

REGISTERED COMPANY NUMBER: 12134646 (England and Wales)  
REGISTERED CHARITY NUMBER: 1194013

REPORT OF THE TRUSTEES AND  
UNAUDITED FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 MARCH 2022  
FOR  
CHILMINGTON MANAGEMENT ORGANISATION

McCabe Ford Williams  
Chartered Accountants  
Invicta Business Centre  
Monument Way  
Orbital Park  
Ashford  
Kent  
TN24 0HB

**CHILMINGTON MANAGEMENT ORGANISATION**

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FOR THE YEAR ENDED 31 MARCH 2022**

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## CHILMINGTON MANAGEMENT ORGANISATION

### REPORT OF THE TRUSTEES FOR THE YEAR ENDED 31 MARCH 2022

The trustees who are also directors of the charity for the purposes of the Companies Act 2006, present their report with the financial statements of the charity for the year ended 31 March 2022. The trustees have adopted the provisions of 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).

#### OBJECTIVES AND ACTIVITIES

##### Objectives and aims

The Charity's objectives, as set out in its governing document, are to promote the benefit of the residents of the area of benefit, without distinction of sex, sexual orientation, race or of political, religious or other opinions by associating together with said residents, the local authorities, voluntary and other organisations, with a common effort to:

- provide and maintain accessible green open spaces
- promote the conservation, protection, management, maintenance and improvement of the physical and natural environment, and
- provide facilities in the interests of social welfare for education, recreation, mental and physical health and wellbeing and leisure time occupations with the object of improving the conditions of life for the said inhabitants

This will involve the advancement of community development and citizenship for the public benefit, by the promotion of good citizenship and volunteering by encouraging local people to take an active interest in the civic, cultural and social welfare of the community.

##### Public benefit

The Trustees confirm that they have had due regard for the charity commission's guidance on public benefit.

#### ACHIEVEMENT AND PERFORMANCE

##### Charitable activities

The last 12 months have seen the world emerge and start to recover from the Covid Pandemic. This has had some impact on the CMO in terms of its ability to carry out community development activities and relationship building with our residents but the CMO has strived to find other ways to achieve similar outcomes, albeit on a lesser scale. Resident surgeries continued both virtually and in-person and in September a joint event with the parish council saw the CMO welcome its residents at a low-key drop-in event called 'Getting to Know You'. The CMO pressed on with its community development ambitions and working with Ashford Borough Council, procured a Placemaking Sprint to be delivered in summer/autumn 2022. The CMO community grants fund was launched with a panel forming of local residents and CMO directors to give out funding to local projects alongside the launch of the CMO sounding board. Newsletters remain a key method of communication with all residents.

The CMO remains resolute that the handover of the community cabin is key to success and progressed with contact with the developer to secure the building. Some progress was made between December 2021 and March 2022 although the handover remains stalled. Action by the developer is required to discharge outstanding planning and legal obligations.

The CMO also awaits the handover of the first pieces of land for it to manage and maintain. Despite making good progress, none has currently been transferred but discussions, particularly with Jarvis Homes, are advancing.

#### FINANCIAL REVIEW

##### Financial position

The level of reserves at 31 March 2022 amounted to £334,627 (2021: £89,722).

The CMO Deficit funding provided to the CMO at 125 occupations through the s106 agreement may look like a significant amount to have in Reserves but this is required to cover CMO operational costs until the occupation of the 500th dwelling. This is likely to be several years away. The funding is not currently held by the CMO but is shown in the CMO accounts as required by Statement Of Recommended Practice for Charities.

##### Reserves policy

The charity reserves policy is to maintain a level of reserves equivalent to 5% of annual operating expenditure to provide for the repair, renewal and replacement of endowed assets. Provision will have to be made for unexpected expenditure and repairs to the charity's assets. It will not be possible to immediately reach this level of provision due to low income in the first years of operation.

It is planned that this level of provision will be reached over the course of the first 5 years of operation.

#### STRUCTURE, GOVERNANCE AND MANAGEMENT

##### Governing document

The charity is controlled by its governing document, as amended at companies house by special resolution, and constitutes a limited company, limited by guarantee, as defined by the Companies Act 2006.

CHILMINGTON MANAGEMENT ORGANISATION

REPORT OF THE TRUSTEES  
FOR THE YEAR ENDED 31 MARCH 2022

**STRUCTURE, GOVERNANCE AND MANAGEMENT**

**Recruitment and appointment of new trustees**

The trustees are appointed as per the Articles and include nominations from the developers, councils, residents and voluntary sector.

**REFERENCE AND ADMINISTRATIVE DETAILS**

**Registered Company number**

12134646 (England and Wales)

**Registered Charity number**

1194013

**Registered office**

Invicta Business Centre

Monument Way

Orbital Park

Ashford

Kent

TN24 0HB

**Trustees**

S P Banfield

Ms A G Breese

I D Bull

N A Fenton (resigned 30.11.21)

T Hodson (appointed 30.11.21)

B C Lockwood

J A Rose (resigned 20.12.21)

Cllr N J Shorter

S J Bartlett (appointed 2.3.22)

P Reed (appointed 29.11.21)

**Company Secretary**

Ms S Osborne

**Independent Examiner**

McCabe Ford Williams

Chartered Accountants

Invicta Business Centre

Monument Way

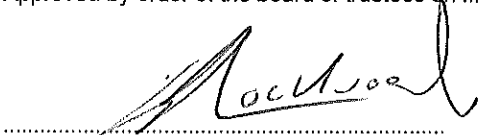
Orbital Park

Ashford

Kent

TN24 0HB

Approved by order of the board of trustees on ..... and signed on its behalf by:



.....  
B C Lockwood - Trustee

**INDEPENDENT EXAMINER'S REPORT TO THE TRUSTEES OF  
CHILMINGTON MANAGEMENT ORGANISATION**

**Independent examiner's report to the trustees of Chilmington Management Organisation ('the Company')**  
I report to the charity trustees on my examination of the accounts of the Company for the year ended 31 March 2022.

**Responsibilities and basis of report**

As the charity's trustees of the Company (and also its directors 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 ('the 2006 Act').

Having satisfied myself that the accounts of the Company are not required to be audited under Part 16 of the 2006 Act and are eligible for independent examination, I report in respect of my examination of your charity's accounts as carried out under section 145 of the Charities Act 2011 ('the 2011 Act'). In carrying out my examination I have followed the Directions given by the Charity Commission under section 145(5) (b) of the 2011 Act.

**Independent examiner's statement**

Since your charity's gross income exceeded £250,000 your examiner must be a member of a listed body. I can confirm that I am qualified to undertake the examination because I am a registered member of ICAEW which is one of the listed bodies.

I have completed my examination. I confirm that no matters have come to my attention in connection with the examination giving me cause to believe:

1. accounting records were not kept in respect of the Company as required by section 386 of the 2006 Act; or
2. the accounts do not accord with those records; or
3. the accounts do not comply with the accounting requirements of section 396 of the 2006 Act other than any requirement that the accounts give a true and fair view which is not a matter considered as part of an independent examination; or
4. the accounts have not been prepared in accordance with the methods and principles of the Statement of Recommended Practice for accounting and reporting by charities (applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102)).

I have no concerns and have come across no other matters in connection with the examination to which attention should be drawn in this report in order to enable a proper understanding of the accounts to be reached.

M C Greenwood BFP FCA  
ICAEW  
McCabe Ford Williams  
Chartered Accountants  
Invicta Business Centre  
Monument Way  
Orbital Park  
Ashford  
Kent  
TN24 0HB

Date: .....

CHILMINGTON MANAGEMENT ORGANISATION

STATEMENT OF FINANCIAL ACTIVITIES  
(INCORPORATING AN INCOME AND EXPENDITURE ACCOUNT)  
FOR THE YEAR ENDED 31 MARCH 2022

	Notes	Unrestricted fund £	Restricted funds £	2022 Total funds £	2021 Total funds £
<b>INCOME AND ENDOWMENTS FROM</b>					
<b>Charitable activities</b>					
Activities as specified under s106 agreement		340,000	-	340,000	2,120
Christmas Celebrations		-	1,000	1,000	-
Investment income	2	-	-	-	444
Other income		-	-	-	8,760
<b>Total</b>		<u>340,000</u>	<u>1,000</u>	<u>341,000</u>	<u>11,324</u>
<b>EXPENDITURE ON</b>					
<b>Charitable activities</b>					
Christmas Celebrations		-	1,032	1,032	-
Other		95,063	-	95,063	14,453
<b>Total</b>		<u>95,063</u>	<u>1,032</u>	<u>96,095</u>	<u>14,453</u>
<b>NET INCOME/(EXPENDITURE)</b>		<u>244,937</u>	<u>(32)</u>	<u>244,905</u>	<u>(3,129)</u>
<b>Transfers between funds</b>	8	<u>(32)</u>	<u>32</u>	<u>-</u>	<u>-</u>
<b>Net movement in funds</b>		<u>244,905</u>	<u>-</u>	<u>244,905</u>	<u>(3,129)</u>
<b>RECONCILIATION OF FUNDS</b>					
<b>Total funds brought forward</b>		<u>87,602</u>	<u>2,120</u>	<u>89,722</u>	<u>92,851</u>
<b>TOTAL FUNDS CARRIED FORWARD</b>		<u><u>332,507</u></u>	<u><u>2,120</u></u>	<u><u>334,627</u></u>	<u><u>89,722</u></u>

The notes form part of these financial statements

CHILMINGTON MANAGEMENT ORGANISATION

BALANCE SHEET  
31 MARCH 2022

	Notes	Unrestricted fund £	Restricted funds £	2022 Total funds £	2021 Total funds £
<b>CURRENT ASSETS</b>					
Debtors	6	352,533	-	352,533	11,592
Cash at bank		39,390	2,120	41,510	82,790
		<u>391,923</u>	<u>2,120</u>	<u>394,043</u>	<u>94,382</u>
<b>CREDITORS</b>					
Amounts falling due within one year	7	(59,416)	-	(59,416)	(4,660)
		<u>332,507</u>	<u>2,120</u>	<u>334,627</u>	<u>89,722</u>
<b>NET CURRENT ASSETS</b>					
		<u>332,507</u>	<u>2,120</u>	<u>334,627</u>	<u>89,722</u>
<b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>					
		<u>332,507</u>	<u>2,120</u>	<u>334,627</u>	<u>89,722</u>
<b>NET ASSETS</b>					
		<u>332,507</u>	<u>2,120</u>	<u>334,627</u>	<u>89,722</u>
<b>FUNDS</b>					
	8				
Unrestricted funds				332,507	87,602
Restricted funds				2,120	2,120
				<u>334,627</u>	<u>89,722</u>
<b>TOTAL FUNDS</b>					
				<u>334,627</u>	<u>89,722</u>

The charitable company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 31 March 2022.

The members have not required the company to obtain an audit of its financial statements for the year ended 31 March 2022 in accordance with Section 476 of the Companies Act 2006.

The trustees acknowledge their responsibilities for

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

These financial statements have been prepared in accordance with the provisions applicable to charitable companies subject to the small companies regime.

The financial statements were approved by the Board of Trustees and authorised for issue on ..... and were signed on its behalf by:



.....  
B C Lockwood - Trustee

## CHILMINGTON MANAGEMENT ORGANISATION

### NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 MARCH 2022

#### 1. ACCOUNTING POLICIES

##### Statutory information

Chilmington Management Organisation is a charitable company, Limited by guarantee and registered in England. The charity's registered number, principal address and nature of operation can be found within the Report of the Trustees.

##### Basis of preparing the financial statements

The financial statements of the charitable company, which is a public benefit entity under FRS 102, have been prepared in accordance with the Charities SORP (FRS 102) '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 1st January 2019)', Financial Reporting Standard 102 'The Financial Reporting Standard applicable in the UK and Republic of Ireland' and the Companies Act 2006. The financial statements have been prepared under the historical cost convention.

The accounts are presented in sterling which is the functional currency of the charitable company.

##### Income

All income (including grants) is recognised in the Statement of Financial Activities once the charity has entitlement to the funds, it is probable that the income will be received and the amount can be measured reliably.

##### Expenditure

Liabilities are recognised as expenditure as soon as there is a legal or constructive obligation committing the charity to that expenditure, it is probable that a transfer of economic benefits will be required in settlement and the amount of the obligation can be measured reliably. Expenditure is accounted for on an accruals basis and has been classified under headings that aggregate all cost related to the category. Where costs cannot be directly attributed to particular headings they have been allocated to activities on a basis consistent with the use of resources.

##### Taxation

The charity is exempt from corporation tax on its charitable activities.

##### Fund accounting

Unrestricted funds can be used in accordance with the charitable objectives at the discretion of the trustees.

Restricted funds can only be used for particular restricted purposes within the objects of the charity. Restrictions arise when specified by the donor or when funds are raised for particular restricted purposes.

Further explanation of the nature and purpose of each fund is included in the notes to the financial statements.

##### Debtors and creditors

Debtors and creditors with no stated interest rate and receivable or payable within one year are recorded at transaction price. Any losses arising from impairment are recognised in expenditure.

#### 2. INVESTMENT INCOME

	2022	2021
	£	£
Deposit account interest	-	81
Late payment interest	-	363
	<hr/>	<hr/>
	-	444
	<hr/> <hr/>	<hr/> <hr/>



**CHILMINGTON MANAGEMENT ORGANISATION**  
**NOTES TO THE FINANCIAL STATEMENTS - continued**  
**FOR THE YEAR ENDED 31 MARCH 2022**

**3. NET INCOME/(EXPENDITURE)**

Net income/(expenditure) is stated after charging/(crediting):

	2022	2021
	£	£
Independent examiners remuneration - examination and accountancy fee	1,386	1,320
	<u>1,386</u>	<u>1,320</u>

**4. TRUSTEES' REMUNERATION AND BENEFITS**

There were no trustees' remuneration or other benefits for the year ended 31 March 2022 nor for the year ended 31 March 2021.

**Trustees' expenses**

£90 was reimbursed for directly incurred travel expenses to one trustee (2021: £nil)

**5. PRIOR YEAR ADJUSTMENT**

During the previous financial year Chilmington Management Organisation applied for charitable status, therefore the 2020 financial statements were filed as non-charity limited company accounts. Having gained charitable status the 2020 figures were restated for the change in presentation, no figures nor the result changed as a result of this.

While clarifying the position as a charitable company amounts that were previously shown as due to Chilmington Management Organisation, in the form of legal fee contributions, were confirmed as not due to the charity. This has resulted in the 2020 results showing an understated deficit by £3,200 and assets being overstated by £3,200. This has now been corrected.

**6. DEBTORS: AMOUNTS FALLING DUE WITHIN ONE YEAR**

	2022	2021
	£	£
Other debtors	352,533	10,923
Prepayments and accrued income	-	669
	<u>352,533</u>	<u>11,592</u>

**7. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR**

	2022	2021
	£	£
Trade creditors	430	3,460
Accrued expenses	58,986	1,200
	<u>59,416</u>	<u>4,660</u>

**8. MOVEMENT IN FUNDS**

	At 1.4.21	Net movement in funds	Transfers between funds	At 31.3.22
	£	£	£	£
<b>Unrestricted funds</b>				
General fund	87,602	244,937	(32)	332,507
<b>Restricted funds</b>				
Defibrillator Fund	2,120	-	-	2,120
Christmas celebration Fund	-	(32)	32	-
	<u>2,120</u>	<u>(32)</u>	<u>32</u>	<u>2,120</u>
<b>TOTAL FUNDS</b>	<u>89,722</u>	<u>244,905</u>	<u>-</u>	<u>334,627</u>

CHILMINGTON MANAGEMENT ORGANISATION

NOTES TO THE FINANCIAL STATEMENTS - continued  
FOR THE YEAR ENDED 31 MARCH 2022

8. MOVEMENT IN FUNDS - continued

Net movement in funds, included in the above are as follows:

	Incoming resources £	Resources expended £	Movement in funds £
<b>Unrestricted funds</b>			
General fund	340,000	(95,063)	244,937
<b>Restricted funds</b>			
Christmas celebration Fund	1,000	(1,032)	(32)
<b>TOTAL FUNDS</b>	<u>341,000</u>	<u>(96,095)</u>	<u>244,905</u>

Comparatives for movement in funds

	At 1.4.20 £	Prior year adjustment £	Net movement in funds £	At 31.3.21 £
<b>Unrestricted funds</b>				
General fund	96,051	(3,200)	(5,249)	87,602
<b>Restricted funds</b>				
Defibrillator Fund	-	-	2,120	2,120
<b>TOTAL FUNDS</b>	<u>96,051</u>	<u>(3,200)</u>	<u>(3,129)</u>	<u>89,722</u>

Comparative net movement in funds, included in the above are as follows:

	Incoming resources £	Resources expended £	Movement in funds £
<b>Unrestricted funds</b>			
General fund	9,204	(14,453)	(5,249)
<b>Restricted funds</b>			
Defibrillator Fund	2,120	-	2,120
<b>TOTAL FUNDS</b>	<u>11,324</u>	<u>(14,453)</u>	<u>(3,129)</u>

9. RELATED PARTY DISCLOSURES

During the year the Charity used Anthony Collins LLP for legal services, Anthony Collins LLP was related by virtue of its position as company secretary. During the year Anthony Collins LLP charged the Charity £3,839 (2021: £12,235) for these services and at the balance sheet date an amount of £480 (2021: £2,424) was outstanding.

During the year the Charity received grants amounting to £340,000 (2020: £2,120) and procured services totalling £58,632 from Ashford Borough Council, Ashford Borough Council is related by virtue of Mr B C Lockwood and Cllr Neil Shorter who are both Trustees. An amount of £340,000 (2021: £Nil) was due to the Charity and £57,600 (2021: £Nil) was due from the Charity at the balance sheet date.

**CHILMINGTON MANAGEMENT ORGANISATION**  
**DETAILED STATEMENT OF FINANCIAL ACTIVITIES**  
**FOR THE YEAR ENDED 31 MARCH 2022**

	2022 £	2021 £
<b>INCOME AND ENDOWMENTS</b>		
<b>Investment income</b>		
Deposit account interest	-	81
Late payment interest	-	363
	-	444
<b>Charitable activities</b>		
Grants	341,000	2,120
<b>Other income</b>		
Reimbursement of legal fees	-	8,760
	-	8,760
<b>Total incoming resources</b>	<b>341,000</b>	<b>11,324</b>
<b>EXPENDITURE</b>		
<b>Support costs</b>		
<b>Management</b>		
Insurance	1,795	786
<b>Finance</b>		
Sundries	2,995	18
<b>Governance costs</b>		
Sundries	1,032	94
Accountancy fees	1,506	1,320
Legal fees	31,167	12,235
Administration costs	57,600	-
	91,305	13,649
Total resources expended	96,095	14,453
<b>Net income/(expenditure)</b>	<b>244,905</b>	<b>(3,129)</b>

