369	36,529
SPDR Series Trust	56,021	52,805
	<u>35,369</u>	<u>52,805</u>
	<b>2022 £</b>	<b>2021 £</b>
Investments at fair value comprise:		
Investments held within the UK	307,892	362,540
Investments held outside the UK	237,006	206,028
	<u>544,898</u>	<u>568,568</u>

### 16 Financial instruments **2022** **£**

	<b>2022 £</b>	<b>2021 £</b>
<b>Carrying amount of financial assets</b>		
Instruments measured at fair value through profit or loss	544,898	568,568
	<u>544,898</u>	<u>568,568</u>

### 17 Stocks **2022** **£**

	<b>2022 £</b>	<b>2021 £</b>
Raw materials and consumables	1,000	1,000
	<u>1,000</u>	<u>1,000</u>

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2022

### 18 Debtors

#### Company and Group

	2022	2021
	£	£
<b>Amounts falling due within one year:</b>		
Trade debtors	108,509	238,141
Other debtors	81,210	88,436
Prepayments and accrued income	38,089	39,015
	<u>227,808</u>	<u>365,592</u>

### 19 Creditors: amounts falling due within one year

	Group	Company	Group	Company
	2022	2022	2021	2021
Notes	£	£	£	£
Other taxation and social security	55,509	55,509	47,160	47,160
Deferred income	20 31,428	31,428	33,637	33,637
Trade creditors	45,082	45,082	202,561	202,561
Amounts due to subsidiary undertakings	-	2	-	2
Other creditors	71,165	71,165	37,846	37,846
Accruals and deferred income	55,585	55,585	31,671	31,671
	<u>258,769</u>	<u>258,771</u>	<u>352,875</u>	<u>352,877</u>

### 20 Deferred income

Deferred income relates to the Community theatre (invoiced hire with a booking date after year end).  
The movement for the year is as follows:

	2022	2021
	£	£
Balance held 1 July	33,637	4,855
Invoiced during the year	108,033	37,587
Released to SoFA during the year	(110,242)	(8,805)
	<u>31,428</u>	<u>33,637</u>

The balance at year end relates to bookings that will be released within six months of the year end.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2022

### 21 Restricted funds

The income funds of the charity include restricted funds comprising the following unexpended balances of donations and grants held on trust for specific purposes:

	Balance at 1 July 2021	Movement in funds		Balance at 30 June 2022
		Income & gains	Expenditure	
	£	£	£	£
Elder Care Project	32,263	-	-	32,263
The Mark Skinner Fund	95,716	-	-	95,716
Milton Keynes Council Covid response grants	-	67,666	(67,666)	-
<b>Total restricted funds</b>	<b>127,979</b>	<b>67,666</b>	<b>(67,666)</b>	<b>127,979</b>

Elder Care Project - the care and support of an ageing resident population is a central strategic issue for the Community impacting service delivery, staffing & facilities. The charity is grateful for this donation to assist fund the project.

The Mark Skinner Fund – to provide funding for members of the community to engage in activities they may not be able to due to their financial circumstance. The charity is grateful for this legacy from our founding resident.

#### Restricted funds - Prior Year Detail

	Balance at 1 July 2020	Movement in funds		Balance at 30 June 2021
		Income & gains	Expenditure	
	£	£	£	£
Elder Care Project	32,263	-	-	32,263
The Mark Skinner Fund	95,716	-	-	95,716
Milton Keynes Council Covid response grants	-	54,292	54,292	-
HMRC Job Retention Scheme	-	3,243	3,243	-
<b>Total restricted funds</b>	<b>127,979</b>	<b>57,535</b>	<b>(57,535)</b>	<b>127,979</b>

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2022

### 22 Unrestricted funds

The income funds of the charity include the following designated funds which have been set aside out of unrestricted funds by the trustees for specific purposes:

	Movement in funds					Balance at 30 June 2022
	Balance at 1 July 2021	Income	Expenditure	Transfers	Revaluations, gains and losses	
	£	£	£	£	£	£
<b>Designated funds</b>						
Co-worker Fund	101,471	-	-	-	-	101,471
Co-worker Fund No.2	60,750	-	-	(60,750)	-	-
Operating Fund	150,000	-	-	(150,000)	-	-
Project Fund	500,000	-	-	(500,000)	-	-
Revaluation Reserve	232,862	-	-	(137,787)	(31,078)	63,997
Energy Conservation	25,000	-	-	(25,000)	-	-
Strategic Development	(414)	-	-	414	-	-
Build Project	-	-	-	700,000	-	700,000
<b>General unrestricted funds</b>	2,922,723	3,516,686	(3,086,312)	173,123	-	3,526,220
<b>Total unrestricted funds</b>	3,992,392	3,516,686	(3,086,312)	-	(31,078)	4,391,688

#### Purpose of Designated Funds

Co-Worker fund (formerly the Social Fund) - to provide financial support for long serving voluntary co-workers on retirement and/or leaving the Community together with other deserving social needs consistent with the aims and objectives of the Camphill Movement.

Revaluation Reserve - the accumulated value of unrealised gains of the charity's investments.

Build Fund - to contribute to the build project planned to commence in 2023.

During the financial year, Trustees undertook a review of designated funds necessary to reflect the future needs of the charity. Trustees concluded that the following funds were no longer required and should be transferred to general funds - Co-Worker Fund No. 2, Operating Fund, Project Fund and Energy Conservation Fund. Remaining funds to be retained, Trustees agreed that a new Build Fund be designated to contribute to the building project that was planned to commence in the following financial year.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2022

### 22 Unrestricted funds

(Continued)

#### Unrestricted funds - Prior Year Detail

	Balance at 1 July 2020	Movement in funds				Balance at 30 June 2021
		Income	Expenditure	Transfers	Revaluations, gains and losses	
	£	£	£	£	£	£
<b>Designated funds</b>						
Co-worker Fund	101,471	-	-	-	-	101,471
Co-worker Fund No.2	60,750	-	-	-	-	60,750
Operating Fund	150,000	-	-	-	-	150,000
Project Fund	500,000	-	-	-	-	500,000
Revaluation Reserve	157,868	-	-	-	74,994	232,862
Energy Conservation Strategic Development	25,000 (414)	-	-	-	-	25,000 (414)
<b>General unrestricted funds</b>	3,043,606	2,658,362	(2,779,245)	-	-	2,922,723
<b>Total unrestricted funds</b>	<u>4,038,281</u>	<u>2,658,362</u>	<u>(2,779,245)</u>	<u>-</u>	<u>74,994</u>	<u>3,992,392</u>

### 23 Analysis of net assets between funds

	Unrestricted funds	Restricted funds	Total
	£	£	£
Fund balances at 30 June 2022 are represented by:			
Tangible assets	2,486,153	-	2,486,153
Investments	544,898	-	544,898
Current assets/(liabilities)	1,360,637	127,979	1,488,616
	<u>4,391,688</u>	<u>127,979</u>	<u>4,519,667</u>

#### Analysis of net assets between funds - Prior Year Detail

	Unrestricted funds	Restricted funds	Total
	£	£	£
Fund balances at 30 June 2020 are represented by:			
Tangible assets	2,276,351	-	2,276,351
Investments	568,568	-	568,568
Current assets/(liabilities)	1,147,473	127,979	1,275,452
	<u>3,992,392</u>	<u>127,979</u>	<u>4,120,371</u>

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

**FOR THE YEAR ENDED 30 JUNE 2022**

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### 24 Operating lease commitments - Group and Company

At the reporting end date the charitable company had outstanding commitments for future minimum lease payments under non-cancellable operating leases, which fall due as follows:

	<b>2022</b>	<b>2021</b>
	<b>£</b>	<b>£</b>
Within one year	3,043	8,770
Between two and five years	-	2,923
	<u>3,043</u>	<u>11,693</u>

The amounts recognised as an expense during the year in respect of operating lease arrangements was £8,861 (2021 - £8,770).

### 25 Capital commitments

Camphill Milton Keynes Communities Limited have an agreement in place with Stellar Building Consultancy for a total of £123,240. At the year end date, £42,600 had been spent, with £80,640 (2021 - £97,104) remaining.

Camphill Milton Keynes Communities Limited have an agreement in place with Studio Ageli for a total of £325,126. At the year end date, £222,132 had been spent, with £102,994 (2021 - £174,173) remaining.

The above contracts have been entered into in relation to the redevelopment project being undertaken by the charitable company for which planning permission has been received, with amounts capitalised shown within assets under construction.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

*FOR THE YEAR ENDED 30 JUNE 2022*

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### 26 Related party transactions

#### Transactions with related parties

During the year the charitable company entered into the following transactions with related parties:

(1) CMKC Chief Executive Officer, Tim Davies is a director of Camphill Insurance Agency Ltd. The company was formed by the Association of Camphill Communities "AoCC", its Board comprising representatives from member communities. The company partners with the AoCC Community members' insurance broker to ensure the best value for money insurance cover is sourced. CMKC's CEO attends occasional meetings, any expenses being met by the company.

(2) During the year, the charitable company provided funding of £20,697 (2021: £27,596) to Tools for Self Reliance (Milton Keynes), TfSR managing a resident workshop. D Peddie, Company Secretary of CMKC and J Moffoot, Trustee of CMKC are Trustees of TfSR. In addition to this TfSR paid £27,560 (2021: £24,289) in relation to the secondment of CMKC staff.

(3) Training Manager, Marija Tudor is partner to the owner/director of Grant IT Ltd, the company providing IT consultancy to the charity. During the year the charity spent £22,125 (2021: £40,640), of which £5,651 (2021: £6,897) remains outstanding at the year end.

(4) During the year, the charitable company paid Stellar Building Consultancy £44,040 (2021: £26,136) in relation to consultancy advice regarding the development. E Bradley, Trustee of CMKC is a Director of Stellar Building Consultancy Ltd.

(5) Trustee, Ian Revell is CEO of Milton Keynes Community Foundation, an independent charity from which the charitable company received £25,000 in grant income during the year. This formed the first part of three instalments from the Margaret Powell Community 1st fund.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2022

### 27 Subsidiaries

Details of the charitable company's subsidiaries at 30 June 2022 are as follows:

Name of undertaking	Registered office	Nature of business	Class of shares held	% Held	
				Direct	Indirect
Camphill Contracts (Milton Keynes) Limited 02009707	Japonica Lane, Willen Park South, Milton Keynes, MK16 9JY	Non-trading subsidiary	Ordinary	100.00	

The company's wholly owned subsidiary, Camphill Contracts (Milton Keynes) Limited ('Camphill Contracts'), ceased trading at the end of June 2008.

Accounts (not audited) have been filed with the Registrar of Companies.

	2022 and 2021 £
Summary profit and loss account	
Turnover	-
Cost of sales	-
Gross (loss)/profit	-
Administrative expenses	-
Interest payable	-
Net (loss)/profit before tax	-
Taxation	-
(Loss)/profit for the year	-
The assets and liabilities of the subsidiary were:	
Fixed assets	-
Current assets	2
Creditors: amounts falling due within one year	-
	2
Aggregate share capital and reserves	2

### 28 Analysis of changes in net funds

The charitable company had no debt during the year.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

*FOR THE YEAR ENDED 30 JUNE 2022*

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<b>29 Cash generated from operations</b>	<b>2022</b>	<b>2021</b>
	<b>£</b>	<b>£</b>
Surplus/(deficit) for the year	399,296	(45,889)
Adjustments for:		
Investment income recognised in statement of financial activities	(17,128)	(3,540)
Gain on disposal of tangible fixed assets	(989)	-
Fair value gains and losses on investments	31,078	(74,994)
Investment manager fees	(6,319)	5,403
Depreciation and impairment of tangible fixed assets	132,538	124,973
Movements in working capital:		
Decrease/(increase) in debtors	137,784	(162,130)
(Decrease)/increase in creditors	(91,897)	126,312
(Decrease)/increase in deferred income	(2,209)	28,782
<b>Cash generated from/(absorbed by) operations</b>	<b>582,154</b>	<b>(1,083)</b>

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**CAMPHILL MILTON KEYNES COMMUNITIES LIMITED**

England & Wales - Charity number 283556

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# Accounts

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Charity Registration No. 283556

Company Registration No. 01589898 (England and Wales)

**CAMPHILL MILTON KEYNES COMMUNITIES LIMITED**  
**ANNUAL REPORT AND FINANCIAL STATEMENTS**  
**FOR THE YEAR ENDED 30 JUNE 2021**

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## LEGAL AND ADMINISTRATIVE INFORMATION

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<b>Trustees</b>	J Cooper M Luxford S Prosky G Lightfoot (Chair) M Beck E Bradley R Malik J Moffoot I Revell E Sheldon K Broadhurst P Howard	(Appointed 7 September 2020) (Appointed 7 September 2020) (Appointed 7 September 2020)  (Appointed 7 December 2020) (Appointed 7 December 2020)
<b>Charity number</b>	283556	
<b>Company number</b>	01589898	
<b>Principal address</b>	Japonica Lane Willen Park South Milton Keynes Buckinghamshire MK15 9JY	
<b>Registered office</b>	Japonica Lane Willen Park South Milton Keynes Buckinghamshire MK15 9JY	
<b>Auditor</b>	Myers Clark Egale 1 80 St Albans Road Watford Hertfordshire WD17 1DL	
<b>Investment advisors</b>	Rathbones Investment Management 1 Curzon Street London W1J 5FB	

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# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

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# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT)

### FOR THE YEAR ENDED 30 JUNE 2021

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The trustees present their report and financial statements for the year ended 30 June 2021.

The financial statements have been prepared in accordance with the accounting policies set out in note 1 to the financial statements and comply with the charity's Memorandum and Articles of Association, the Companies Act 2006 and "Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102)" (as amended for accounting periods commencing from 1 January 2016)

#### **Objectives and activities**

CMKC's Memorandum of Association defines its main objects as follows:

"The Charity's objects are, for the public benefit, to relieve sickness, promote good health, provide care to and advance the education and training of: people with a disability (whether mental or physical), the young, the old, or people otherwise in need, in accordance with the principles of Dr Rudolf Steiner (as summarised in the Appendix to this Memorandum), particularly (without limitation) by the establishment and maintenance of communities in the form of villages, residential houses, day centres, kindergartens, schools, colleges or other types of social and/or educational community, in which beneficiaries live and/or work and/or to which they otherwise resort, in community with persons providing support."

The Appendix referred to above summarises the principles formulated by the Austrian philosopher, Dr Rudolf Steiner, about many aspects of daily life including social life, economic life, agriculture, horticulture, art, medicine, finance and religion.

During the year there has been no change to policies adopted in furtherance of our objects.

The charity operates as a Community managing three main activities that can be summarised as

#### **1. Tenancy**

Our accommodation consists of several houses where residents and volunteer support staff share their lives as a Community in addition to a number of houses comprising residents requiring only daily support visits. Each resident has an assured short hold tenancy agreement with CMKC which makes them eligible to apply for Housing Benefit from the Local Authority.

#### **2. Supported Living**

In addition to the provision of accommodation for each resident CMKC also provides residents with the necessary day-to-day support to live their lives as they choose within and beyond the Community. This comprises daily support to residents appropriate to their needs and lifestyle as assessed by the relevant local authority.

#### **3. Day Workshops**

The provision of work experience in a range of well-structured therapeutic workshops centred around working on the land, food processing, arts, crafts and music. Residents are supported within the workshops by a combination of volunteers and employees Monday to Friday. In addition, the workshops are available to adults with learning disabilities from the wider Milton Keynes community who are interested in attending.

# **CAMPBILL MILTON KEYNES COMMUNITIES LIMITED**

## **TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED) FOR THE YEAR ENDED 30 JUNE 2021**

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### **Objectives and activities (continued)**

Our activities operate from two main sites within Milton Keynes, Willen Park South and Pennyland. The charity owns the freehold of a ten-acre site at Willen, as well as the workshops and four of the five houses. The fifth house was built by Aldwyck (now Catalyst) Housing Association with Housing Corporation funds. Aldwyck Housing Association made this house available under a management agreement between Aldwyck and CMKC. This house is operated similarly to the other residential houses and is built on land leased by CMKC to Aldwyck on a long-term basis. CMKC also owns three separate houses within proximity of the Willen estate.

CMKC manages four additional houses that are rented from Milton Keynes Council at Pennyland where it also owns the freehold of 1.75 acres of land which includes a workshop facility.

CMKC is part of the wider Camphill Movement which has over one hundred centres worldwide, all caring for children or adults with learning disabilities or who are emotionally disturbed. CMKC is autonomous regarding day-to-day operations and in respect of all financial matters but benefits from the wealth of experience available within the Camphill Movement as a whole.

### **Public Benefit**

When setting objectives, Trustees acknowledge that the charity is a Public Benefit Entity & give consideration to the Charity Commission's published guidance on the Public Benefit requirement under the Charities Act 2011 guidance on public benefit.

The charity in pursuit of its objects continues to provide support of adults with learning disabilities by providing a community environment where they can be supported to live, socialise and gain work experience in a therapeutic workshop. This provision is provided to both existing Community residents and extended to local service users from the wider community.

In 2016 the charity became a member of Wolverton Community Energy (WCE), a registered society. CMKC lease roof space to WCE for the installation of solar panels, this agreement providing subsidised energy to the charity. WCE collaborate with individuals and businesses in Wolverton and the wider Milton Keynes area to help them become more energy efficient and to reduce the amount of carbon they use. Their long-term view and our aim are to take the WCE community off-grid, with zero carbon use. They have a strong track record and have already completed several successful projects. They are currently exploring a range of other ways to harness renewable energy sources - from solar PV installations to hydro, and from biomass to LED lighting retrofits. They aim to invest 50% of profits back into the local community, with a particular focus on relieving fuel poverty for the most vulnerable.

### **Achievements and performance**

CMKC currently maintains ten residential houses in which over sixty residents live. It also operates several day workshops including the Camphill cafe, providing residents with the opportunity to connect naturally with the wider Milton Keynes community.

At the heart of our community are our residents and external service users who use our support and workshops and, as the beneficiaries of our charity, are the focus of our thinking. Their health and wellbeing are our business. We aim to do that well.

Trustees are committed to the continued successful future of the Community and assess performance against objects via several measures involving the Community and stakeholders. Internal benchmarks comprise but are not limited to financial budgets, HR & Training plans, H&S kpi's, support plans, risk assessments, commissioned professional advice and resident surveys. Stakeholder benchmarks comprise but are not limited to Local Authority inspections (Adult Social Care, Housing & Fire Brigade), resident annual reviews with social workers, CQC inspections, resident family support group meetings and surveys. In total the reported data provides Trustees with an overview of the Community's performance against its objects.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED) FOR THE YEAR ENDED 30 JUNE 2021

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### Achievements and performance (continued)

A key indicator of year-on-year provision of quality support is the regular inspection of our services by the Care Quality Commission (CQC). They are the independent regulator of health and adult social care in England who ensure health and social care services provide people with safe, effective, compassionate, high-quality care and encourage care services to improve.

The charity was last inspected by the CQC in October 2018 and was rated as "Good" in all five "key lines of enquiry" being Safe, Effective, Caring, Responsive & Well Led, resulting in a positive report and overall score of "Good". Auditing arrangements by CQC have changed during the pandemic with CQC carrying out desk based risk assessments of all registered providers, as it stands our feedback indicates that CQC has no immediate intention to re-assess although we continue with internal audits and continuous improvement activity. Trustees recognise the commitment of the Community in achieving this rating and will continue to provide all necessary resources to maintain a high level of quality support.

As reported last year the charity concluded plans to move to a fully employed support staffing model, the reduction in live in volunteers providing additional accommodation for new residents. It was intended to increase resident numbers to just over seventy but a combination of Covid lockdown and residents moving to more appropriate settings for their increased needs meant the plan will roll into the next financial year to June 2022.

The charity also plans to build two new accommodation projects within the existing sites and is currently investigating funding solutions whilst working with consultants on detailed build and phasing plans.

### Plans for future periods

The 2016 Trustees report reported the following extract;

"During September 2016 Trustees approved a Strategic Review presented by the Senior Management Team, a framework to ensure that the charity is best placed to continue to meet its objects. The review will encompass the development of service provision, facilities, environmental & financial sustainability whilst maintaining the Camphill values and principles. As a Community we will consult with stakeholders including residents, families, volunteers & employees.

The aims and objectives have been summarised as follows;

1. Recruit and retain adequately skilled support staff.
2. Ensure our people have the right skills and resources to make the right decisions and to do what is needed, working together.
3. Ensure we have the right buildings for our future needs.
4. Ensure what we do is relevant, sustainable and high quality.
5. Extend our reach to include older people and more complex needs.

Although the future is unpredictable, the purpose of this review is to plan ahead, making clear our aspirations for development in the coming years as we see it today, we have focused on the coming three to five years. Much of our development depends on other factors such as funding and compliance requirements that we can influence but cannot control. We therefore aim to review our strategy regularly as we progress and amend our objectives in light of our findings, future reports to monitor our progress."

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED) FOR THE YEAR ENDED 30 JUNE 2021

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### Plans for future periods (continued)

Subsequent years have tracked these objectives, Trustees reporting that to date objectives have been achieved. In the current year the charity can report the following update for a fourth year;

#### **1. Recruit and retain adequately skilled support staff.**

The charity has recruited to employed permanent staffing supplemented by a team of bank support staff. The bank staff have provided a flexible resource to provide support cover as and when required whilst suiting the individual's work preference. Where possible suitably qualified internal staff have been promoted as part of the charity developing internal talent and succession planning, including the transfer of bank staff to permanent roles.

#### **2. Ensure our people have the right skills and resources to make the right decisions and to do what is needed, working together.**

The charity has compiled and implementing a Learning and Development Plan for staff, the plan refined by the annual appraisal process highlighting current & future development targets.

#### **3. Ensure we have the right buildings for our future needs.**

The strategic review highlighted an increase in service users was necessary to provide a sustainable financial platform for the charity to pursue its objects. A build project increasing both workshop facilities and supported living accommodation was completed and authorised by Trustees, the planning applications approved in the first quarter of 2020. The charity is currently focused on detailed design and funding solutions (a probable combination of loan, fund-raising and own funds).

In addition to new build, a cyclical maintenance report has been compiled to ensure existing buildings remain at a good standard.

#### **4. Ensure what we do is relevant, sustainable and high quality.**

CMKC continues to participate in and influence local stakeholder groups to ensure that our future direction is aligned with local commissioning group's strategy. In a wider national context, our CEO continues his role in the Association of Camphill Communities to ensure CMKC is at the forefront of UK adult social care provision.

A combination of enforced staffing change and planned build project costs have impacted the charity's finances over the last four years, but Trustees and management have agreed short term targets to return to an operating surplus.

The quality-of-service provision to our beneficiaries is our central focus and the charity will provide such resources required to ensure our facilities, systems and people are operating day on day at high quality.

#### **5. Extend our reach to include older people and more complex needs.**

Resources in the community have focused on the Covid pandemic during the year but the charity is committed to this objective. The new build process will address some of the challenges faced by our existing infrastructure and provide opportunities to allow some residents with changing needs to stay within our community.

Trustees are pleased to report that the rolling objectives of the Strategic Review were achieved for the year.

### **Financial review**

CMKC's income is derived from three main income streams

- Accommodation - Rent from residents including Housing Benefit subsidy
- Care & Support - Supported Living fees from Local Authorities
- Workshops - Day Support Fees from Local Authorities

Trustees agreed a budgeted deficit for the year of report, in part, planned costs associated with the building planning application project together with the agreed transition to full residency. As noted above the evolving lockdown restrictions limited the planned introduction of new residents, and in combination with several residents leaving the community, income was reduced, the new resident target moving into financial year 2022. This resulted in an increased deficit but considering the noted impacts to operations Trustees have agreed that targets be moved to the current year.

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# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED) FOR THE YEAR ENDED 30 JUNE 2021

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### Financial review (continued)

Trustees are confident that the charity is able to continue to meet its liabilities as they fall due for the foreseeable future and that the accounts should be prepared on the going concern basis.

CMKC made charitable donations of £600 (2020: £600) during the year.

### Covid 19 impact

As a community providing 24/7 support to adults with learning disabilities, the practical impact of Covid 19 has taken up the bulk of our focus for the entire financial year and beyond. Supported daily by our staff several residents live together in each house, our challenge to maintain care and support, meals, and facilities, promote mental health and daily activity whilst ensuring "Hands, Face and Space". Rhythm and routines essential to our resident's well-being were dramatically disrupted March 2020 and continue to change in response to Covid measures. We have adapted to the evolving requirements of lockdown and our residents and staff have responded each and every time ensuring that the impact of Covid has been minimal. Where possible, community life has returned to normal, but we maintain staff face masks, weekly staff/ monthly resident PCR testing backed up by appropriate LTF testing for visitors. Vaccination uptake has been exceptional, and we thank all in the community for their commitment.

Financially we continue to receive our main income streams of local authority funding and additional spend has been mitigated by several local authority grants towards covid costs. Our public facing workshops (café and theatre) re-opened during June with encouraging numbers after such a long close. Although there was a consequential decrease in income and associated costs, we have not suffered a material financial impact arising from the pandemic to highlight in our report.

Trustees would like to record their gratitude to all of our residents, volunteers and staff who have worked tirelessly to ensure that our community continues to operate safely in the most challenging of times.

### Reserves

During the year the Board has considered the level, in line with the Charity Commission Guidelines, it should retain in its reserves. Its current policy reflects the need to maintain current operations while providing for future commitments. The Board reviews its reserves policy annually in line with recommended practice. Note 21/22 sets out an analysis of the assets attributable to the various funds. These assets are sufficient to meet CMKC's obligations on a fund-by-fund basis.

The Board has considered the requirement for free reserves, being those unrestricted funds not invested in tangible fixed assets, designated for specific purposes or otherwise committed. The Board believes that this should represent four months of expenditure. At this level the Board believes it can continue the activities of CMKC in the event of a significant drop in funding until alternative sources can be identified.

As detailed in the next paragraph, Free Reserves currently represent 4.4 months expenditure and the Board accordingly aims to return, at least, to the target level of the Free Reserves.

As at 30 June 2021 the company's total reserves of £4,120,371 can be analysed as follows:

	£
Tied up in intangible fixed assets	nil
Tied up in buildings and other tangible assets	2,276,351
Allocated to Restricted & Designated Reserves	796,000
The balance being Free Reserves	1,048,020

### Investments

In 2014 the charity invested £500,000 with an objective of long-term capital growth. These funds are managed by Rathbones Investment Management, Trustees authorising the funds be invested using the Church of England ethical model as a basis.

In October 2018 the charity realised £150,000 of investment gain, retaining the initial investment. Given concerns with the impact of Covid and global economic indicators Trustees are satisfied with Rathbone's managed investment performance.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED) FOR THE YEAR ENDED 30 JUNE 2021

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### Structure, governance and management

#### Structure

CMKC is a private company limited by guarantee and has no share capital. Membership comprises current and former Trustees, the extent of their liability as members of the company on a winding up limited to a maximum of £1 each. The company retains a wholly owned subsidiary, Campbill Contracts (Milton Keynes) Limited, the company currently dormant having ceased trading June 2008. CMKC is also registered as a charity with the Charities Commission.

The trustees, who are also the directors for the purpose of company law, and who served during the year and up to the date of signature of the financial statements were:

JP Dixon	(Resigned 7 September 2020)
J Cooper	
R Douthwaite (ex Chair)	(Resigned 6 September 2021)
M Luxford	
R Livermore	(Resigned 7 June 2021)
S Prosky	
G Lightfoot (Chair)	
M Beck	
E Bradley	
R Malik	(Appointed 7 September 2020)
J Moffoot	(Appointed 7 September 2020)
I Revell	(Appointed 7 September 2020)
E Sheldon	
K Broadhurst	(Appointed 7 December 2020)
P Howard	(Appointed 7 December 2020)

None of the trustees has any beneficial interest in the company.

#### Governance

CMKC is governed by its Memorandum and Articles of Association, the current document being adopted by members at the Annual General Meeting on 23 April 2007. Control is exercised by the Board of Trustees consisting of individuals who have an interest in the charity's objectives be it as a resident family member and/or the charity ethos. In addition, consideration is given to the skills and experience each Trustee can bring to the Board, the most recent Skills Audit updated in the prior year. The Board maintains an open recruitment policy and will consider appropriate and eligible applicants recommended by Trustees or Management. New Trustees undergo a selection/induction process providing insight into the role, charity ethos, finance, operations, residents and staff. This will typically involve attendance at a Trustee meeting, interview, desktop research, shadowing management and involvement in support/workshop operations. Given Covid restrictions this has had to be limited for the recently appointed Trustees.

The Board may co-opt new members between Annual General Meetings. Under article 16 the appointment of co-opted trustees must be confirmed by the members at the next Annual General Meeting. Under Article 9 one-third of the members are required to retire by rotation.

Trustees to be confirmed and/or retiring by rotation at the Annual General Meeting are

Article 16: K Broadhurst, P Howard

Article 9: G Lightfoot, M Beck, E Bradley, E Sheldon

The Board meet quarterly with two sub-groups Finance, Audit & General Purposes and Build Project meeting prior to each Trustee meeting. Review sub-groups covering Care & Support and Marketing meet as agreed by the Board.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED)

### FOR THE YEAR ENDED 30 JUNE 2021

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#### Structure, governance and management (continued)

##### Management

The day-to-day management of CMKC is delegated to the Chief Executive within terms of delegation approved by Trustees. The Chief Executive is assisted by a Management Team responsible for Service Delivery, Workshops, HR, Training, Facilities, H&S and Finance. Trustees review the remuneration of all employees (including the CEO & Management team) annually 1 July taking into account charity finances, UK economic indicators and local government/charity sector comparatives.

##### Senior Management

Chief Executive	T Davies
Workshops Manager	J Funge
HR Manager	vacancy
Training Manager	M Tudor
Assessment & Development Manager	N Goby
Facilities Maintenance Manager	S Death
Registered Manager	T Bridle
Finance Manager/Company Secretary	D Peddie

##### Volunteers

Integral to the Camphill ethos is the contribution made by volunteers to the charity's activities. The charity actively encourages volunteer support of its residents and recognises the positive impact they make. Our volunteer base is local and has been impacted by Covid lockdown restrictions but we are looking to increase numbers in the current financial year.

Trustees would like to record their gratitude to those volunteers who have contributed to the community during the year.

##### Related Party & Co-operation with other organisations

No Trustees receive remuneration or other benefit from their work with the charity. The charity updates its Related Party Transactions Register annually, note 26 to the accounts providing details to related party transactions during the year.

CMKC has a close association with Tools for Self-Reliance (Milton Keynes) [TFSR]. A separate charity, TFSR collects old unwanted hand tools and restores them to working condition, thereafter, donating them to projects in developing countries. This activity is undertaken as a workshop within CMKC, several of our residents attending Monday to Thursday. Due to staffing changes in the prior year CMKC provides a member of staff to supervise the workshop working alongside a part-time TFSR employee and volunteers. This cost is recharged to TFSR, in the year of account £19,289 (2019: £19,533). CMKC contributes to this activity by providing the workshop, store and office free of charge and, additionally, in 2021 paid £27,596 towards TFSR's expenditure (2020: £27,596).

CMKC is part of the wider Camphill Movement which has over one hundred centres worldwide, all caring for children or adults with learning disabilities and or mental health problems. CMKC is autonomous with regard to day-to-day operations and in respect of all financial matters but benefits from the wealth of experience available within the Camphill Movement as a whole. The Community is a member of the Association of Camphill Communities (AoCC), its membership comprising several Camphill Communities located within UK and Eire. This membership provides valuable networking and best practice sharing.

The charity is also a member of Wolverton Community Energy, details as above in Public Benefit.

Locally the charity attends various Local Authority and Third Sector Supplier forums in pursuit of the charity's objectives. Where appropriate, it is the intention of the charity to offer partnership & leadership to the sector via these forums.

##### Social Investment

In 2014 the charity invested £500,000 with a view to long term capital growth. These funds are managed by Rathbones Investment Management, Trustees authorising the funds be invested using the Church of England ethical model as a basis.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## TRUSTEES' REPORT (INCLUDING DIRECTORS' REPORT) (CONTINUED) FOR THE YEAR ENDED 30 JUNE 2021

---

### Structure, governance and management (continued)

#### Fundraising

The charity's main income is derived from resident rent and local authority fees, fundraising currently a minor income stream. The charity recruited its first full-time fundraiser in the late summer of 2020 to develop this income stream, subsequent years to benefit from this investment. Trustees have also agreed the investment in a capital fundraiser to secure ongoing funding for the development of the build project and we are actively recruiting for this post.

#### Key Risks and uncertainties

The Board has assessed the major risks to which CMKC is exposed and is satisfied those systems are in place to mitigate exposure to these risks. A detailed assessment has been made of the potential risks to which the residents, co-workers and staff may be exposed to in each of the properties of CMKC, and suitable policies and procedures to minimise these risks have been put in place. These are reviewed regularly by Trustees.

CMKC maintains a Risk Register identifying various risks set against control and mitigation procedures. These cover key areas such as Charity Law, Governance, Operations, H&S, Finance and Reputation and are reviewed and agreed annually by Trustees.

#### Exemptions from disclosure

None

#### Funds held as Custodian Trustees on behalf of others

During the period of report there were no assets held.

#### Other

#### Grant-making

During the year the charity provided a grant of £27,596 (2020: £27,596) to Tools for Self Reliance (Milton Keynes) to support the running of its workshop.

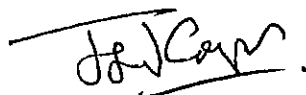
#### Disclosure of information to auditors

Each of the directors has confirmed that there is no information of which they are aware which is relevant to the audit, but of which the auditors are unaware. They have further confirmed that they have taken appropriate steps to identify such relevant information and to establish that the auditors are aware of such information.

#### Auditor


In accordance with section 487 of the Companies Act 2006, a resolution will be submitted at the forthcoming Annual General Meeting that Myers Clark, Chartered Accountants, be re-appointed as auditors.

The trustees' report was approved by the Board of Trustees.



**J Cooper**  
Trustee

Dated: 24 March 2022



**E Sheldon**  
Trustee

Dated: 24 March 2022

# **CAMPBILL MILTON KEYNES COMMUNITIES LIMITED**

## **STATEMENT OF TRUSTEES' RESPONSIBILITIES**

### **FOR THE YEAR ENDED 30 JUNE 2021**

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The trustees, who are also the directors of Camphill Milton Keynes Communities Limited for the purpose of company law, are responsible for preparing the Trustees' Report and the financial statements in accordance with applicable law and United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice).

Company Law requires the trustees to prepare financial statements for each financial year which give a true and fair view of the state of affairs of the charity and of the incoming resources and application of resources, including the income and expenditure, of the charitable company for that year.

In preparing these financial statements, the trustees are required to:

- 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 charity will continue in operation.

The trustees are responsible for keeping adequate accounting records that disclose with reasonable accuracy at any time the financial position of the charity 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 charity and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## INDEPENDENT AUDITOR'S REPORT

### TO THE TRUSTEES OF CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

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#### **Opinion**

We have audited the financial statements of Camphill Milton Keynes Communities Limited (the 'charitable company') for the year ended 30 June 2021 which comprise the statement of financial activities, the summary income and expenditure account, the balance sheet, the statement of cash flows and the notes to the financial statements, including significant accounting policies. The financial reporting framework that has been applied in their preparation is applicable law and United Kingdom Accounting Standards, including FRS 102 The Financial Reporting Standard applicable in the UK and Republic of Ireland (United Kingdom Generally Accepted Accounting Practice).

In our opinion, the financial statements:

- give a true and fair view of the state of the charitable company's affairs as at 30 June 2021 and of its incoming resources and application of resources, for the year then ended;
- have been properly prepared in accordance with United Kingdom Generally Accepted Accounting Practice; and
- have been prepared in accordance with the requirements of the Companies Act 2006.

#### **Basis for opinion**

We conducted our audit in accordance with International Standards on Auditing (UK) (ISAs (UK)) and applicable law. Our responsibilities under those standards are further described in the Auditor's responsibilities for the audit of the financial statements section of our report. We are independent of the charity in accordance with the ethical requirements that are relevant to our audit of the financial statements in the UK, including the FRC's Ethical Standard, and we have fulfilled our other ethical responsibilities in accordance with these requirements. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

#### **Conclusions relating to going concern**

In auditing the financial statements, we have concluded that the trustees' use of the going concern basis of accounting in the preparation of the financial statements is appropriate.

Based on the work we have performed, we have not identified any material uncertainties relating to events or conditions that, individually or collectively, may cast significant doubt on the charity's ability to continue as a going concern for a period of at least twelve months from when the financial statements are authorised for issue.

Our responsibilities and the responsibilities of the trustees with respect to going concern are described in the relevant sections of this report.

#### **Other information**

The other information comprises the information included in the annual report other than the financial statements and our auditor's report thereon. The trustees are responsible for the other information contained within the annual report. Our opinion on the financial statements does not cover the other information and we do not express any form of assurance conclusion thereon. Our responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the financial statements or our knowledge obtained in the course of the audit, or otherwise appears to be materially misstated. If we identify such material inconsistencies or apparent material misstatements, we are required to determine whether this gives rise to a material misstatement in the financial statements themselves. If, based on the work we have performed, we conclude that there is a material misstatement of this other information, we are required to report that fact.

We have nothing to report in this regard.

# **CAMPBILL MILTON KEYNES COMMUNITIES LIMITED**

## **INDEPENDENT AUDITOR'S REPORT (CONTINUED)**

### **TO THE TRUSTEES OF CAMPBILL MILTON KEYNES COMMUNITIES LIMITED**

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#### **Opinions on other matters prescribed by the Companies Act 2006**

In our opinion, based on the work undertaken in the course of the audit:

- the information given in the trustees' report, which includes the directors' report prepared for the purposes of company law, for the financial year for which the financial statements are prepared is consistent with the financial statements; and
- the directors' report included within the trustees' report has been prepared in accordance with applicable legal requirements.

#### **Matters on which we are required to report by exception**

In the light of the knowledge and understanding of the company and its environment obtained in the course of the audit, we have not identified material misstatements in the directors' report included within the trustees' report.

We have nothing to report in respect of the following matters in relation to which the Companies Act 2006 and Charities (Accounts and Reports) Regulations 2008 require us to report to you if, in our opinion:

- the information given in the financial statements is inconsistent in any material respect with the trustees' report; or
- sufficient accounting records have not been kept; or
- the financial statements are not in agreement with the accounting records; or
- we have not received all the information and explanations we require for our audit.

#### **Responsibilities of trustees**

As explained more fully in the statement of trustees' responsibilities, the trustees, who are also the directors of the charity for the purpose of company law, are responsible for the preparation of the financial statements and for being satisfied that they give a true and fair view, and for such internal control as the trustees determine is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error. In preparing the financial statements, the trustees are responsible for assessing the charity's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the trustees either intend to liquidate the charitable company or to cease operations, or have no realistic alternative but to do so.

#### **Auditor's responsibilities for the audit of the financial statements**

We have been appointed as auditor under section 144 of the Charities Act 2011 and report in accordance with the Act and relevant regulations made or having effect thereunder.

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not a guarantee that an audit conducted in accordance with ISAs (UK) will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statements.

Irregularities, including fraud, are instances of non-compliance with laws and regulations. We design procedures in line with our responsibilities, outlined above, to detect material misstatements in respect of irregularities, including fraud. The extent to which our procedures are capable of detecting irregularities, including fraud, is detailed below.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## INDEPENDENT AUDITOR'S REPORT (CONTINUED)

### TO THE TRUSTEES OF CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

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#### **The extent to which the audit was considered capable of detecting irregularities including fraud**

In identifying and assessing the risks of material misstatement in respect of irregularities, including fraud and non-compliance with laws and regulations, we considered the following;

- The nature of the industry and sector, control environment and business performance including the design of the remuneration policies, key drivers for trustee remuneration, bonus levels and performance targets;
- results of our enquiries of Management about their own identification and assessment of the risks of irregularities;
- any matters we identified having obtained and review the charitable company's documentation of their policies and procedures relating to;
- identifying, evaluating and complying with laws and regulation and whether they were aware of any instances of non-compliance;
  - detecting and responding to the risks of fraud and whether they have knowledge of any actual, suspected or alleged fraud;
  - the internal controls established to mitigate risks of fraud or non-compliance with laws and regulations;
- the matters discussed among the audit engagement team regarding how and where fraud might occur in the financial statements and any potential indicators of fraud.

As a result of these procedures, we considered the opportunities and incentives that may exist within the organisation for fraud. In common with all audits under ISAs (UK), we are also required to perform specific procedures to respond to the risk of management override.

We also obtained an understanding of the legal and regulatory frameworks that the charitable company operates in, focusing on provisions of those laws and regulations that had a direct effect on the determination of material amounts and disclosures in the financial statements. The key laws and regulations we considered in this context included the UK Companies Act.

In addition, we considered provisions of other laws and regulations that do not have a direct effect on the financial statements but compliance with which may be fundamental to the company's ability to operate or to avoid a material penalty. These included Employment law.

#### **Audit response to risks identified**

To address the risk of fraud through management bias and override of controls, we:

- performed analytical procedures to identify any unusual or unexpected relationships;
- tested journal entries to identify unusual transactions;
- assessed whether judgements and assumptions made in determining the accounting estimates were indicative of potential bias; and
- investigated the rationale behind significant or unusual transactions.

In response to the risk of irregularities and non-compliance with laws and regulations, we designed procedures which included, but were not limited to:

- agreeing financial statement disclosures to underlying supporting documentation;
- reading the minutes of meetings of those charged with governance; and
- enquiring of management as to actual and potential litigation and claims.

There are inherent limitations in our audit procedures described above. The more removed that laws and regulations are from financial transactions, the less likely it is that we would become aware of non-compliance. Auditing standards also limit the audit procedures required to identify non-compliance with laws and regulations to enquiry of the directors and other management and the inspection of regulatory and legal correspondence, if any.

Material misstatements that arise due to fraud can be harder to detect than those that arise from error as they may involve deliberate concealment or collusion.

# **CAMPHILL MILTON KEYNES COMMUNITIES LIMITED**

## **INDEPENDENT AUDITOR'S REPORT (CONTINUED)**

### **TO THE TRUSTEES OF CAMPHILL MILTON KEYNES COMMUNITIES LIMITED**

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A further description of our responsibilities is available on the Financial Reporting Council's website at: <https://www.frc.org.uk/auditorsresponsibilities>. This description forms part of our auditor's report.

#### **Use of our report**

This report is made solely to the charity's trustees, as a body, in accordance with Chapter 3 of Part 16 of the Companies Act 2006 and part 4 of the Charities (Accounts and Reports) Regulations 2008. Our audit work has been undertaken so that we might state to the charity's trustees those matters we are required to state to them in an auditors' 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 charity and the charity's trustees as a body, for our audit work, for this report, or for the opinions we have formed.



**Paul Windmill (Senior Statutory Auditor)  
for and on behalf of Myers Clark**

28 March 2022

**Chartered Accountants  
Statutory Auditor**

Egale 1  
80 St Albans Road  
Watford  
Hertfordshire  
WD17 1DL

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## CONSOLIDATED STATEMENT OF FINANCIAL ACTIVITIES INCLUDING INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 30 JUNE 2021

	Notes	Unrestricted funds £	Restricted funds £	Total 2021 £	Total 2020 £
<b><u>Income and endowments from:</u></b>					
Donations and legacies	3	10,431	57,536	67,967	366,396
Charitable activities	4	2,618,862	-	2,618,862	2,278,437
Investments	5	3,540	-	3,540	6,029
Other income	6	25,529	-	25,529	52,383
<b>Total income</b>		<b>2,658,362</b>	<b>57,536</b>	<b>2,715,898</b>	<b>2,703,245</b>
<b><u>Expenditure on:</u></b>					
Charitable activities	7	2,779,245	57,536	2,836,781	2,425,344
<b>Total resources expended</b>		<b>2,779,245</b>	<b>57,536</b>	<b>2,836,781</b>	<b>2,425,344</b>
Net gains/(losses) on investments	12	74,994	-	74,994	(18,449)
<b>Net movement in funds</b>		<b>(45,889)</b>	<b>-</b>	<b>(45,889)</b>	<b>259,452</b>
Fund balances at 1 July 2020		4,038,281	127,979	4,166,260	3,906,807
<b>Fund balances at 30 June 2021</b>		<b>3,992,392</b>	<b>127,979</b>	<b>4,120,371</b>	<b>4,166,259</b>

The statement of financial activities includes all gains and losses recognised in the year.

All income and expenditure derive from continuing activities.

The statement of financial activities also complies with the requirements for an income and expenditure account under the Companies Act 2006.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## CONSOLIDATED STATEMENT OF FINANCIAL ACTIVITIES (CONTINUED) INCLUDING INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 30 JUNE 2021

### Consolidated Statement of Financial Activities - Prior Year Detail

	Unrestricted funds £	Restricted funds £	Total 2020 £
<b><u>Income and endowments from:</u></b>			
Donations and legacies	366,396	-	366,396
Charitable activities	2,278,437	-	2,278,437
Investments	6,029	-	6,029
Other income	52,383	-	52,383
<b>Total income</b>	<b>2,703,245</b>	<b>-</b>	<b>2,703,245</b>
<b><u>Expenditure on:</u></b>			
Charitable activities	2,422,480	2,864	2,425,344
<b>Total resources expended</b>	<b>2,422,480</b>	<b>2,864</b>	<b>2,425,344</b>
Net gains on investments	(18,449)	-	(18,449)
<b>Net movement in funds</b>	<b>262,316</b>	<b>(2,864)</b>	<b>259,452</b>
Fund balances at 1 July 2019	3,775,964	130,843	3,906,807
<b>Fund balances at 30 June 2020</b>	<b>4,038,280</b>	<b>127,979</b>	<b>4,166,259</b>

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## CONSOLIDATED SUMMARY INCOME AND EXPENDITURE ACCOUNT FOR THE YEAR ENDED 30 JUNE 2021

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	All income funds 2021 £	All income funds 2020 £
Gross income	2,715,898	2,703,245
Gains/(losses) on investments	74,994	(18,449)
Total income in the reporting period	<u>2,790,892</u>	<u>2,684,796</u>
Total expenditure from income funds	(2,836,781)	(2,425,344)
Net (expenditure)/income for the year	<u>(45,889)</u>	<u>259,452</u>

### STATEMENT OF RECOGNISED GAINS AND LOSSES

Net income/(expenditure) for the year	(120,883)	277,901
Unrealised (losses)/gains on investment assets held by income funds	74,994	(18,449)
	<u>(45,889)</u>	<u>259,452</u>

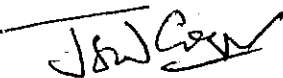
# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED


## CONSOLIDATED BALANCE SHEET

AS AT 30 JUNE 2021

	Notes	£	2021 £	£	2020 £
<b>Fixed assets</b>					
Tangible assets	13		2,276,351		1,976,085
Investments	14		568,568		498,976
			<u>2,844,919</u>		<u>2,475,061</u>
<b>Current assets</b>					
Stocks	16	1,000		1,000	
Debtors	17	365,592		203,462	
Cash at bank and in hand		1,261,735		1,684,517	
		<u>1,628,327</u>		<u>1,888,979</u>	
<b>Creditors: amounts falling due within one year</b>	18	(352,875)		(197,781)	
Net current assets			1,275,452		1,691,198
<b>Total assets less current liabilities</b>			<u>4,120,371</u>		<u>4,166,259</u>
<b>Income funds</b>					
Restricted funds	20		127,979		127,979
Unrestricted funds	21		3,992,392		4,038,280
			<u>4,120,371</u>		<u>4,166,259</u>

The financial statements were approved by the Trustees on 24 March 2022

  
J Cooper  
Trustee

E Sheldon   
Trustee

Company Registration No. 01589898

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## COMPANY BALANCE SHEET

AS AT 30 JUNE 2021

	Notes	£	2021 £	£	2020 £
<b>Fixed assets</b>					
Tangible assets	13		2,276,351		1,976,085
Investments	14		568,568		498,976
Investments in subsidiary			2		2
			<u>2,844,921</u>		<u>2,475,063</u>
<b>Current assets</b>					
Stocks	16	1,000		1,000	
Debtors	17	365,592		203,462	
Cash at bank and in hand		1,261,735		1,684,517	
		<u>1,628,327</u>		<u>1,888,979</u>	
<b>Creditors: amounts falling due within one year</b>	18	(352,877)		(197,783)	
Net current assets			<u>1,275,450</u>		<u>1,691,196</u>
<b>Total assets less current liabilities</b>			<u>4,120,371</u>		<u>4,166,259</u>
<b>Income funds</b>					
Restricted funds	20		127,979		127,979
Unrestricted funds	21		3,992,392		4,038,280
			<u>4,120,371</u>		<u>4,166,259</u>

The financial statements were approved by the Trustees on 24 March 2022



J Cooper  
Trustee

E Sheldon  
Trustee



Company Registration No. 01589898

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## CONSOLIDATED STATEMENT OF CASH FLOWS FOR THE YEAR ENDED 30 JUNE 2021

	Notes	£	2021 £	£	2020 £
<b>Cash flows from operating activities</b>					
Cash (absorbed by)/generated from operations	28		(1,083)		473,841
<b>Investing activities</b>					
Purchase of tangible fixed assets		(425,239)		(20,639)	
Proceeds on disposal of tangible fixed assets		-		45	
Interest received		3,540		6,029	
<b>Net cash used in investing activities</b>			(421,699)		(14,565)
<b>Net cash used in financing activities</b>			-		-
<b>Net (decrease)/increase in cash and cash equivalents</b>			(422,782)		459,276
Cash and cash equivalents at beginning of year			1,684,517		1,225,241
<b>Cash and cash equivalents at end of year</b>			<u>1,261,735</u>		<u>1,684,517</u>

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 JUNE 2021

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### 1 Accounting policies

#### Charity information

Camphill Milton Keynes Communities Limited is a private company limited by guarantee incorporated in England and Wales. The registered office is Japonica Lane, Willen Park South, Milton Keynes, Buckinghamshire, MK15 9JY.

#### 1.1 Accounting convention

The financial statements have been prepared in accordance with the charity's [governing document], the Companies Act 2006 and "Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102) (effective 1 January 2019)". The charity is a Public Benefit Entity as defined by FRS 102.

The financial statements are prepared in sterling, which is the functional currency of the charity. Monetary amounts in these financial statements are rounded to the nearest £.

The financial statements have been prepared under the historical cost convention, modified to include the revaluation of freehold properties and to include investment properties and certain financial instruments at fair value. The principal accounting policies adopted are set out below.

#### 1.2 Going concern

At the time of approving the financial statements, the trustees have a reasonable expectation that the charity has adequate resources to continue in operational existence for the foreseeable future. Thus the trustees continue to adopt the going concern basis of accounting in preparing the financial statements.

#### 1.3 Charitable funds

Unrestricted funds are available for use at the discretion of the trustees in furtherance of their charitable objectives.

Restricted funds are subject to specific conditions by donors as to how they may be used. The purposes and uses of the restricted funds are set out in the notes to the financial statements.

Endowment funds are subject to specific conditions by donors that the capital must be maintained by the charity.

#### 1.4 Income

Income is recognised when the charity is legally entitled to it after any performance conditions have been met, the amounts can be measured reliably, and it is probable that income will be received.

Cash donations are recognised on receipt. Other donations are recognised once the charity has been notified of the donation, unless performance conditions require deferral of the amount. Income tax recoverable in relation to donations received under Gift Aid or deeds of covenant is recognised at the time of the donation.

Legacies are recognised on receipt or otherwise if the charity has been notified of an impending distribution, the amount is known, and receipt is expected. If the amount is not known, the legacy is treated as a contingent asset.

Dividends are recognised once the dividend has been declared and notification has been received of the dividend due. This is normally upon notification by investment managers of the receipt of the dividend.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 30 JUNE 2021

---

### 1 Accounting policies

(Continued)

#### 1.5 Expenditure

Expenditure is recognised in the period in which it is incurred with liabilities being recognised where there is a legal or constructive obligation to pay.

Resources expended are allocated to a particular activity where the costs relate directly to that activity.

Resources expended have been allocated on the basis indicated below:

Charitable activities: These include directly attributable costs plus a share of support costs.

Governance costs: These include the cost of governance arrangements which relate to the general running of the company, as opposed to the direct management functions inherent in its charitable activities, plus a share of support costs. Directly attributable costs include costs such as external audit and costs associated with constitutional and statutory requirements.

Support costs: These are costs that are not in themselves direct activity costs but enable the delivery of these activities. Support costs are allocated to direct activity costs on the basis that the activity utilises these costs.

#### 1.6 Tangible fixed assets

Tangible fixed assets are initially measured at cost and subsequently measured at cost or valuation, net of depreciation and any impairment losses.

Depreciation is recognised so as to write off the cost or valuation of assets less their residual values over their useful lives on the following bases:

Freehold property	2% straight line
Leasehold land and buildings	113 years
Building improvements	15 years
Garden & workshop	25% straight line
Fixtures, fittings & equipment	25% straight line
Motor vehicles	25% straight line

The gain or loss arising on the disposal of an asset is determined as the difference between the sale proceeds and the carrying value of the asset, and is recognised in net income/(expenditure) for the year.

#### 1.7 Fixed asset investments

Fixed asset investments are initially measured at transaction price excluding transaction costs, and are subsequently measured at fair value at each reporting date. Changes in fair value are recognised in net income/(expenditure) for the year. Transaction costs are expensed as incurred.

#### 1.8 Impairment of fixed assets

At each reporting end date, the charity reviews the carrying amounts of its tangible assets to determine whether there is any indication that those assets have suffered an impairment loss. If any such indication exists, the recoverable amount of the asset is estimated in order to determine the extent of the impairment loss (if any).

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 30 JUNE 2021

---

### 1 Accounting policies

(Continued)

#### 1.9 Stocks

Stocks are stated at the lower of cost and estimated selling price less costs to complete and sell. Cost comprises direct materials and, where applicable, direct labour costs and those overheads that have been incurred in bringing the stocks to their present location and condition. Items held for distribution at no or nominal consideration are measured the lower of replacement cost and cost.

Net realisable value is the estimated selling price less all estimated costs of completion and costs to be incurred in marketing, selling and distribution.

#### 1.10 Cash and cash equivalents

Cash and cash equivalents include cash in hand, deposits held at call with banks, other short-term liquid investments with original maturities of three months or less, and bank overdrafts. Bank overdrafts are shown within borrowings in current liabilities.

#### 1.11 Financial instruments

The charity has elected to apply the provisions of Section 11 'Basic Financial Instruments' and Section 12 'Other Financial Instruments Issues' of FRS 102 to all of its financial instruments.

Financial instruments are recognised in the charity's balance sheet when the charity becomes party to the contractual provisions of the instrument.

Financial assets and liabilities are offset, with the net amounts presented in the financial statements, when there is a legally enforceable right to set off the recognised amounts and there is an intention to settle on a net basis or to realise the asset and settle the liability simultaneously.

##### Basic financial assets

Basic financial assets, which include debtors and cash and bank balances, are initially measured at transaction price including transaction costs and are subsequently carried at amortised cost using the effective interest method unless the arrangement constitutes a financing transaction, where the transaction is measured at the present value of the future receipts discounted at a market rate of interest. Financial assets classified as receivable within one year are not amortised.

##### Basic financial liabilities

Basic financial liabilities, including creditors and bank loans are initially recognised at transaction price unless the arrangement constitutes a financing transaction, where the debt instrument is measured at the present value of the future payments discounted at a market rate of interest. Financial liabilities classified as payable within one year are not amortised.

Debt instruments are subsequently carried at amortised cost, using the effective interest rate method.

Trade creditors are obligations to pay for goods or services that have been acquired in the ordinary course of operations from suppliers. Amounts payable are classified as current liabilities if payment is due within one year or less. If not, they are presented as non-current liabilities. Trade creditors are recognised initially at transaction price and subsequently measured at amortised cost using the effective interest method.

##### Derecognition of financial liabilities

Financial liabilities are derecognised when the charity's contractual obligations expire or are discharged or cancelled.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 30 JUNE 2021

### 1 Accounting policies (Continued)

#### 1.12 Employee benefits

The cost of any unused holiday entitlement is recognised in the period in which the employee's services are received.

Termination benefits are recognised immediately as an expense when the charity is demonstrably committed to terminate the employment of an employee or to provide termination benefits.

### 2 Critical accounting estimates and judgements

In the application of the charity's accounting policies, the trustees are required to make judgements, estimates and assumptions about the carrying amount of assets and liabilities that are not readily apparent from other sources. The estimates and associated assumptions are based on historical experience and other factors that are considered to be relevant. Actual results may differ from these estimates.

The estimates and underlying assumptions are reviewed on an ongoing basis. Revisions to accounting estimates are recognised in the period in which the estimate is revised where the revision affects only that period, or in the period of the revision and future periods where the revision affects both current and future periods.

### 3 Donations and legacies

	Unrestricted funds 2021 £	Restricted funds 2021 £	Total Unrestricted funds 2021 £	funds 2020 £
Donations and gifts	10,431	57,536	67,967	16,396
Legacies receivable	-	-	-	350,000
	<u>10,431</u>	<u>57,536</u>	<u>67,967</u>	<u>366,396</u>

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 30 JUNE 2021

### 4 Charitable activities

	Fees and contributions	Café and workshop Income	Community Theatre & Hall	Total 2021	Total 2020
	£	£	£	£	£
Income from charitable activities	2,604,107	10,346	4,409	2,618,862	2,278,437
	<u>2,604,107</u>	<u>10,346</u>	<u>4,409</u>	<u>2,618,862</u>	<u>2,278,437</u>

### Charitable Activities - Prior Year Detail

Income from charitable activities	2,109,755	109,336	59,346		2,278,437
	<u>2,109,755</u>	<u>109,336</u>	<u>59,346</u>		<u>2,278,437</u>

### 5 Investments

	2021 £	2020 £
Interest receivable	3,540	6,029
	<u>3,540</u>	<u>6,029</u>

All the company's investment income arises from assets held in the UK.

### 6 Other income

	2021 £	2020 £
Net gain on disposal of tangible fixed assets	100	-
Other income	25,429	52,383
	<u>25,529</u>	<u>52,383</u>

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 30 JUNE 2021

### 7 Charitable activities

	Community	Café & Community		Total	Total
	workshop	Theatre & Hall		2021	2020
	£	£	£	£	£
Staff costs	-	375,075	10,986	386,061	403,682
Depreciation	124,973	-	-	124,973	107,718
Bank charges	2,221	-	-	2,221	3,040
Community expenses	346,920	-	-	346,920	290,392
Consumables	-	28,951	1,042	29,993	63,027
Workshop fee - TfSR	-	27,596	-	27,596	27,596
Drama consultant	-	-	-	-	10,420
Insurance	34,985	-	-	34,985	35,791
Motor and travel	28,551	-	200	28,751	33,058
Rent, rates, light and heat	123,109	-	-	123,109	122,543
Repairs and renewals	33,580	5,101	2,060	40,741	53,020
Social and education	1,863	-	-	1,863	3,271
Miscellaneous	-	31	-	31	-
Theatre performance costs	-	-	14,459	14,459	36,307
Loss on disposal of fixed assets	-	-	-	-	(45)
	<u>696,202</u>	<u>436,754</u>	<u>28,747</u>	<u>1,161,703</u>	<u>1,189,820</u>
Share of support costs (see note 8)	1,003,865	629,762	41,451	1,675,078	1,235,524
	<u>1,700,067</u>	<u>1,066,516</u>	<u>70,198</u>	<u>2,836,781</u>	<u>2,425,344</u>
<b>Analysis by fund</b>					
Unrestricted funds	1,642,531	1,066,516	70,198	2,779,245	
Restricted funds	57,536	-	-	57,536	
	<u>1,700,067</u>	<u>1,066,516</u>	<u>70,198</u>	<u>2,836,781</u>	

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 30 JUNE 2021

### 7 Charitable activities

(Continued)

#### Charitable Activities - Prior Year Comparatives

	Community	Café & Community workshop	Theatre & Hall	Total 2020
	£	£	£	£
Staff costs	-	392,428	11,254	403,682
Depreciation	107,718	-	-	107,718
Bank charges	3,040	-	-	3,040
Community expenses	290,392	-	-	290,392
Consumables	-	62,174	853	63,027
Agency staff	-	-	-	-
Workshop fee - TfSR	-	27,596	-	27,596
Drama consultant	-	10,420	-	10,420
Insurance	35,791	-	-	35,791
Motor and travel	30,571	-	2,487	33,058
Rent, rates, light and heat	122,543	-	-	122,543
Repairs and renewals	37,323	6,620	9,077	53,020
Social and education	3,271	-	-	3,271
Bad debt provision	-	-	-	-
Miscellaneous	-	-	-	-
Theatre performance costs	-	-	36,307	36,307
Loss on disposal of fixed assets	(45)	-	-	(45)
Other charitable expenditure	-	-	-	-
	<u>630,604</u>	<u>499,238</u>	<u>59,978</u>	<u>1,189,820</u>
Share of support costs (see note 8)	654,849	518,395	62,280	1,235,524
	<u>1,285,453</u>	<u>1,017,633</u>	<u>122,258</u>	<u>2,425,344</u>
<b>Analysis by fund</b>				
Unrestricted funds	1,282,589	1,017,633	122,258	2,422,480
Restricted funds	1,420	-	-	2,864
	<u>1,285,453</u>	<u>1,017,633</u>	<u>122,258</u>	<u>2,425,344</u>

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 30 JUNE 2021

### 8 Support & governance costs

	Type	2021 £	2020 £
Staff costs	Supp	1,525,096	1,103,395
Postage and stationery	Supp	6,937	7,299
HR, IT, Telecom, Sundry	Supp	112,065	99,359
Telephone	Supp	15,969	11,109
Audit	Gov'n	14,780	14,060
Trustee expenses	Gov'n	231	302
		<u>1,675,078</u>	<u>1,235,524</u>
Analysis by fund:			
Unrestricted funds		<u>1,675,078</u>	<u>1,235,524</u>

### 9 Trustees

The Board of Trustees are directors for Companies Act purposes and trustees for Charities Act purposes.

Trustees attend quarterly Board meetings plus ad hoc sub-committee and Community meetings.

Non-resident members of the Board are able to claim travel expenses for attending meetings.

None of the trustees (or any persons connected with them) received any remuneration from the charity during the year. 2 trustees (2020: 2) claimed travel expenses totalling £553 for the year (2020: £790).

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 30 JUNE 2021

### 10 Employees

#### Number of employees

The average monthly head count was 87 staff (2020: 68 staff):

	<b>2021</b>	<b>2020</b>
	<b>Number</b>	<b>Number</b>
Office and management	10	8
Maintenance, Care & Support and other	77	60
	<u>87</u>	<u>68</u>

The average monthly number of full-time equivalent employees (including casual and part-time staff) during the year was:

72	65
<u>72</u>	<u>65</u>

#### Employment costs

	<b>2021</b>	<b>2020</b>
	<b>£</b>	<b>£</b>
Wages and salaries	1,705,383	1,348,910
Social security costs	135,090	108,544
Defined contribution pension scheme	49,012	40,999
	<u>1,889,485</u>	<u>1,498,453</u>

	<b>2021</b>	<b>2020</b>
	<b>£</b>	<b>£</b>
Included within wages & salaries above are Senior Management remuneration amounting to	<u>399,387</u>	<u>373,181</u>

Senior Management remuneration includes gross salary, employers NI and pension contributions.

The number of employees whose annual remuneration (including benefits in kind) was £60,000 or more were:

	<b>2021</b>	<b>2020</b>
	<b>Number</b>	<b>Number</b>
£60,000 - £70,000	1	1

No pension contributions were made to the above employee.

#### Disclosure on termination payments

Total termination payments in the year amounted to £7,591 (2020: £Nil) and related to settlement payments.

Termination payments are recognised immediately as an expense when the charity is demonstrably committed to terminate the employment of an employee or to provide termination payments.

At the balance sheet date, 30 June 2021, all amounts due had been paid.

# **CAMPHILL MILTON KEYNES COMMUNITIES LIMITED**

## **NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)**

**FOR THE YEAR ENDED 30 JUNE 2021**

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**10 Employees**

**(Continued)**

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 30 JUNE 2021

### 10 Employees

(Continued)

#### Payments and benefits

The following community expenses, in addition to living accommodation and other daily essentials, relating to all senior co-workers are included in community expenditure.

	<b>Total 2021</b>	<b>Total 2020</b>
	<b>£</b>	<b>£</b>
Other miscellaneous expenses	12,531	12,687
	<u>12,531</u>	<u>12,687</u>

### 11 Movement in total funds for the year

	<b>2021</b>	<b>2020</b>
	<b>£</b>	<b>£</b>
This is stated after charging:		
Auditors' remuneration		
- Audit	14,060	12,000
Depreciation	107,718	107,476
	<u>121,778</u>	<u>119,476</u>
Net movement in funds		
Dealt with in the accounts of the company	259,452	(418,039)
Retained by subsidiary	-	-
	<u>259,452</u>	<u>(418,039)</u>

### 12 Net gains/(losses) on investments

	<b>2021</b>	<b>2020</b>
	<b>£</b>	<b>£</b>
Revaluation of investments	74,994	(18,449)
	<u>74,994</u>	<u>(18,449)</u>

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

### FOR THE YEAR ENDED 30 JUNE 2021

13 Tangible fixed assets	Freehold Leasehold land property and buildings	improvements	Building	Assets under construction	Garden & workshop	Fixtures, fittings & equipment	Motor vehicles	Total
	£	£	£	£	£	£	£	£
<b>Cost</b>								
At 1 July 2020	3,118,579	-	286,310	-	16,492	700,628	126,204	4,248,213
Additions	-	217,894	11,950	107,213	-	69,270	18,912	425,239
At 30 June 2021	3,118,579	217,894	298,260	107,213	16,492	769,898	145,116	4,673,452
<b>Depreciation and impairment</b>								
At 1 July 2020	1,293,621	-	171,708	-	16,492	673,436	116,870	2,272,127
Depreciation charged in the year	61,213	1,928	19,199	-	-	28,572	14,062	124,974
At 30 June 2021	1,354,834	1,928	190,907	-	16,492	702,008	130,932	2,397,101
<b>Carrying amount</b>								
At 30 June 2021	1,763,745	215,966	107,353	107,213	-	67,890	14,184	2,276,351
At 30 June 2020	1,824,958	-	114,602	-	-	27,191	9,334	1,976,085

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 30 JUNE 2021

### 14 Fixed asset investments

	<b>2021</b> <b>Listed</b> <b>investments</b> £	<b>2020</b> <b>Listed</b> <b>investments</b> £
<b>Cost or valuation</b>		
Market value at 1 July 2020	498,976	521,675
Management costs	(5,599)	(5,464)
Capital re-invested/(withdrawn)	197	1,214
Net gains/(losses) on investments	74,994	(18,449)
	<u>568,568</u>	<u>498,976</u>
Market value at 30 June 2021	<u>568,568</u>	<u>498,976</u>
Historical cost	<u>468,969</u>	<u>454,574</u>
The following holdings comprise more than 5% of the investment portfolio:		
Findlay Park Funds - American Fund Unhedged	36,529	29,937
SPDR Series Trust	52,805	42,234
	<u>89,334</u>	<u>72,171</u>

	<b>2021</b> £	<b>2020</b> £
Investments at fair value comprise:		
Investments held within the UK	362,540	347,196
Investments held outside the UK	206,028	151,780
	<u>568,568</u>	<u>498,976</u>

### 15 Financial instruments

	<b>2021</b> £	<b>2020</b> £
<b>Carrying amount of financial assets</b>		
Instruments measured at fair value through profit or loss	<u>568,568</u>	<u>498,976</u>

### 16 Stocks

	<b>2021</b> £	<b>2020</b> £
Raw materials and consumables	<u>1,000</u>	<u>1,000</u>

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 30 JUNE 2021

### 17 Debtors

#### Company and Group

	2021	2020
	£	£
<b>Amounts falling due within one year:</b>		
Trade debtors	238,141	71,763
Other debtors	88,436	83,566
Prepayments and accrued income	39,015	48,133
	<u>365,592</u>	<u>203,462</u>

### 18 Creditors: amounts falling due within one year

	Notes	Group 2021 £	Company 2021 £	Group 2018 £	Company 2018 £
Other taxation and social security		47,160	47,160	34,392	34,392
Deferred income	19	33,637	33,637	4,855	4,855
Trade creditors		202,561	202,561	116,286	116,286
Amounts due to subsidiary undertakings		-	2	-	2
Other creditors		37,846	37,846	11,774	11,774
Accruals and deferred income		31,671	31,671	30,474	30,474
		<u>352,875</u>	<u>352,877</u>	<u>197,781</u>	<u>197,783</u>

### 19 Deferred income

Deferred income relates to the Community theatre (invoiced hire with a booking date after year end).  
The movement for the year is as follows:

	2021	2020
	£	£
Balance held 1 July	4,855	11,870
Invoiced during the year	37,587	90,809
Released to SoFA during the year	(8,805)	(97,824)
	<u>33,637</u>	<u>4,855</u>

The balance at year end relates to bookings that will be released within six months of the year end.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 30 JUNE 2021

### 20 Restricted funds

The income funds of the charity include restricted funds comprising the following unexpended balances of donations and grants held on trust for specific purposes:

	Balance at 1 July 2020 £	Movement in funds		Balance at 30 June 2021 £
		Income & gains £	Expenditure £	
Elder Care Project	32,263	-	-	32,263
The Mark Skinner Fund	95,716	-	(2,864)	98,580
Milton Keynes Council Covid response grants	-	54,292	(54,292)	-
HMRC Job Retention Scheme	-	3,243	(3,243)	-
<b>Total restricted funds</b>	<b>127,979</b>	<b>57,535</b>	<b>(57,535)</b>	<b>127,979</b>

Elder Care Project - the care and support of an ageing resident population is a central strategic issue for the Community impacting service delivery, staffing & facilities. The charity is grateful for this donation to assist fund the project.

The Mark Skinner Fund – to provide funding for members of the community to engage in activities they may not be able to due to their financial circumstance. The charity is grateful for this legacy from our founding resident.

### Restricted funds - Prior Year Detail

	Balance at 1 July 2019 £	Movement in funds		Balance at 30 June 2020 £
		Income & gains £	Expenditure £	
Elder Care Project	32,263	-	-	32,263
The Mark Skinner Fund	98,580	-	(2,864)	95,716
<b>Total restricted funds</b>	<b>130,843</b>	<b>-</b>	<b>(2,864)</b>	<b>127,979</b>

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 30 JUNE 2021

### 21 Unrestricted funds

The income funds of the charity include the following designated funds which have been set aside out of unrestricted funds by the trustees for specific purposes:

	Balance at 1 July 2020	Movement in funds		Balance at 30 June 2021
	£	Income & gains	Expenditure	£
		£	£	
<b>Designated funds</b>				
Co-worker Fund	101,471	-	-	101,471
Co-worker Fund No.2	60,750	-	-	60,750
Operating Fund	150,000	-	-	150,000
Project Fund	500,000	-	-	500,000
Revaluation Reserve	157,868	74,994	-	232,862
Energy Conservation	25,000	-	-	25,000
Strategic Development	(414)	-	-	(414)
<b>General unrestricted funds</b>	3,043,606	2,658,362	(2,779,245)	2,922,723
<b>Total unrestricted funds</b>	<u>4,038,281</u>	<u>2,733,356</u>	<u>(2,779,245)</u>	<u>3,992,392</u>

#### Purpose of Designated Funds

Co-Worker fund (formerly the Social Fund) - to provide financial support for long serving voluntary co-workers on retirement and/or leaving the Community together with other deserving social needs consistent with the aims and objectives of the Camphill Movement.

Co-Worker Fund (No. 2) - to provide for potential future funding requirements from the Camphill Benevolent Fund.

Operating Fund - set up to provide for contingencies.

Revaluation Reserve - the accumulated value of unrealised gains of the charity's investments.

Project Fund - set up to provide for major Community projects.

Energy Conservation - to provide funding for development of sustainable energy solutions for the charity.

Strategic Development - funded by a generous grant during 2019, Trustees will fund the planning development costs associated with the expansion of the Community.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 30 JUNE 2021

### 21 Unrestricted funds

(Continued)

#### Unrestricted funds - Prior Year Detail

	Balance at 1 July 2019 £	Movement in funds		Balance at 30 June 2020 £
		Income & gains £	Expenditure £	
<b>Designated funds</b>				
Co-worker Fund	101,471	-	-	101,471
Co-worker Fund No.2	60,750	-	-	60,750
Operating Fund	150,000	-	-	150,000
Project Fund	500,000	-	-	500,000
Revaluation Reserve	176,317	(18,449)	-	157,868
Energy Conservation	25,000	-	-	25,000
Strategic Development	(414)	-	-	(414)
<b>General unrestricted funds</b>	2,762,841	2,703,245	(2,422,480)	3,043,606
<b>Total unrestricted funds</b>	<u>3,775,965</u>	<u>2,684,796</u>	<u>(2,422,480)</u>	<u>4,038,281</u>

### 22 Analysis of net assets between funds

	Unrestricted funds £	Restricted funds £	Total £
Fund balances at 30 June 2021 are represented by:			
Tangible assets	2,276,351	-	2,276,351
Investments	568,568	-	568,568
Current assets/(liabilities)	1,147,473	127,979	1,275,452
	<u>3,992,392</u>	<u>127,979</u>	<u>4,120,371</u>

#### Analysis of net assets between funds - Prior Year Detail

	Unrestricted funds £	Restricted funds £	Total £
Fund balances at 30 June 2020 are represented by:			
Tangible assets	1,976,085	-	1,976,085
Investments	498,976	-	498,976
Current assets/(liabilities)	1,563,219	127,979	1,691,198
	<u>4,038,280</u>	<u>127,979</u>	<u>4,166,259</u>

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 30 JUNE 2021

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### 23 Operating lease commitments - Group and Company

At the reporting end date the charity had outstanding commitments for future minimum lease payments under non-cancellable operating leases, which fall due as follows:

	2021 £	2020 £
Within one year	8,770	8,770
Between two and five years	2,923	8,770
	<u>11,693</u>	<u>17,540</u>

The amounts recognised as an expense during the year in respect of operating lease arrangements was £8,770 (2020 - £8,770).

### 24 Capital commitments

Camphill Milton Keynes Communities Limited have an agreement in place with Stellar Building Consultancy for a total of £123,240. At the year end date, £26,136 had been spent, with £97,104 (2020 - £nil) remaining.

Camphill Milton Keynes Communities Limited have an agreement in place with Studio Ageli for a total of £253,126. At the year end date, £78,413 had been spent, with £174,713 (2020 - £nil) remaining.

The above contracts have been entered into in relation to the redevelopment project being undertaken by the charitable company for which planning permission has been received, with amounts capitalised shown within assets under construction.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

### FOR THE YEAR ENDED 30 JUNE 2021

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#### 25 Related party transactions

##### Transactions with related parties

During the year the charity entered into the following transactions with related parties:

(1) CMKC Chief Executive Officer, Tim Davies is a director of Camphill Insurance Agency Ltd. The company was formed by the Association of Camphill Communities "AoCC", its Board comprising representatives from member communities. The company partners with the AoCC Community members' insurance broker to ensure the best value for money insurance cover is sourced. CMKC's CEO attends occasional meetings, any expenses being met by the company.

(2) During the year the charity provided funding of £27,596 (2020: £27,596) to Tools for Self Reliance (Milton Keynes), TfSR managing a resident workshop. D Peddie, Company Secretary of CMKC and J Moffoot, Trustee of CMKC are Trustees of TfSR. In addition to this TfSR paid £24,289 (2020: £19,533) in relation to the secondment of CMKC staff.

(3) Training Manager, Marija Tudor is partner to the owner/director of Grant IT Ltd, the company providing IT consultancy to the charity. During the year the charity spent £40,640 (2020: £29,396), of which £6,897 (2020: £1,656) remains outstanding at the year end.

(4) During the year the charity paid Stellar Building Consultancy £26,136 (2020: £29,617) in relation to consultancy advice regarding the development. E Bradley, Trustee of CMKC is a Director of Stellar Building Consultancy Ltd.

# CAMPBILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 30 JUNE 2021

### 26 Subsidiaries

Details of the charity's subsidiaries at 30 June 2021 are as follows:

Name of undertaking	Registered office	Nature of business	Class of shares held	% Held	
				Direct	Indirect
Camphill Contracts (Milton Keynes) Limited 02009707	Japonica Lane, Willen Park South, Milton Keynes, MK16 9JY	Non-trading subsidiary	Ordinary	100.00	

The company's wholly owned subsidiary, Camphill Contracts (Milton Keynes) Limited ('Camphill Contracts'), ceased trading at the end of June 2008.

Accounts (not audited) have been filed with the Registrar of Companies.

	2021 and 2020 £
Summary profit and loss account	
Turnover	-
Cost of sales	-
Gross (loss)/profit	-
Administrative expenses	-
Interest payable	-
Net (loss)/profit before tax	-
Taxation	-
(Loss)/profit for the year	-
The assets and liabilities of the subsidiary were:	
Fixed assets	-
Current assets	2
Creditors: amounts falling due within one year	-
	2
Aggregate share capital and reserves	2

### 27 Analysis of changes in net funds

The charity had no debt during the year.

# CAMPHILL MILTON KEYNES COMMUNITIES LIMITED

## NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 30 JUNE 2021

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<b>28 Cash generated from operations</b>	<b>2021</b>	<b>2020</b>
	<b>£</b>	<b>£</b>
(Deficit)/surplus for the year	(45,889)	259,452
Adjustments for:		
Investment income recognised in statement of financial activities	(3,540)	(6,029)
Gain on disposal of tangible fixed assets	-	(45)
Fair value gains and losses on investments	(74,994)	18,449
Investment manager fees	5,403	4,252
Depreciation and impairment of tangible fixed assets	124,973	107,718
Movements in working capital:		
(Increase)/decrease in debtors	(162,130)	34,070
Increase in creditors	126,312	62,989
Increase/(decrease) in deferred income	28,782	(7,015)
<b>Cash (absorbed by)/generated from operations</b>	<u>(1,083)</u>	<u>473,841</u>