

**Registration number NI067915**

**The Big House (Ireland)  
Company limited by guarantee  
Directors report and financial statements  
for the year ended 31 January 2023**

## **The Big House (Ireland)**

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## **The Big House (Ireland)**

### **Directors Report for the year ended 31 January 2023**

The Directors present their report and the financial statements for the year ended 31 January 2023.

The accounts have been prepared in accordance with the accounting policies to the accounts and comply with the charity's governing document, the Charities Act (Northern Ireland) 2008 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 published in October 2019".)

#### **Structure, governance and management**

The Big House (Ireland) is a company limited by guarantee, registered in Northern Ireland on 30th January 2008 and a charity registered with the Charity Commission for Northern Ireland on 19th January 2015. Its governing documents are its Memorandum and Articles of Association.

The Directors of the Company are also the Charity Trustees and consist of the persons who are from time-to-time members of the Company. A Director must be someone who has confirmed their acceptance of the objects and ethos of the Company and their personal acceptance of the Lord Jesus Christ as Saviour and Lord and belief in the Doctrines set out in article 3 of the Memorandum of Association.

The operation of the charity under the governance of the Board of Directors is the responsibility of the CEO (part-time, 16 hours per week). During 2022 we employed two further members of staff, a House Chaplain and a new Programme Worker. The Programme Worker, the first fulltime member of staff will primarily visit youth groups, schools and develop residential programmes and the teams which deliver them. The House Chaplain will promote prayer within and for The Big House including organising meetings and prayer cover for counselling sessions and producing bulletins for supporters. They will also organise retreats for young people and adults. Alongside these the other staff, the counsellor provides counselling to young people through our Listening Space service. The Home maker and Administrative Assistant carries out administrative tasks associated with the running of the charity, provides support for other staff, deals with counselling requests and referrals, and responds to enquiries and other communications. They will also provide hospitality to visitors and groups who will visit the house. The Strategic Development Director has had a name change to House and Finance Manager and seeks to develop the working of the organisation and to help fulfil the vision of the organisation including fundraising support and support to the CEO as the vision develops. This role was made fulltime in January 2023. The Big House relies on a team of over 40 volunteers to support, develop and deliver its programmes.

#### **Directors**

The directors who served during the year were as follows

S Cave  
D Dunlop (Chair)  
D Ferguson  
K Harte  
J Hill  
N Lavery  
A Parks

## **The Big House (Ireland)**

### **Directors Report for the year ended 31 January 2023**

#### **Objectives and activities**

The objects for which the company is established are:

The purposes of The Big House Ireland are:

- (a) the advancement of the Christian Faith by Evangelism Discipleship and other means;
- (b) the advancement of education of young people and adults such as may improve the health and wellbeing of young people;
- (c) the relief of distress or mental illness and the enhancement of the wellbeing of young people by the provision of pastoral support and counselling;
- (d) the promotion of social inclusion of young people in groups and organisations, particularly but not exclusively those with a Christian ethos, through the provision of training, advice, support, and other resources;
- (e) the helping of young people, especially but not exclusively through leisure time activities, so as to develop their capabilities that they may grow to full maturity as individuals and members of society;
- (f) the provision of facilities in the interests of social welfare for recreation and other leisure time occupations with the object of improving the conditions of life of, particularly but not exclusively, young people living on the island of Ireland (the "area of benefit");
- (g) the promotion of such other exclusively charitable purposes according to the law of Northern Ireland as may from time to time be determined by the Directors.

The current strategy of The Big House to deliver these purposes has four main areas of activity:

#### **Residential Camps and Weekends**

Our camps and weekends are carefully planned and developed to help young people explore issues they may find difficult in a safe, caring and honest environment and as part of an enjoyable residential programme, delivered by a team of well-trained, experienced and highly motivated volunteer leaders. Youth leaders are invited to come on the camps and weekends with young people from their group for whom they feel it would be helpful. Each camp aims to be a resource which supports the ongoing relational youth work of churches and Christian youth organisations and aims to communicate positive responses to difficult issues shaped by expertise, experience and the Christian faith. Our Shine Camp also aims to provide an opportunity for young people with learning difficulties to experience being away on a youth camp, which is often not otherwise available to them.

#### **Youth Leader Training**

The training delivered by The Big House is based on professional expertise, personal experience and Biblical reflection. We aim to equip youth leaders to respond in caring, practical and helpful ways when they encounter young people who are dealing with difficult issues or circumstances, also to understand the limitations of their role and know where to find further help. We seek to equip them with an understanding of the issues, provided directly and indirectly by experts in the field, with an insight into the young people's experience through personal stories, an understanding of how our Christian faith can shape our response, practical suggestions from those with experience of helping young people with the issue, and sources of further help and support. We deliver this training through our own events and at the invitation of churches, conferences and other organisations to participate in their leader training programmes.

## **The Big House (Ireland)**

### **Directors Report for the year ended 31 January 2023**

#### **Youth Group Visits**

At present only a relatively small number of young people experience Big House camps and not all youth leaders feel comfortable or equipped to address difficult issues with their group. We therefore take the opportunity to share much of what we have learned in developing our camps and training events with youth groups through providing interactive workshops. These workshops are tailored for each group in discussion with their leaders.

#### **Counselling and Listening Support**

Through engaging with young people experiencing difficulty and their youth leaders we have been very aware that many young people would benefit significantly from counselling but are either unable or unwilling to receive such a service. We are also aware that some young people connected with churches and Christian youth organisations struggle to know how their faith fits with their current experience and value the opportunity to include their faith in counselling conversations. Counselling has proven to be hugely helpful, especially before issues reach crisis level. However, education and capacity are needed to allow young people to access counselling before things reach this point. Through The Listening Space we want to encourage parents and leaders of young people and the young people themselves, to make referrals for counselling and to make it available to them from qualified and experienced counsellors, regardless of their faith or background. We also provide Listening support, a one-off opportunity for young people to talk to a counsellor at a camp or conference

#### **Resources**

We have resources that are available to help youth leaders as well. Shaken is a resource that takes young people through 20 positive coping mechanisms with the hope that some of these will provide positive ways to deal with issues as they arise. Steady is a resource that takes young people deeper into the journey of faith and how body, mind and spirit are connected as we journey with God. The final part of the series Strong will be completed during 2023. The hope is that these resources individually and together will support the work of youth leaders and churches in helping young people to develop strong resilient lives that are based on their faith in God.

The trustees have paid due regard to guidance issued by the Charity Commission in deciding what activities the charity should undertake

#### **Achievements and performance**

This year has been a transformational year for The Big House. Having secured the property in April 2021 during the global pandemic and with significant changes in staff, time was taken to look at two major areas. What was the best way to use the house and what staff would be needed to capture the vision of The Big House?

After many discussions about the house between staff, board and particularly with David Ferguson, plans were put together with the architects, Arcus Architects, and submitted to the planning office. The plans included an extension to the side of the house, with significant internal work to the house to allow for more individual toilets and the addition of ensuite spaces to the downstairs bedroom as well as turning the utility space into a second kitchen which would become the main kitchen for food preparation for retreats and groups. The other major addition is an accommodation block which would have 16 rooms, 12 of which would be for accommodation as well as a laundry room, an activity space, a prayer room and a counselling room.

## **The Big House (Ireland)**

### **Directors Report for the year ended 31 January 2023**

We also received 2 grants in 2022 to go towards the development of the grounds of the property. We have a 2.2 acre site and about an acre is a field at the back. Through the grants, totalling £18,500 we were able to turn the field into a garden, with a walkway and covered seating, along with a firepit area and other seating. We have a polytunnel to enable us to grow fruit and vegetables as well as raised beds with plants, flowers, herbs and other fruit. This will continue to be an ongoing project as no garden is ever complete.

The grant from Benefact Trust has allowed us to convert the huge garage into an activity hall which can be used for all sorts of sports, games and indoor activity. It has also allowed us to convert a space in the house into a counselling room and make the utility space a new kitchen which is almost complete.

In September 2021 a new administrator was appointed and as the pandemic began to subside, we began to receive enquiries about what we could offer and to look at areas of work that we would be able to run from the house. Our counselling service did not stop but rather adapted during this time and as face-to-face contact became more usual we began to see more young people coming to the house to receive support.

Our programme, Shaken in Schools, was launched as a pilot and run over 6 months in 6 different schools with almost 200 P7 children involved from schools in Limavady, Castlerock, Garvagh, Coleraine, Rasharkin and Ballymena. At the end of the programme all the schools were invited to a celebration event at the house where games were played, party food was eaten and goody bags including a certificate were presented to the children. The feedback from teachers, classroom assistants and the children themselves was that the programme was something they really enjoyed and learnt new skills through.

In July 2022 a new part-time appointment was made, House Chaplain. The role was filled by Paul Gallucci and his task was to develop the prayer life of the community at the house, to be involved in organising retreats and to help with training where appropriate. This role has been developing and Paul has added greatly to the team.

In September 2022, a new fulltime Programme Worker was appointed, the first fulltime appointment by the organisation and Chris Boucher was given the role. Over the first couple of months Chris has spent time developing links and connections with people in schools and GP practices in the Limavady area and using the connections he already has through over 20 years' experience as a youth worker in church life. This has led to several programmes with Shaken in schools and churches including schools in Limavady, Garvagh, Larne and church groups across NI and also in Donegal and Sligo. He has also attended various events including the Home for Good Roadshows and Presbyterian Church events, where he, Paul and Jenny have led seminars and workshops.

Chris and Paul have also worked together on evenings for youth groups with prayer spaces, teaching around the story of Christmas, and singing and fun outside around the firepit with hot chocolate and smores. These have proved very useful in connecting groups with the place and many have asked about when they can come and stay.

Throughout 2022 our counselling service, The Listening Space, has been full and often with a waiting list, sometimes with only a few but more often a reasonable number of young people waiting. We started the year with our main counsellor, Jenny, working in Limavady and Holywood and being supported by Caroline with online clients. During the year, Katie, a student counsellor, has joined the team and works in Holywood and does some online counselling also. Our hope as we move into 2023 is that we will be able to consolidate the work we are doing and have clearer areas of working with the counsellors we have.

Our camps have not been able to resume yet, but during 2023 our hope is to build towards these being resumed in 2024 when we hope to have the accommodation ready for use. There is much fundraising and other work to be done to get to that point, but we await the initial step of planning permission to get the ball rolling. (At the time of writing (April 2023) we have just received that permission).

## **The Big House (Ireland)**

### **Directors Report for the year ended 31 January 2023**

Financially, we have had a good year. Our regular support for which we are most grateful, continues to support the work and to cover the cost of the loan repayments we have for the house. The grant from Benefact Trust, £60,000 has allowed for much of the work that didn't need planning permission to be completed and has allowed the development of the facilities to a point where we have a very useful space including a new activity hall (the old garage), a new counselling room in the house and a number of adaptations to the property to make it more useful for guests to stay. The second part of the grant, £30,000, has allowed for the staff developments that mean the work can be developed and built upon. Other smaller grants have helped with the provision of the free counselling service.

This report was approved by the Board on 10 May 2023 and signed on its behalf by

**Director**

**Independent examiner's report to the members of  
The Big House (Ireland)**

I report on the accounts of the for the for the year ended 31 January 2023, which are set out on pages 7 to 14.

**Respective responsibilities of and examiner**

As the charity trustees (and also the directors of the company for the purposes of company law) you are responsible for the preparation of the accounts in accordance with the requirements of the Companies Act 2006. Having satisfied myself that the charity is not subject to audit under company law, and is eligible for independent examination, it is my responsibility to:

- examine the accounts under section 65 of the Charities Act (Northern Ireland) 2008;
- follow the procedures laid down in the general Directions given by the Charity Commission for Northern Ireland under section 65(9)(b) of the Charities Act; and
- state whether particular matters have come to my attention.

**Basis of independent examiner's report**

I have examined your charity accounts as required under section 65 of the Charities Act and my examination was carried out in accordance with the general Directions given by the Charity Commission for Northern Ireland under section 65(9)(b) of the Charities Act. The examination included a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts, and seeking explanations from you as charity trustees concerning any such matters.

My role is to state whether any material matters have come to my attention giving me cause to believe:

1. That accounting records were not kept in accordance with section 386 of the Companies Act 2006
2. That the accounts do not accord with those accounting records
3. That the accounts do not comply with the accounting requirements of section 396 of the Companies Act 2006 and with the methods and principles of the 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
4. That there is further information needed for a proper understanding of the accounts to be reached.

**Independent examiner's statement**

I have completed my examination and have no concerns in respect of the matters (1) to (4) listed above and, in connection with following the Directions of the Charity Commission for Northern Ireland, I have found no matters that require drawing to your attention.

**Richard McClay FCA**  
**For and on behalf of McCreery Turkington Stockman LTD**

**1 Lanyon Quay**  
**Belfast**  
**BT1 3LG**

**10 May 2023**



# The Big House (Ireland)

## Statement of Financial Activities (Including Summary Income and Expenditure Account) for the year ended 31 January 2023

		Unrestricted Funds	Restricted Funds	Year Total	Year Total
		2023	2023	2023	2022
Income from:	Notes	£	£	£	£
Charitable activities		89,719	21,622	111,341	163,586
Other income		-	-	-	5,258
Interest received		124	-	124	59
Donation income	3	28,608	24,232	52,840	66,320
<b>Total income</b>		<u>118,451</u>	<u>45,854</u>	<u>164,305</u>	<u>235,223</u>
<b>Expenditure on:</b>					
Charitable activities	4	(127,427)	(14,456)	(141,883)	(100,205)
<b>Total expenditure</b>		<u>(127,427)</u>	<u>(14,456)</u>	<u>(141,883)</u>	<u>(100,205)</u>
<b>Net income before transfers</b>		<u>(8,976)</u>	<u>31,398</u>	<u>22,422</u>	<u>135,018</u>
<b>Transfer between funds</b>		<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
<b>Net incoming resources</b>		<u>(8,976)</u>	<u>31,398</u>	<u>22,422</u>	<u>135,018</u>
 Fund balances brought forward		<u>66,456</u>	<u>304,749</u>	<u>371,205</u>	<u>236,187</u>
<b>Fund balances carried forward</b>		<u>57,480</u>	<u>336,147</u>	<u>393,627</u>	<u>371,205</u>

All of the above results are derived from continuing activities. All gains and losses recognised in the year are included above.

The notes on pages 10 to 14 form an integral part of these financial statements.

**The Big House (Ireland)**

**Balance sheet  
as at 31 January 2023**

		<b>2023</b>		<b>2022</b>	
	<b>Notes</b>	<b>£</b>	<b>£</b>	<b>£</b>	<b>£</b>
<b>Fixed assets</b>					
Tangible assets	<b>6</b>		520,832		474,098
<b>Current assets</b>					
Debtors	<b>7</b>	805		795	
Cash at bank and in hand		106,946		149,833	
		<u>107,751</u>		<u>150,628</u>	
<b>Creditors: amounts falling due within one year</b>	<b>8</b>	<u>(955)</u>		<u>(955)</u>	
<b>Net current assets</b>			<u>106,796</u>		<u>149,673</u>
<b>Total assets less current liabilities</b>			627,628		623,771
<b>Creditors: amounts falling due after more than one year</b>	<b>9</b>		<u>(234,001)</u>		<u>(252,566)</u>
<b>Net assets</b>			<u>393,627</u>		<u>371,205</u>
<b>Capital and reserves</b>					
Unrestricted funds			57,480		66,456
Restricted funds			336,147		304,749
<b>General funds</b>			<u>393,627</u>		<u>371,205</u>

The notes on pages 10 to 14 form an integral part of these financial statements.

**The Big House (Ireland)**

**Balance sheet (continued)**

**for the year ended 31 January 2023**

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

Directors' responsibilities:

- (a) The members have not required the company to obtain an audit of its accounts for the year in question in accordance with section 476;
- (b) The directors acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of accounts.

The financial statements were approved by the Board on 10 May 2023 and signed on its behalf by

**Director**

**Registration number NI067915**

**The notes on pages 10 to 14 form an integral part of these financial statements.**

## **The Big House (Ireland)**

### **Notes to the financial statements for the year ended 31 January 2023**

#### **1. Accounting policies**

##### **1.1. Basis of preparation**

The charity constitutes a public benefit entity as defined by FRS 102.

The accounts have been prepared in accordance with the accounting policies to the accounts and comply with the charity's governing document, the Charities Act (Northern Ireland) 2008 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 published in October 2019".)

The financial statements are prepared on a going concern basis under the historical cost convention, modified to include certain items at fair value. The financial statements are prepared in sterling which is the functional currency of the charity.

The significant accounting policies applied in the preparation of these financial statements are set out below. These policies have been consistently applied to all years presented unless otherwise stated.

##### **1.2. Tangible fixed assets and depreciation**

Depreciation is provided at rates calculated to write off the cost less residual value of each asset over its expected useful life, as follows:

Fixtures and fittings	-	25% reducing balance
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##### **1.3. Fund Accounting**

Unrestricted funds are available for use at the discretion of the trustees in furtherance of the general objectives of the charity.

Designated funds are unrestricted funds earmarked by the directors for particular purposes.

Restricted funds are subjected to restrictions on their expenditure imposed by the donor or through the terms of an appeal

## The Big House (Ireland)

### Notes to the financial statements for the year ended 31 January 2023

..... continued

#### 1.4. Resources

##### Incoming resources

All incoming resources are included in the SOFA when the charity is legally entitled to the income and the amount can be quantified with reasonable accuracy.

Donations are included as income when they are received. No amounts are included in the financial statements for services donated by volunteers.

##### Resources expended

All expenditure is accounted for on an accruals basis and has been classified under headings that aggregate all costs relating to the category. Where costs cannot be directly attributed to particular headings they have been allocated to activities on a basis consistent with use of the resources.

2. Income from charitable activities	Unrestricted 2023 £	Restricted 2023 £	Total 2023 £	Total 2022 £
House-Fundraising	-	1,622	1,622	2,161
House -Allchurches Trust Grants	-	20,000	20,000	60,000
Other	40,698	-	40,698	43,105
Strategic Development	7,579	-	7,579	17,860
The Listening Space	11,442	-	11,442	5,460
General - Grant	-	-	-	4,000
General - AllchurchesTrust Funding	30,000	-	30,000	30,000
The Black Santa	-	-	-	1,000
	<u>89,719</u>	<u>21,622</u>	<u>111,341</u>	<u>163,586</u>

# The Big House (Ireland)

## Notes to the financial statements for the year ended 31 January 2023

..... continued

<b>3. Donation income</b>	<b>Unrestricted 2023 £</b>	<b>Restricted 2023 £</b>	<b>Total 2023 £</b>	<b>Total 2022 £</b>
General - Gift Aid	13,187	-	13,187	-
General -Group Donations	4,156	-	4,156	3,133
General -Individual Donations	5,665	-	5,665	3,631
House- Donations	-	24,232	24,232	51,817
House- Gift Aid	-	-	-	7,739
Joy of Generosity	5,600	-	5,600	-
	<u>28,608</u>	<u>24,232</u>	<u>52,840</u>	<u>66,320</u>

<b>4. Total resources expended</b>	<b>Unrestricted 2023 £</b>	<b>Restricted 2023 £</b>	<b>Total 2023 £</b>	<b>Total 2022 £</b>
<b>Costs directly allocated to charitable activities</b>				
Staff costs	91,690	-	91,690	69,675
Programme costs	2,715	-	2,715	942
Rent	-	-	-	374
Insurance	2,849	-	2,849	2,885
Office and administration costs	9,346	-	9,346	6,298
Advertising and promotional costs	1,109	-	1,109	823
Telephone	708	-	708	342
Travelling and training costs	5,474	-	5,474	2,678
Legal and professional fee	-	14,456	14,456	7,630
Independant examiner fee	955	-	955	720
Bank fees	79	-	79	102
Loan interest	9,579	-	9,579	6,371
Depreciation	2,923	-	2,923	1,365
	<u>127,427</u>	<u>14,456</u>	<u>141,883</u>	<u>100,205</u>

## 5. Taxation

No liability to UK corporation tax arises on ordinary activities for the year. The Company is a registered charity .

**The Big House (Ireland)**

**Notes to the financial statements  
for the year ended 31 January 2023**

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<b>6. Tangible fixed assets</b>	<b>Freehold property £</b>	<b>Fixtures, fittings and equipment £</b>	<b>Total £</b>
<b>Cost</b>			
At 1 February 2022	470,000	12,005	482,005
Additions	42,063	7,594	49,657
At 31 January 2023	<u>512,063</u>	<u>19,599</u>	<u>531,662</u>
<b>Depreciation</b>			
At 1 February 2022	-	7,907	7,907
Charge for the year	-	2,923	2,923
At 31 January 2023	<u>-</u>	<u>10,830</u>	<u>10,830</u>
<b>Net book values</b>			
At 31 January 2023	<u>512,063</u>	<u>8,769</u>	<u>520,832</u>
At 31 January 2022	<u>470,000</u>	<u>4,098</u>	<u>474,098</u>
 <b>7. Debtors</b>		<b>2023 £</b>	<b>2022 £</b>
Debtors and prepayments		<u>805</u>	<u>795</u>
 <b>8. Creditors: amounts falling due within one year</b>		<b>2023 £</b>	<b>2022 £</b>
Accruals		<u>955</u>	<u>955</u>
 <b>9. Creditors: amounts falling due after more than one year</b>		<b>2023 £</b>	<b>2022 £</b>
Mortgage		213,001	224,566
Interest free loans		21,000	28,000
		<u>234,001</u>	<u>252,566</u>

**The Big House (Ireland)**

**Notes to the financial statements  
for the year ended 31 January 2023**

..... continued

<b>10. Analysis of net assets between funds</b>	<b>Unrestricted</b>	<b>Restricted</b>	<b>Total</b>
	<b>reserve fund £</b>	<b>reserve fund £</b>	
<b>Fund Balances at 31 January 2023</b>		-	
<b>represented by:</b>			
Tangible fixed assets	8,769	512,063	520,832
Current assets	49,666	58,085	107,751
Liabilities	(955)	(234,001)	(234,956)
<b>Total net assets</b>	<u>57,480</u>	<u>336,147</u>	<u>393,627</u>