St Nicholas' Church, Godstone

St Stephen's Church, South Godstone

St John's Church, Blindley Heath

ANNUAL REPORT and FINANCIAL STATEMENTS of the UNITED BENEFICE PAROCHIAL CHURCH COUNCIL

For the year ended 31st December 2025

INCUMBENT
Revd Peter O'Connell
The Rectory, 17 Ivy Mill Lane,
Godstone, Surrey

Registered Charity - 1143975

ANNUAL REPORT
THE BENEFICE AND PARISH OF GODSTONE & BLINDLEY HEATH
For the year ended 31st December 2025

The Parish Church of St Nicholas serving the community of Godstone.
St Stephen's Church serving the community of South Godstone as a Parish Centre of Worship
The Parish Church of St John serving the community of Blindley Heath

Parochial boundaries are compatible with the civic authority of Godstone Parish Council and within the Tandridge District Council responsible for East Surrey.

Correspondence addresses for the Benefice are:-

Incumbent	Revd Peter O'Connell The Rectory, 17 Ivy Mill Lane Godstone, Surrey RH9 8NH
PCC Secretary:	Karen Jackson Email - karen.jackson1958@btinternet.com
Benefice Office:	Email - benefice@godstone.net Telephone 07428 348651

Benefice Structure and Organisation
As set out in the Pastoral Measure signed by the Bishop of Southwark on the 3 May 1997, the Benefice structure is as follows: An overall PCC is the legal entity for the three churches. This PCC has devolved its powers, as appropriate, for the running of the individual churches to an elected body known as a District Church Council (DCC). These councils are, however, responsible to the overall PCC. Each DCC and the PCC to form such sub-committees, and a standing committee, as are required for the smooth running of the particular church. The PCC membership is elected by the DCC members, themselves elected at the Annual General Meeting of each church.

Ministerial Co-operation
The PCC and each DCC is required, as stated in the Parochial Church Councils (Powers) Measure 1956, to co-operate with the Incumbent and the ministry team, in promoting in the Benefice and parish the whole ministry of the church, pastoral, evangelistic, social and ecumenical.

Members of the PCC and DCCs
These are as set out on page 7.

Church Electoral Rolls

Following the annual meetings in 2025 the Electoral Roll figures are as follows:

St Nicholas' Church	102
St Stephen's Church	11
St John's Church	18

Mission Aims and Objectives

The following summarises our Mission Statement and this is to be achieved through church services, the occasional children's, youth and general outreach and the community involvement of the ministerial team and congregation members. Each church belongs to and serves its respective village.

STATEMENT OF MISSION

We seek to fulfill Christ's challenging commandment that we love God and our fellow human beings as ourselves, through:

Commitment to the nurture of our spiritual life by:

- regular private prayer
- being receptive to the Word of God
- sharing in corporate worship
- using opportunities to learn from each other
- an openness in worship, embracing both the formal and informal.

Being a Christian presence and engaging with our local and wider communities by:

- being a welcoming church family serving all within our community
- accepting and valuing the diverse gifts and traditions of others
- valuing opportunities for outreach, including recognizing the significance of our church school and aiming to ensure that our buildings are welcoming environments for use by others
- widespread and effective communication
- witnessing and sharing our faith
- being aware of opportunities for prayerful and practical responses to challenges in the community, world and church
- valuing opportunities for growth and being willing to embrace change.

Activities in the Year

During the last year the three Churches of the Parish, St Nicholas' in Godstone, St Stephen's in South Godstone and St John's in Blindley Heath have continued with their primary function of providing a faith and worship centre in each community. This is in accordance with the traditional parochial and pastoral ministry of the Church of England.

Worship and other activities have taken place during the year as normal. The number of regular worshippers has remained stable over the last year but continues to be on the low side so we are doing everything we can to attract more people to attend our services and other events. Weddings and funerals, study groups, social functions and community events have all taken place but sadly none of the churches are able to sustain a junior church. A junior choir has commenced at St Nicholas Church.

The churches celebrated major festivals and events such as Lent, Easter, Whitsun, Harvest, Remembrance Day, Christingle and Christmas with relatively good attendance. Collections from some of these events were given to various charities.

An on-line service continued to be streamed each week from St Stephen's church as people unable to attend a church in person benefit from this.

The involvement, as governors, of clergy and parishioners with St Stephen's Church School has continued and the school attended St Stephen's Church on several occasions.

Maintenance of our ancient but beautiful buildings is an important part of ministry and our ability for the church to be visible in each community is very relevant to people who live here. Use of the buildings by parishioners and the wider community is key to our visibility and many people continued to play their part in the looking after of each church, notably in the cleaning and decoration. A sense of loving care is evident which is complemented by the welcome and friendly atmospheres which prevails in all three churches.

St Nicholas and St Stephen's were subject to a Quinquennial Inspection during 2021 and St John's in 2022. The reports confirmed that the churches remain in generally good condition. Any urgent matters have already been dealt with and some minor items requiring attention will be acted upon in due course.

There has been little progress on the building project at St Nicholas, although a project leader is now in place. At St John's following receipt of a grant from Surrey County Council in 2024 a soil pipe was laid during the year for the proposed toilets in the church but a faculty is still awaited. The St Nicholas' Hospitality Project continues to be hampered by the lamentably slow response from the diocesan DAC, the body that scrutinises all historic building projects. Approximately £29,000 remains set aside of which £19,000 is within the Friends of St Nicholas. The real value of this decreases every month because of rising projected costs.

We also continued to share our witness with Godstone Baptist Church, with a number of joint activities in Godstone.

The link that was set up in 2016 with the parish of St John's in Rutendo in Zimbabwe was severed in 2025.

The Youth Centre in Godstone, St Stephen's Jubilee Rooms and St John's Church Hall are available for church and non-church organisations in each village. They are much appreciated places to meet and it is hoped that the level of activities they are used for can continue and be increased.

Socially we try to be an active Benefice. There is a monthly Café Connect in Godstone at which money is raised for various charities and a weekly coffee morning in South Godstone. St Nicholas set up a fundraising Committee to help raise much needed funds. This organised several events during the year, including bingo, play reading, a quiz and a tabletop sale. There were various activities at St John's including an Easter egg hunt, quizzes, bingo and skittles. Some residents in South Godstone opened their gardens for a day to raise funds for St Stephen's.

St Nicholas is grateful for the support of the Friends of St Nicholas which funds many of the fabric projects either directly or via donations and is holding money towards the hospitality project.

We are grateful for the ministry and support provided by Revd Peter O'Connell and the assistance of our Assistant Priest, Revd Evelyn Randall, reader Liz Windridge, Wendy Hewitt from Hurst Green and Nick Smith from Lingfield during this year. We also extend our thanks to the Churchwardens, officers and members of the DCC's and PCC who continued to work hard over the last year to ensure that we continued to promote God's Kingdom in this place.

We remain optimistic about the coming year. It is hoped that some of the big projects to upgrade the facilities within St Nicholas and St John's churches will come to fruition. We are hopeful of a good and progressive year and thank everyone for their faithful support.

We ask for God's blessing on us, and our work undertaken in his name.

Finance Report

Net funds of the whole Benefice decreased overall by £33,410 prior to the revaluation of investments. This was, in part, due to the capital expenditure at St John's. The value of the investment portfolio at St Stephen's increased by £5,611. This has resulted in an overall decrease in reserves of £27,799 for the Benefice as a whole. The level of donations, which included £5,596 from the Friends of St Nicholas (registered charity no. 278948), showed a small increase. Numbers in the congregations at all churches have remained low which continues to have an impact on income.

Overall, the Benefice increased its pledge to the Diocesan Parish Support Fund for 2025 resulting in an increase of 3.20%. All the churches continue to seek savings on their day-to-day running expenses, however, these still increased during the year, particularly utility costs. In addition, St John's spent just over £37,000 on a new soil pipe in anticipation of internal refurbishment to the church. Much of this was funded by the grant of £27,000 received in 2024. Both St Nicholas and St John (after the building costs) ran at deficits of £6,300 and £2,600 respectively and St Stephen's had an insignificant profit of £1,200 excluding income from its Trust Fund, which is restricted. This is causing concern about generating sufficient income in all three churches. External giving, which includes donations to both secular and non-secular charities, has continued. These mainly come from the monthly Café Connect at St Nicholas.

The planned internal refurbishments at both St John's and St Nicholas have not yet commenced but funds are continuing to be set aside.

Quinquennial inspections at St Nicholas and St Stephen were carried out in 2021 and in 2022 at St John's resulting in expenditure on the fabric at all three churches. These will be due again in 2026 and 2027.

Our net assets of £211,349 at the end of the year include investments of £117,091 which are funds restricted for use at St. Stephen's Church. The investments are currently held under the custody of the Diocese of Southwark but the responsibility for the management of all investments rest with the PCC as Trustees. Although there are cumulative cash balances of £100,791 across the Benefice, cash flow continues to be a key concern with each church endeavouring to increase income from both donations and fund raising and to keep costs under control, both of which continue to present difficulties.

Approved by the PCC on 29 October 2026 and signed on its behalf by

Revd Peter O'Connell (PCC Chairman) Janet MacKinnon (PCC Treasurer)

UNITED BENEFICE PCC and DCC STRUCTURE at 31 December 2025

Chair: Peter O'Connell

Vice Chair: Karen Jackson

Co-opted Members
Revd Evelyn Randall
Liz Windridge

Church Wardens

St Nicholas	**St Stephens**	**St Johns**
Graham Millar (resigned 29.3.26)	Karen Jackson	Trevor Nightingale
Vacant	Vacant	Helen McRobert

Treasurer: Janet MacKinnon **Secretary:** Karen Jackson

ST NICHOLAS	**ST STEPHENS**	**ST JOHNS**
	Deanery Synod Members: also Ex-Officio DCC's	
Louise Case	Karen Jackson	Vacant
Vacant		
Vacant		
	Elected Members from DCCs	
Margaret Shelley (resigned 21.4.26)	Carol Cryer	Vacant
	Janet MacKinnon	Vacant
Vacant		
Vacant		

DISTRICT CHURCH COUNCILS

Rector	**Rector**	**Rector**
Churchwardens	**Churchwardens**	**Churchwardens**
Vice Chair	**Vice Chair**	**Vice Chair**
Lay: Graham Millar (resigned 29.3.26)	Lay: Karen Jackson	Lay: Trevor Nightingale
Financial Administrator	**Treasurer**	**Treasurer**
Louise Case	Janet MacKinnon	Trevor Nightingale
Secretary	**Secretary**	**Secretary**
Diane Hoy	Karen Jackson	Kristie Mumbi Ndung'U
Jenny Benham	Carol Carey	Annabell Askew
Jenefer Bull	Elaine Childs	Ann Bell
Di Grose	Carol Cryer	Pauline Ginner
Lyn Jones	Janet MacKinnon	Joan Wall
Revd Evelyn Randall	Cathy Snell	
Margaret Shelley		
	Electoral Roll Officers	
Di Grose	Janet MacKinnon	Helen McRobert
	Gift Aid Recorders	
Vacant	Janet MacKinnon	Vacant

United Benefice of Godstone and Blindley Heath

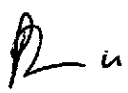
Full **BALANCE SHEET**

as at 31 December 2025

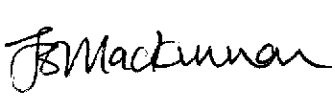
2024		2025
107,023	Investments	117,091
	Current Assets	
3,621	Debtors	8,232
138,446	Cash At Bank and In Hand	100,791
142,067		109,023
	Current Liabilities	
9,942	Creditors Due Within One Year	14,765
132,125	Net Current Assets	94,258
239,148	Total Assets less Current Liabilities	211,349
239,148	**NET ASSETS**	**211,349**
	Represented by Funds	
	Unrestricted Funds	
59,353	St Nicholas' funds	53,055
13,922	St Stephen's funds	15,155
54,084	St John's funds	20,462
4,766	United Benefice funds	5,586
132,125	Total Unrestricted funds	94,258
	Restricted Funds	
107,023	St Stephens investment account	117,091
107,023	Total restricted funds	117,091
239,148	**TOTAL FUNDS**	**211,349**

Approved by the PCC on 29 October 2026 and signed on its behalf by

Revd Peter O'Connell (PCC Chairman)



Janet MacKinnon (PCC Treasurer)



United Benefice of Godstone and Blindley Heath
Statement of Financial Activities
For the year ended 31 December 2025

2024 Total Funds		2025 Unrestricted Funds	Restricted Funds	Total Funds
	Incoming resources			
57,296	Donated income	59,907		59,907
0	Recurring grants	0		0
7,417	Investment income	2,634	4,456	7,090
20,622	Activities for generating funds	26,955		26,955
32,000	Non-Recurring Income	6,026		6,026
117,335	Total incoming resources	95,522	4,456	99,978
	Resources expended			
40,914	Diocesan pledge	42,222		42,222
578	Clergy expenses	671		671
5,464	Assignment of fees	6,490		6,490
43,967	Church running expenses	30,244		30,244
0	Costs Related to Trading	0		0
6,285	Salaries and support costs	5,955		5,955
3,680	Management and administration	3,015		3,015
0	Major capital expenditure	37,049		37,049
6,718	Donations to charities	7,742		7,742
107,606	Total resources used	133,388	0	133,388
9,729	NET RESOURCES BEFORE TRANSFERS	(37,866)	4,456	(33,410)
0	Transfers between funds	0	0	0
9,729	NET INCOMING/OUTGOING RESOURCES	(37,866)	4,456	(33,410)
0	Gains and losses on sale of fixed assets	0	0	0
2,540	Revaluation of investments	0	5,611	5,611
12,269	NET MOVEMENT IN FUNDS	(37,866)	10,067	(27,799)
226,879	Fund balances at 1 January 2025	132,124	107,024	239,148
239,148	FUND BALANCES at 31 DECEMBER 2025	94,258	117,091	**211,349**

United Benefice of Godstone and Blindley Heath
Accounts for the year ending 31 December 2025
Notes to the Accounts

1. Accounting Policies

The PCC is a public benefit entity within the meaning of FRS102. The financial statements have been prepared under the Charities Act 2011 and in accordance with the Church Accounting Regulations 2006 governing the individual accounts of PCCs, and with the Regulations' "true and fair view" provisions, together with FRS102 (2016) as the applicable accounting standards and the 2016 version of the Statement of Recommended Practice, Accounting and Reporting by Charities (SORP(FRS102)).

The financial statements have been prepared under the historical cost convention except for the valuation of investment assets, which are shown at market value. The financial statement includes all transactions, assets and liabilities for which the PCC is responsible in law. They do not include the accounts of church groups that owe their main affiliation to another body, nor those that are informal gatherings of church members.

Funds

Restricted Funds represent (a) income from trusts or endowments which may be expended only on those restricted objects provided in the terms of the trust or bequest, and (b) donations or grants received for a specific object or invited by the PCC for a specific object. The funds may only be expended on the specific object for which they were given. Any balance remaining unspent at the end of each year must be carried forward as a balance on the fund.

Unrestricted Funds are general funds which can be used for PCC ordinary purposes.

There is one trust fund held for the churches which relates to St Stephen's. The capital of St Stephen's trust fund is restricted and can be applied for the maintenance of the church building. The dividends and interest from the fund are accumulated in a separate fund and is unrestricted.

Resources and Expenditure

Planned giving, interest, collections, legacies and donations are recognized when received. Tax refunds submitted as annual claims are recognized in the year in which the claim is made.
The diocesan parish share is accounted for when due. All other expenditure is generally recognized when it is incurred and is accounted for gross.

Fixed Assets

Moveable church furnishings held by the rector and churchwardens on special trust for the PCC and which require a faculty for disposal are inalienable property, listed in the church's inventory, which can be inspected (at any reasonable time).

Any furnishing or equipment used within the church premises of less than £5,000 is written off when acquired. The PCC has not acquired any asset in excess of £5,000 since moving from a receipts and payments basis.

Investments are valued at market value as at 31 December 2025.

2. Investments

	2025 £	2024 £
St Stephen – Trust fund (income)	18,606	14,149
St Stephen – Trust fund (capital)	98,485	92,874
	117,091	107,023
These are invested as follows:		
M&G Charifund Accumulation Units	53,398	42,858
CBF Investment Fund Income shares	56,811	59,176
CBF Deposit Account	6,882	4,989
	117,091	107,023

3. Debtors

	2025 £	2024 £
Sundry debtors	8,232	3,621
	8,232	3,621

4. Current Liabilities

	2025 £	2024 £
Assignment of fees	4,095	3,714
Accruals	7,250	4,968
Prepaid wedding and funeral fees	3,420	1,235
Other prepayments	0	25
	14,765	10,015

5. Unrestricted funds

St Nicholas' funds include £9,550 set aside towards new hospitality facilities.

St John's funds represent £18,636 in respect of the church, which includes funds for the organ, flowers and the car park totalling £1,661, and £1,826 in respect of the church hall. £37049 of the toilet fund was used during the year and this now has a balance of £9,431 remaining.

The United Benefice funds include £16 carried forward in respect of monies received to assist the needy in the parish.

6. Staff Costs

The Benefice had one employee who was the parish administrator. Payments to individuals were made at two churches for organists.

Independent Examiner's Report
To the United Benefice of Godstone and Blindley Heath PCC

I report on the financial statements of the PCC for the year ended 31 December 2025 as set out on pages 1 to 12.

Respective responsibilities of trustees and examiner
The members of the PCC are responsible for the preparation of the financial statements. They 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 financial statements under section 145 of the 2011 Act
- to follow the procedures laid down in the General Directions given by the Charity Commissioners 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 Commissioners. My examination included a review of the accounting records kept by the PCC, covering St Nicholas' church, St Stephen's Church and St John's church, and a comparison of those accounts with the records. It also included considering any unusual items or disclosures in the financial statements and seeking explanations from you as trustees concerning 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 the matters set out on the next statement.

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 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 financial statements to be reached.

Signed: .....K Christmas.....

Name: K Christmas
Qualification: ACA
Address: White Cottage
The Enterdent
Godstone
Surrey RH9 8EG

Date: 30 October 2026