

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 2023
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 2023**

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CHILMINGTON MANAGEMENT ORGANISATION

REPORT OF THE TRUSTEES FOR THE YEAR ENDED 31 MARCH 2023

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 2023. 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

During the past 12 months the CMO has taken over landscaping responsibilities at the Jarvis and Barratts sites. A landscape contractor has been appointed, via our estate management provider, RMG. The landscape contract is currently on a month by month basis and once there is sufficient work across the whole site, a full tender process will be undertaken. Work continues with Hodson Development Ltd to agree the areas of landscaping responsibilities that can be transferred for the areas at the Lakes and the Gates. It is expected that this will commence early in the new financial year.

The final legal process for the transfer of the Community Cabin to the CMO from Hodson Development Ltd, is drawing to a close and both parties are in a position to exchange contracts. It is hoped this will be imminent and this is a very exciting step for the CMO, receiving it's first community asset and we will therefore have a base to develop and deliver community engagement. The CMO will be engaging with the community in the coming months to better understand what the residents would like to see in terms of community and volunteering activities developed in this space.

The CMO has also been busy through the year delivering a variety of community events across the site including , a Spring Trail, Christmas Wreath Workshop and produced a Community Cookbook . We also worked with the South of Ashford Garden Community team from ABC, to support the initial concepts for the Discovery Park, the Garden Community Room and the Public Rights of Way improvement works.

In our commitment to be transparent and open with the information we hold we will this year be publishing the amounts held in reserve by RMG along with the RMG accounts. This is following a number of enquiries by residents about what happens to the money that is collected by RMG.

The CMO has also taken the decision to move to publishing the end of year accounts on it's website only and not delivered in paper format, this will reduce our carbon impact and also save on costs.

FINANCIAL REVIEW

Financial position

The level of reserves at 31 March 2023 amounted to £251,748 (2022: £334,627).

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.

CHILMINGTON MANAGEMENT ORGANISATION

**REPORT OF THE TRUSTEES
FOR THE YEAR ENDED 31 MARCH 2023**

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.

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 (resigned 30.6.22)
T Hodson
B C Lockwood
Cllr N J Shorter
S J Bartlett
P Reed (resigned 4.7.22)
Ms H S Jarvis (appointed 13.9.22)

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 , 17 August 2023 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 2023.

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

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 Greenwood

M C Greenwood BFP FCA

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

Date: 18 August 2023

CHILMINGTON MANAGEMENT ORGANISATION

**STATEMENT OF FINANCIAL ACTIVITIES
(INCORPORATING AN INCOME AND EXPENDITURE ACCOUNT)
FOR THE YEAR ENDED 31 MARCH 2023**

	Notes	Unrestricted fund £	Restricted funds £	2023 Total funds £	2022 Total funds £
INCOME AND ENDOWMENTS FROM					
Charitable activities					
Activities as specified under s106 agreement		-	-	-	340,000
Christmas Celebrations		-	-	-	1,000
Other income		<u>16,219</u>	-	<u>16,219</u>	-
Total		<u>16,219</u>	<u>-</u>	<u>16,219</u>	<u>341,000</u>
 EXPENDITURE ON					
Charitable activities					
Christmas Celebrations		-	-	-	1,032
Community Grants		-	1,920	1,920	-
Other		<u>97,178</u>	-	<u>97,178</u>	<u>95,063</u>
Total		<u>97,178</u>	<u>1,920</u>	<u>99,098</u>	<u>96,095</u>
 NET INCOME/(EXPENDITURE)		 (80,959)	 (1,920)	 (82,879)	 244,905
 RECONCILIATION OF FUNDS					
Total funds brought forward		<u>332,507</u>	<u>2,120</u>	<u>334,627</u>	<u>89,722</u>
 TOTAL FUNDS CARRIED FORWARD		 <u>251,548</u>	 <u>200</u>	 <u>251,748</u>	 <u>334,627</u>

The notes form part of these financial statements

CHILMINGTON MANAGEMENT ORGANISATION

**BALANCE SHEET
31 MARCH 2023**

	Notes	Unrestricted fund £	Restricted funds £	2023 Total funds £	2022 Total funds £
CURRENT ASSETS					
Debtors	4	240,923	-	240,923	352,533
Cash at bank		<u>27,479</u>	<u>2,120</u>	<u>29,599</u>	<u>41,510</u>
		268,402	2,120	270,522	394,043
CREDITORS					
Amounts falling due within one year	5	(16,854)	(1,920)	(18,774)	(59,416)
		<u>251,548</u>	<u>200</u>	<u>251,748</u>	<u>334,627</u>
NET CURRENT ASSETS					
		<u>251,548</u>	<u>200</u>	<u>251,748</u>	<u>334,627</u>
TOTAL ASSETS LESS CURRENT LIABILITIES					
		<u>251,548</u>	<u>200</u>	<u>251,748</u>	<u>334,627</u>
NET ASSETS/(LIABILITIES)					
		<u>251,548</u>	<u>200</u>	<u>251,748</u>	<u>334,627</u>
FUNDS					
	7			251,548	332,507
Unrestricted funds				<u>200</u>	<u>2,120</u>
Restricted funds				<u>251,748</u>	<u>334,627</u>
TOTAL FUNDS					
				<u>251,748</u>	<u>334,627</u>

The charitable company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 31 March 2023.

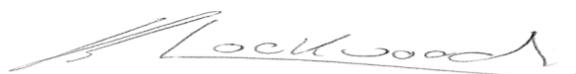
The members have not required the company to obtain an audit of its financial statements for the year ended 31 March 2023 in accordance with Section 476 of the Companies Act 2006.

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 17 August 2023 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 2023

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.

Grants offered subject to conditions which have not been met at the year end date are noted as a commitment but not accrued as expenditure.

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. NET INCOME/(EXPENDITURE)

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

	2023	2022
	£	£
Independent examiners remuneration - examination and accountancy fee	<u>1,512</u>	<u>1,386</u>

CHILMINGTON MANAGEMENT ORGANISATION

**NOTES TO THE FINANCIAL STATEMENTS - continued
FOR THE YEAR ENDED 31 MARCH 2023**

3. TRUSTEES' REMUNERATION AND BENEFITS

There were no trustees' remuneration or other benefits for the year ended 31 March 2023 nor for the year ended 31 March 2022.

Trustees' expenses

£nil was reimbursed for directly incurred travel expenses to one trustee (2022: £90)

4. DEBTORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	2023 £	2022 £
Other debtors	<u>240,923</u>	<u>352,533</u>

5. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	2023 £	2022 £
Bank loans and overdrafts (see note 6)	1,920	-
Trade creditors	479	430
Accrued expenses	<u>16,375</u>	<u>58,986</u>
	<u>18,774</u>	<u>59,416</u>

6. LOANS

An analysis of the maturity of loans is given below:

	2023 £	2022 £
Amounts falling due within one year on demand:		
Bank overdrafts	<u>1,920</u>	<u>-</u>

7. MOVEMENT IN FUNDS

	At 1.4.22 £	Net movement in funds £	At 31.3.23 £
Unrestricted funds			
General fund	332,507	(80,959)	251,548
Restricted funds			
Defibrillator Fund	2,120	-	2,120
Community Grants	<u>-</u>	<u>(1,920)</u>	<u>(1,920)</u>
	<u>2,120</u>	<u>(1,920)</u>	<u>200</u>
TOTAL FUNDS	<u>334,627</u>	<u>(82,879)</u>	<u>251,748</u>

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

	Incoming resources £	Resources expended £	Movement in funds £
Unrestricted funds			
General fund	16,219	(97,178)	(80,959)
Restricted funds			
Community Grants	<u>-</u>	<u>(1,920)</u>	<u>(1,920)</u>
TOTAL FUNDS	<u>16,219</u>	<u>(99,098)</u>	<u>(82,879)</u>

CHILMINGTON MANAGEMENT ORGANISATION

**NOTES TO THE FINANCIAL STATEMENTS - continued
FOR THE YEAR ENDED 31 MARCH 2023**

7. MOVEMENT IN FUNDS - continued

Comparatives for movement in funds

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

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

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

Defibrillator Fund

This fund represents monies received specifically for the purchase of a defibrillator, this fund will be utilised at the time the CMO gains usage of the onsite cabin.

Christmas celebration Fund

This fund represents monies given for Christmas projects funded around the Chilmington site.

Community Grants fund

This fund represents grants from the CMO to members of the community for the purposes of outreach.

8. 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 £nil (2022: £3,839) for these services and at the balance sheet date an amount of £480 (2022: £480) was outstanding.

During the year the Charity received grants amounting to £nil (2022: £340,000) 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 £230,000 (2022: £340,000) was due to the Charity and £14,863 (2022: £57,600) was due from the Charity at the balance sheet date.

CHILMINGTON MANAGEMENT ORGANISATION
DETAILED STATEMENT OF FINANCIAL ACTIVITIES
FOR THE YEAR ENDED 31 MARCH 2023

	2023 £	2022 £
INCOME AND ENDOWMENTS		
Charitable activities		
Grants	-	341,000
Other income		
Reimbursement of legal fees	<u>16,219</u>	<u>-</u>
Total incoming resources	16,219	341,000
EXPENDITURE		
Charitable activities		
Grants to individuals	1,920	-
Support costs		
Management		
Insurance	484	1,795
Finance		
Sundries	1,390	2,995
Governance costs		
Sundries	-	1,032
Accountancy fees	1,566	1,506
Legal fees	34,288	31,167
Administration costs	<u>59,450</u>	<u>57,600</u>
	<u>95,304</u>	<u>91,305</u>
Total resources expended	<u>99,098</u>	<u>96,095</u>
Net (expenditure)/income	<u>(82,879)</u>	<u>244,905</u>