Charity Registration No. 220487

# CHARITY FOR THE REPARATION OF THE CHURCH AND SUSTENTATION OF THE POOR

· .

# THE CLIFFE FEOFFEES

# ANNUAL REPORT AND UNAUDITED FINANCIAL STATEMENTS

# FOR THE YEAR ENDED 31 DECEMBER 2016

# CHARITY FOR THE REPARATION OF THE CHURCH AND SUSTENTATION OF THE POOR THE CLIFFE FEOFFEES LEGAL AND ADMINISTRATIVE INFORMATION

#### Trustees

**Charity number** 

**Principal address** 

Independent examiner

**Bankers** 

Solicitors

Mr A Elphick Mr J G A Clark Mr J Edwards Mr R G E Hill Mr M Jenner Mr M C Johnstone Mr M Milner Mrs S Hammond Mr T Butler

#### 220487

62 South Street Lewes East Sussex BN7 2BS

Knill James One Bell Lane Lewes East Sussex BN7 1JU

Lloyds Bank plc 82 High Street Lewes East Sussex BN7 1XW

Barclays Bank Pic The Old Bank High Street Lewes East Sussex BN7 2JP

Mayo Wynne Baxter 3 Bell Lane Lewes East Sussex BN7 1JU (Appointed 20 April 2016)

# CHARITY FOR THE REPARATION OF THE CHURCH AND SUSTENTATION OF THE POOR THE CLIFFE FEOFFEES LEGAL AND ADMINISTRATIVE INFORMATION

Investment advisors

Thesis Asset Management Pacific House 126 Dyke Road Brighton East Sussex BN1 3TE

# CHARITY FOR THE REPARATION OF THE CHURCH AND SUSTENTATION OF THE POOR THE CLIFFE FEOFFEES CONTENTS

· · · · ·

5 N.

		na star Na star		•
			Page	
	Trustees' report	1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1	1-2	
	Independent examiner's report		3	
	Statement of financial activities		4	
			-	
	Balance sheet		5	
·	Notes to the accounts		6 - 14	

# CHARITY FOR THE REPARATION OF THE CHURCH AND SUSTENTATION OF THE POOR THE CLIFFE FEOFFEES TRUSTEES' REPORT

# FOR THE YEAR ENDED 31 DECEMBER 2016

The trustees present their report and accounts for the year ended 31 December 2016.

The accounts have been prepared in accordance with the accounting policies set out in note1 to the accounts and comply with the charity's deed of feoffment, the Charities Act 2011 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 2015).

#### **Objectives and activities**

The charity's objects are the reparation of the church and sustentation of the poor in the ancient parish of St Thomas on the Cliffe.

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

The Church Hall in Cliffe High Street is one of several property assets owned by the charity and is used as a meeting place and event venue throughout the year. It generates revenues by charging out to various clubs, societies, individuals and small charities with the purpose of generating a small financial surplus after covering running costs. The Charity relies on the good work of a Hall Manager who oversees all matters related to the Hall finance, reservations and maintenance including health and safety.

During the year the charity has spent a large proportion of its annual income to repairs, refurbishment and maintenance of its buildings and property. This has included complete re-plumbing of water in and drainage out to the Old Fire Station. These works cost £14,988.

### Achievements and performance

During the year the charity provided grants of £20,000 to its main beneficiary, St Thomas a Becket Church in Cliffe, which was subject to major refurbishment and repair work. The grant represented about 40% of the total cost.

A mobility scooter owned by the Charity remains available for use.

Throughout the year, the Charity has a local retired parish priest, who works on behalf of the Charity helping stray souls found in the parish and provide them with modest travel allowances and occasional sustenance. The charity grants the modest means to fund these transient needs providing small finance to maintain the humble but essential service when required.

The long standing tradition to provide Christmas gifts in December to deserving and qualifying parishioners was continued with grants totalling £900 being made this year to 9 residents of the parish who fall within the Charity's benefice. In addition a parishioner received a heating grant totalling £60.

### **Financial review**

Rental income has increased from last year. Income from investments has shown a decrease on last year, partly as a result of investment disposals in order to fund repair work. There has been an overall increase in incoming resources of £1,445.

Outgoing resources amounted to £56,953 (2015 - £46,819), the increase as a result of the grant of £20,000 to St Thomas a Beckett for repair work.

During the year profits of £8,467 (2015 - losses of £598) have arisen on the investment portfolio. The overall increase in charity reserves is £478 (2015 - £102).

# CHARITY FOR THE REPARATION OF THE CHURCH AND SUSTENTATION OF THE POOR THE CLIFFE FEOFFEES TRUSTEES' REPORT (CONTINUED)

# FOR THE YEAR ENDED 31 DECEMBER 2016

It is the policy of the charity to maintain unrestricted funds, which have not been designated for a specific use, to provide sufficient funds to cover the running costs of the charity and to respond to emergency applications for grants which arise from time to time. The trustees consider that unrestricted funds should be in the region of £100,000.

The charity received property and shares to be kept in perpetuity. The trustee's policy is to maintain income whilst preserving the real value of the endowed assets.

The trustees have delegated the management of their investment portfolio to Thesis Asset Management Limited with the stated objective of achieving a reasonable long-term overall return subject to a medium approach to risk.

The major risks to which the charity is exposed, as identified by the trustees, continue to be reviewed and systems have been established to mitigate those risks.

The trustees do not enter into commitments in excess of their available cash resources and as a result they operate in a low risk environment. Any drop in income received will be matched by an appropriate reduction in expenditure.

The trustees' stock market portfolio is inevitably subject to a degree of risk and the performance of Thesis Asset Management Limited is scrutinised no less than quarterly in respect of both income levels and capital values and the trustees will take action if they consider it to be appropriate.

#### Structure, governance and management

The charity was established by a deed of feoffment dated 28 February 1603 and was registered with the Charities Commission on 27 April 1964.

The trustees who served during the year were: Mr A Elphick Mr J G A Clark Mr J Edwards Mr R G E Hill Mr M Jenner Mr M C Johnstone Mr M Milner Miss I Stewart Mrs S Hammond Ms M C Walsh Mr T Butler

(Retired 9 February 2016)

(Retired 20 September 2016) (Appointed 20 April 2016)

Trustees are appointed by the board of trustees and meet regularly.

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

Trustee Dated: ...

# CHARITY FOR THE REPARATION OF THE CHURCH AND SUSTENTATION OF THE POOR THE CLIFFE FEOFFEES INDEPENDENT EXAMINER'S REPORT

# TO THE TRUSTEES OF CHARITY FOR THE REPARATION OF THE CHURCH AND SUSTENTATION OF THE POOR

We report on the accounts of the charity for the year ended 31 December 2016, which are set out on pages 4 to 14.

### Respective responsibilities of trustees and examiner

The charity's trustees are responsible for the preparation of the accounts. The charity's trustees consider that an audit is not required for this year under section 144(2) of the Charities Act 2011 (the 2011 Act) and that an independent examination is needed.

It is our responsibility to:

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

#### Basis of independent examiner's report

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

#### Independent examiner's statement

Your attention is drawn to the fact that the charity has prepared accounts in accordance with Accounting and reporting by Charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102) in preference to the Accounting and Reporting by Charities: Statement of Recommended Practice issued on 1 April 2005 which is referred to in the extant regulations but has now been withdrawn.

I understand that this has been done in order for the accounts to provide a true and fair view in accordance with Generally Accepted Accounting Practice effective for reporting periods beginning on or after 1 January 2015.

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

- (a) which gives us reasonable cause to believe that in any material respect the requirements:
  - (i) to keep accounting records in accordance with section 130 of the 2011 Act; and
  - (ii) to prepare accounts which accord with the accounting records and comply with the accounting requirements of the 2011 Act;

have not been met or

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

**Knill James** 

Chartered Accountants One Bell Lane Lewes East Sussex BN7 1JU

Dated: 2412 July 2017

# CHARITY FOR THE REPARATION OF THE CHURCH AND SUSTENTATION OF THE POOR THE CLIFFE FEOFFEES STATEMENT OF FINANCIAL ACTIVITIES

# FOR THE YEAR ENDED 31 DECEMBER 2016

		Unre	stricted funds	End	owment funds	Total 2016	Total 2015
	Notes		£		£	£	£VIS
Income and endowments from:						~	
Charitable activities	3	1. A. A. A.	27,951		an an tain 🙀 🖓	27,951	24,320
Investments	4	1.5.5	20,889		100 E 40	20,889	23,199
Other income	5		124	1.0	teria Strata	124	
Total income			48,964			48,964	47,519
Expenditure on:							
Raising funds	6		-		5,470	5,470	7,299
	1	2 - L - •	- <del>', '</del>		nanta lafan protostana atta		
Charitable activities	7		51,483		tranta anti-	51,483	39,520
Total resources expended			51,483		5,470	56,953	46,819
$(x_1, y_2) = (x_1, y_2) + (x_2, y_3) + (x_1, y_2) + (x_1, y_3) + (x_1, y_1) + (x_1, y_2) + (x_$	n de la composition de	 				and a second	· <u>·····</u> ······························
Net gains/(losses) on investments	11		10,781		(2,314)	8,467	(598)
Net movement in funds		•	8,262		(7,784)	478	102
Fund balances at 1 January 2016	e de Sald Au Regelere	2	45,831	- 	774,516	820,347	820,245
Fund balances at 31 December 2016		r de la composition d La composition de la c	54,093	· · · ·	766,732	820,825	820,347

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

All income and expenditure derive from continuing activities.

# CHARITY FOR THE REPARATION OF THE CHURCH AND SUSTENTATION OF THE POOR THE CLIFFE FEOFFEES BALANCE SHEET

# AS AT 31 DECEMBER 2016

		201	2016		5
	Notes	£	£	£	£
Fixed assets					
Tangible assets	12		21,845		6,064
Investments	13		786,059		805,172
			807,904		811,236
Current assets					
Debtors	15	1,430		2,399	
Cash at bank and in hand		16,116		12,443	
		17,546		14,842	
Creditors: amounts falling due within one year	16	(4,625)		(5,731)	
olie year		(4,020)			
Net current assets			12,921		9,111
Total assets less current liabilities			820,825		820,347
Capital funds					
Endowment funds - general	17		766,732		774,516
Income funds					
Unrestricted funds			54,093		45,831
			820,825		820,347

Trustee

# FOR THE YEAR ENDED 31 DECEMBER 2016

### 1 Accounting policies

#### Charity information

Charity for the Reparation of the Church and Sustentation of the Poor is a a charity established by a deed of feoffment dated 28 February 1603 and was registered with the Charities Commission on 27 April 1964.

#### 1.1 Accounting convention

These accounts have been prepared in accordance with 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 2015) - (Charities SORP (FRS102)) and, the Charities Act 2011. The charity is a Public Benefit Entity as defined by FRS 102.

The accounts have departed from the Charities (Accounts and Reports) Regulations 2008 only to the extent required to provide a true and fair view. This departure has involved following the Statement of Recommended Practice for charities applying FRS 102 rather than the version of the Statement of Recommended Practice which is referred to in the Regulations but which has since been withdrawn.

The accounts are prepared in sterling, which is the functional currency of the charity. Monetary amounts in these financial statements are rounded to the nearest  $\pounds$ .

These accounts for the year ended 31 December 2016 are the first accounts of Charity for the Reparation of the Church and Sustentation of the Poor prepared in accordance with FRS 102, The Financial Reporting Standard applicable in the UK and Republic of Ireland. The date of transition to FRS 102 was 1 January 2015. The reported financial position and financial performance for the previous period are not affected by the transition to FRS 102.

#### 1.2 Going concern

At the time of approving the accounts, 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 accounts.

#### 1.3 Charitable funds

Unrestricted funds are available for use at the discretion of the trustees in furtherance of their charitable objectives unless the funds have been designated for other purposes.

12.1

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 accounts.

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

#### 1.4 Incoming resources

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.

# FOR THE YEAR ENDED 31 DECEMBER 2016

### 1 Accounting policies

#### (Continued)

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.

### 1.5 Resources expended

Liabilities are recognised as resources expended as soon as there is a legal or constructive obligation committing the charity to the expenditure. All expenditure is accounted for on an accruals basis and has been classified under headings that aggregate all costs related to that category.

Grants and donations payable - These are payments made to third parties in the furtherance of the charity's objectives.

Governance costs - These comprise all costs involving the public accountability of the charity and its compliance with regulation and good practice.

#### 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:

Land and buildings

100 years straight line basis

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).

### 1.9 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.

# FOR THE YEAR ENDED 31 DECEMBER 2016

# 1 Accounting policies

(Continued)

#### **1.10 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.

### 1.11 Debtors

Debtors are recognised at the settlement amount after any discount offered. Prepayments are valued at the amount repaid net of any discounts due.

### 1.12 Creditors and provisions

Creditors and provisions are recognised where the charity has a present obligation resulting from a past event that will probably result in the transfer of funds to a third party and the amount due to settle the obligation can be measured or estimated reliably. Creditors and provision are normally recognised at their settlement amount after allowing for any discounts due.

### 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.

# FOR THE YEAR ENDED 31 DECEMBER 2016

# 3 Charitable activities

	Hall hire	Property rent	Total 2016	Total 2015
	£	£	£	£
Charitable rental income	23,826	4,125	27,951 	24,320 

### 4 Investments

2015	2016	
£	£	
23,199	20,855	Income from listed investments
-	34	Interest receivable
23,199	20,889	

#### 5 Other income

2015	2016	
£	£	
	124	Other income

### 6 Raising funds

	Total 2016	Total 2015
	£	£
Endowment Fund		
Investment management	5,470	7,299
	5,470	7,299
For the year ended 31 December 2015		
Endowment Fund		7,299
		·····

# FOR THE YEAR ENDED 31 DECEMBER 2016

### 7 Charitable activities

8

	2016	2015
	£	£
Depreciation and impairment	221	-
Rates	367	591
Insurances	1,521	2,036
Light and heat	1,101	1,413
Cleaning and letting expenses	13,169	16,030
Other repairs	190	988
Repairs to Church Hall	1,427	4,646
Oyster project		500
Legal and professional fees	4,092	3,155
Independent examination	2,880	2,856
Support costs	2,905	2,730
	27,873	34,945
Grant funding of activities (see note 8)	23,610	4,575
• · · · · · · · · · · · · · · · · · · ·	51,483	39,520
Grants payable		
	2016	2015
	£	£
Grants to institutions:		
St Thomas a Beckett for renair work	20.000	-

St Thomas a Beckett for repair work Cliffe PCC	20,000 1,800	1,800
	21,800	1,800
Grants to individuals	1,810	2,775
	23,610	4,575

The charity awards grants to residents in the parish of St Thomas to alleviate hardship and has continued to support the church and other needy cases.

# FOR THE YEAR ENDED 31 DECEMBER 2016

### 9 Trustees

None of the trustees (or any persons connected with them) received any remuneration or expenses from the charity during the year.

### 10 Employees

There were no employees during the year.

# 11 Net gains/(losses) on investments

	Unrestricted Er	Total	Total	
	funds	funds general	2016	2015
	£	£	£	£
Revaluation of investments	11,047	3,743	14,790	(423)
Gain/(loss) on sale of investments	(266)	(6,057)	(6,323)	(175)
	10,781	(2,314)	8,467	(598)
For the year ended 31 December 2015	(3,076)	2,478		(598)

# 12 Tangible fixed assets

	Land and buildings £
Cost	
At 1 January 2016	6,064
Additions	16,002
At 31 December 2016	22,066
Depreciation and Impairment	
Depreciation charged in the year	221
At 31 December 2016	221
Complete emount	
Carrying amount At 31 December 2016	04 045
At 51 December 2010	21,845
At 31 December 2015	6,064

# FOR THE YEAR ENDED 31 DECEMBER 2016

#### 12 Tangible fixed assets

#### (Continued)

The charity owns property and land originally gifted to the charity to be held in perpetuity in accordance with the governing document and these assets form part of the permanent endowment funds. These include the old fire station, the church precinct and the church hall.

The value of these assets and the cost of improvements to them has not been included in the balance sheet because, in the opinion of the trustees, the cost of professionally valuing these assets outweighs the benefits to the users of the financial statements. They are insured for £402,000 which is an estimate of their replacement cost.

#### 13 Fixed asset investments

	a state of the state			
en e		Listed	Cash in	Total
	the state of the s	investments	portfolio	
		£		£
Cost or valua	tion			
At 31 Decemb	er 2016	774,301	30,871	805,172
Additions		326,686	13,204	339,890
Valuation char	iqes	14,790	-	14,7 <del>9</del> 0
Disposals		(373,793)	~	(373,793)
·	and the second			
At 31 Decemb	er 2016	741,984	44,075	786,059
Carrying amo	unt			
At 31 Decemb		741,984	44,075	786,059
At 31 Decemb	er 2015	774,301	30,871	805,172
			3	

#### Fixed asset investments revalued

The listed investments have been included at their market value at the balance sheet date as provided by the investment managers, Thesis Asset management Limited. The historical cost value of the listed investments is £702,292 (2015 - £728,651).

14	Financial instruments	2016	2015
		£	£
	Carrying amount of financial assets		
	Debt instruments measured at amortised cost	48	1,025
	Equity instruments measured at cost less impairment	786,059	805,172
	Carrying amount of financial liabilities		
	Measured at amortised cost	4,625	5,731

# FOR THE YEAR ENDED 31 DECEMBER 2016

15	Debtors		
		2016	2015
	Amounts falling due within one year:	£	£
	Trade debtors	48	25
	Other debtors	-	1,000
	Prepayments and accrued income	1,382	1,374
		1,430	2,399
	Craditore, empluite falling due within one year		
16	Creditors: amounts falling due within one year	2016	2015
		£	£
	Other creditors	1,745	813
	Accruals and deferred income	2,880	4,918
		4,625	5,731

### 17 Endowment funds

The endowment funds represent those assets which must be held permanently by the charity. Income arising on the endowment funds can be used in accordance with the objects of the charity and is included as unrestricted income. Any capital gains or losses arising on the investments form part of the fund.

	Movement in funds				
	Balance at 1 January 2016	Incoming resources		Investments gains/losses	Balance at 31 December 2016
	£	£	£	£	£
Permanent endowments					
Endowment funds	774,516	-	(5,470)	(2,314)	766,732
	774,516		(5,470)	(2,314)	766,732

### 18 Analysis of net assets between funds

	Unrestricted funds	Endowment funds	Total
	£	£	£
Fund balances at 31 December 2016 are represented by:			
Tangible assets	21,845	-	21,845
Investments	19,327	766,732	786,059
Current assets/(liabilities)	12,921	-	12,921
	54,093	766,732	820,825

# FOR THE YEAR ENDED 31 DECEMBER 2016

### 19 Capital commitments

The charity has no capital commitments at the balance sheet date (2015 - £14,029).

### 20 Related party transactions

There were no disclosable related party transactions during the year (2015- none).

,