

THE ST ANDREW'S CHURCH HALL CHARITABLE TRUST

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Registered Charity No. 1016183

TRUSTEES ANNUAL REPORT

BALANCE SHEET AND FINANCIAL STATEMENTS

FOR THE YEAR ENDED 5 APRIL 2025

THE ST ANDREW'S CHURCH HALL CHARITABLE TRUST

ANNUAL REPORT FOR THE YEAR ENDED 5 APRIL 2025

1. ADMINISTRATIVE INFORMATION

The St Andrew's Church Hall Trust is a charity registered with the Charity Commission with number 1016183.

The principal address is St Stephen's House, Hide Place, London SW1P 4NJ.

The Trustees who have served from 6 April 2024 until the date of this report were:

Trustees:	Appointed by:
Jane Franses (until 1 December 2025)	PCC of St Peter's, Eaton Square
Rev Jonathan Kester (from 1 December 2025)	PCC of St Peter's, Eaton Square
Janet Taylor	PCC of St Stephen with St John, Westminster
Edward Barker (Chairman)	PCC of St Stephen with St John, Westminster
Elizabeth Szewczyk	PCC of St Stephen with St John, Westminster
Rev Graham Buckle	Ex Officio Trustee

2. STRUCTURE, GOVERNANCE AND MANAGEMENT

The Trust is governed by the provisions of a Charity Commission Scheme dated 18 September 1953 as amended by an Order dated 15 July 1988.

The Scheme provides for three Representative Trustees to be appointed by the PCC of St Stephen with St John, Westminster and for one Representative Trustee to be appointed by the PCC of St Peter's Eaton Square.

The administration of the Trust has been undertaken by the Bursar employed by the PCC of St Stephen with St John, Westminster. A cost of this administration of £350 has been charged to the Trust.

3. OBJECTIVES AND ACTIVITIES

The objectives of the Trust are to divide the clear income of the Trust in two halves and for it to be applied in furthering the religious and other charitable work of the Church of England in the parishes of:

- a) St Stephen with St John, Westminster,
- b) St Peter's Pimlico with Christchurch, Westminster (known as St Peter's, Eaton Square).

When planning the activities for the year, the Trustees have considered the Charity Commission's guidance on public benefit and, in particular, the specific guidance on charities for the advancement of religion.

4. ACHIEVEMENTS AND PERFORMANCE

The accounts show an increase in total incoming resources to £58,290 for this year (2024: £56,798) because of a rise on income from all investments. The income arising during the year (excluding deposit account interest) represents a return on capital of 3.32% (2024: 3.10%).

The Trustees have agreed donations of £28,670 to each church, distributing the total accumulated reserves on unrestricted funds.

The payment of these donations and of the administration charge of £350 to the PCC of St Stephen with St John, Westminster are related party transactions. The donations are made in accordance with the constitution. The payment of the administration charge has been agreed by the trustee representing St Peter's, Eaton Square. The donations and the administration charge are included as liabilities in the accounts.

THE ST ANDREW'S CHURCH HALL CHARITABLE TRUST

**ANNUAL REPORT CONTINUED
FOR THE YEAR ENDED 5 APRIL 2025**

5. FINANCIAL REVIEW

Investment Strategy: The investment policy of the Trustees is growth in income over the long term whilst maintaining the level of capital invested, subject to market fluctuations.

Reserves Policy: The "Income Distribution" clause in the Governing Scheme does not allow for the accumulation of Income reserves.

The accounts for the year to 5 April 2025 and the Balance Sheet at that date were approved by the Trustees at a meeting held on 6 January 2026.



Chair of Trustees

THE ST ANDREW'S CHURCH HALL CHARITABLE TRUST

**INDEPENDENT EXAMINER'S REPORT TO THE TRUSTEES
OF ST ANDREW'S CHURCH HALL CHARITABLE TRUST
FOR THE YEAR ENDED 5 APRIL 2025**

I report on the accounts of the charity for the year ended 5 April 2025, which are set out on pages 5 to 8.

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 my responsibility to:

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

Basis of independent examiner's report

My examination was carried out in accordance with the General Directions given by the Charity Commissioner. 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 the seeking of 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

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

- (1) which gives me reasonable cause to believe that, in any material respect, the requirements:
 - to keep accounting records in accordance with section 130 of the 2011 Act; and
 - to prepare accounts which accord with the accounting records and to comply with the accounting requirements of the 2011 Act have not been met; or
- (2) to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.



Heather Cheesman FCA
Chichester Accounting
104 Stockbridge Road
Chichester
West Sussex
PO19 8QP

Date: 20th January 2026

THE ST ANDREW'S CHURCH HALL CHARITABLE TRUST

STATEMENT OF FINANCIAL ACTIVITIES
FOR THE YEAR ENDED 5 APRIL 2025

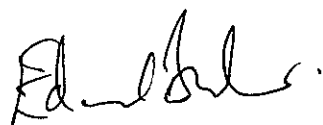
	Unrestricted Funds £	2025 Endowment Funds £	Total Funds £	2024 £
INCOME				
Interest received - Deposit Accounts	3,929	-	3,929	3,499
Investment Income:				
COIF Charities Ethical Investment Income Shares	26,203	-	26,203	25,695
CBF Investment Income Shares	16,778	-	16,778	16,447
CBF Property Fund Shares	11,380	-	11,380	11,157
TOTAL INCOME	58,290	-	58,290	56,798
EXPENDITURE				
Charitable donations (Proposed):				
The PCC of St Stephen with St John, Westminster	28,670	-	28,670	27,924
St Peter's, Eaton Square - Repair and Ministry Fund	28,670	-	28,670	27,924
Administration	350	-	350	350
Independent examination	600	-	600	600
TOTAL EXPENDITURE	58,290	-	58,290	56,798
NET INCOME/EXPENDITURE BEFORE RECOGNISED GAINS AND LOSSES	-	-	-	-
Net gains/losses on Investment Assets				
Unrealised gains	-	3,068	3,068	108,130
Unrealised losses	-	-85,666	-85,666	-13,984
NET MOVEMENT IN FUNDS	-	-82,598	-82,598	94,146
TOTAL FUNDS BROUGHT FORWARD	-	1,720,855	1,720,855	1,626,709
TOTAL FUNDS CARRIED FORWARD	-	1,638,257	1,638,257	1,720,855

THE ST ANDREW'S CHURCH HALL CHARITABLE TRUST

BALANCE SHEET
AT 5 APRIL 2025

	2025		2024	
	£	£	£	£
FIXED ASSETS				
Investments (Note 4)		1,638,257		1,720,855
CURRENT ASSETS				
Deposit Accounts	58,169		56,655	
Current Account	56,919		143	
	115,088		56,798	
LESS LIABILITIES: AMOUNTS FALLING DUE WITHIN ONE YEAR				
Charitable donations	113,188		55,848	
Administration and Governance	1,900		950	
	115,088		56,798	
NET CURRENT ASSETS		-		-
NET ASSETS		1,638,257		1,720,855
FUNDS				
Unrestricted Fund (Note 5)		-		-
Endowment Fund (Note 5)		1,638,257		1,720,855
		1,638,257		1,720,855

Approved by the Trustees on 6 January 2026 and signed on their behalf by:



Chair of Trustees

THE ST ANDREW'S CHURCH HALL CHARITABLE TRUST

NOTES TO THE ACCOUNTS FOR THE YEAR ENDED 5 APRIL 2025

1. BASIS OF ACCOUNTING

The accounts have been prepared in accordance with Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102), with the Statement of Recommended Practice: Accounting and Reporting by Charities preparing their accounts in accordance with FRS 102 and with the Charities Act 2011. The accounts have been prepared under the historical cost convention, except for the revaluation of investments. St Andrews Church Hall Charitable Trust is a public benefit entity within the meaning of FRS102.

2. ACCOUNTING POLICIES

Income

Income is included in the Statement of Financial Activities (SoFA) when the charity becomes entitled to the income; the trustees are virtually certain they will receive the income; and the monetary value can be measured with sufficient reliability. Investment income is included in the accounts when receivable. Investment gains and losses include any gain or loss on the sale of investments and any gain or loss resulting from revaluing investments to market value at the end of the year.

Expenditure and Liabilities

Liabilities are recognised as soon as there is a legal or constructive obligation committing the charity to pay out resources. Administration costs include the cost of the preparation and examination of the statutory accounts, the cost of trustee meetings and the cost of any legal advice to trustees on governance and constitutional matters.

Assets

Investments are valued at market value at the year end.

3. INCOME FROM THE YEAR

The total income of £58,290 arising during the year was expended during the year (2024: £54,083). Net unrealised losses on the investments were £82,598 (2024: net unrealised gains £94,146).

4. INVESTMENTS

Investments are shown at their market value: realised and unrealised gains and losses are recognised in the Statement of Financial Activities.

	Number	Cost	Market Value 2025	Market Value 2024	Gain/Loss
COIF Charities Ethical Investment Fund Income shares	298,434	538,793	853,970	906,106	-52,137
CBF Church of England Investmer Fund Income shares	26,619	302,741	572,972	606,501	-33,529
CBF Church of England Property Fund Income shares	171,383	195,188	211,315	208,248	3,068
			1,638,257	1,720,855	-82,598

THE ST ANDREW'S CHURCH HALL CHARITABLE TRUST

NOTES TO THE ACCOUNTS
FOR THE YEAR ENDED 5 APRIL 2025

5. ANALYSIS OF NET ASSETS BY FUNDS

	Unrestricted Fund	Endowment Fund	Total 2024	Total 2024
Fixed Assets	-	1,638,257	1,638,257	1,720,855
Current Assets	115,088	-	115,088	56,798
Current Liabilities	-115,088	-	-115,088	-56,798
Fund Balance	-	1,638,257	1,638,257	1,720,855

6. RELATED PARTY TRANSACTIONS

The payment of the donations and of the administration charge of £350 to the PCC of St Stephen with St John Westminster are related party transactions. The donations are made in accordance with the constitution. The payment of the administration charge has been agreed by the trustee appointed by St Peter's Eaton Square. The donations and the administration charge are included as current liabilities in the accounts.