

**ANNUAL MEETING OF
PARISHIONERS**

AND

**ANNUAL PAROCHIAL CHURCH
MEETING 2023**

Sunday 30 April 2023

11.30am in the Church

ANNUAL MEETING OF PARISHIONERS
ANNUAL PAROCHIAL CHURCH MEETING

Sunday 30 April 2023

AGENDA

ANNUAL MEETING OF PARISHIONERS

1. Opening Prayer
2. Apologies for absence
3. Minutes of the meeting Sunday 8 May 2022
4. Matters arising from the minutes
5. Election of Churchwardens

ANNUAL PAROCHIAL CHURCH MEETING

6. Minutes of the meeting Sunday 8 May 2022
7. Matters arising from the Minutes
8. Reports
 - i) 2022 Report and Accounts for the Parochial Church Council of St Anne and All Saints South Lambeth – which includes:
 - ii) Report on the proceedings of the Deanery Synod
 - iii) Presentation of Financial Statements
 - iv) Review of Building Maintenance 2022
9. Elections and Appointments
 - (i) Election of Deanery Synod Members
 - (ii) Election of PCC Members
 - (iii) Appointment of Independent Examiner
10. Any Other Business
11. Closing Prayer

Please notify the Chair of Any Other Business items before the meeting starts

SUNDAY 8th MAY 2022

MINUTES OF THE ANNUAL MEETING OF PARISHIONERS

The Revd Fraser Dyer was in the Chair. Start time: 11.50 am.

1. The meeting was opened in prayer

2. Apologies for Absence

There were no apologies for absence.

3. Minutes of the Meeting of 25 April 2021

These were agreed as a true record.

4. Matters arising from the minutes

There were no matters arising.

5. Election of Churchwardens

Name	Proposed by	Seconded by
Thomas Elliott	Tim Dendy	Richenda Elton
Michael Phillips	Norman Campbell	Barbara Knight

Both were duly elected for another year and there were no other nominations.

The meeting took the opportunity to thank both Tom and Michael for all the ways in which they serve the church. It was noted that Michael not only sits on the Deanery Synod but also on the Deanery Leadership Group on which he represents St Anne's in both capacities.

MINUTES OF THE ANNUAL PAROCHIAL CHURCH MEETING

The Revd Fraser Dyer was in the Chair.

1. Minutes of the Meeting Sunday 25th April 2021

These were agreed.

2. Matters arising from the Minutes

There were no matters arising.

3. Reports

(i) 2021 Report and Accounts for the Parochial Church Council of St Anne and All Saints, South Lambeth

Norman reported that the revenue from the hall and the community room has been phenomenal, and the investments have increased remarkably at the end of last year.

Fraser took the opportunity to thank Norman for his diligence as treasurer, although it had been a difficult year for him with regard to his health. He pointed out the accuracy with which Norman maintained the accounts and, although independently checked, the accountant was hard-pressed to find any errors in them.

(ii) Report on the proceedings of the Deanery Synod

Michael informed the meeting that, as far as the future of the church was concerned, we help the Synod to deliberate on policies and lots of other issues. It was very important that we work together jointly and currently, we are sharing a lot of the resources to help with the maintenance of the church. There is a lot more to be done and if anyone was interested, he would be happy to have someone else attend the meetings along with himself.

(iii) Presentation of Financial Statements

There were no questions regarding the statements.

(iv) Review of Building Maintenance 2021

The report was included with the church annual report.

Tom said that some of the attendees at the meeting may not be aware that a big job was completed that had been organised by John Bailey, i.e sorting out the flashings on the roof, some of which had come away from the wall. There was a possibility that someone had got on the roof and tried to remove it because of the lead content. He was happy to report that the church roof is now waterproof. John also organised for the downpipe at the end of the building which had been blocked for a number of years with overgrowth, to be cleaned out. As a result, the end of the building which was quite waterlogged is now drying out. The one large outstanding item at the moment is the downstairs toilet which is in a bad state of repair.

It would mean that, when it was done, the rest of the building is probably in a reasonable state. He would like to pay a huge amount of thanks to John for all that he has done.

Fraser paid thanks to Tom who quietly gets on with lots of things in the background. He especially mentioned the removal of the sycamore tree in the front garden which was obscuring the view of the church.

4. Elections and Appointments

(i) Election of Deanery Synod Members

This is an error on the agenda as there are no elections this year as this is done every three years.

(ii) Election of PCC Members

Fraser said that PCC members serve a three-year term and there was only one re-election this year.

Name	Proposed by	Seconded by
Norman Campbell	Thomas Elliott	Barbara Knight

As there was no contest, Norman was duly elected for another term.

(iii) Appointment of Independent Examiner

Mr James Brook Turner has been the Independent Examiner of St Anne for a number of years and the meeting agreed that he continues as our Independent Examiner.

The meeting thanked Mr James Brook Turner for his role as Independent Examiner.

5. Any Other Business

Tom recorded the thanks of the meeting to Fraser for everything he has done for the church through the year and also for Vanessa's and Leigh's work. He pointed out that Vanessa's curacy here will be coming to an end soon and we will celebrate her departure as appropriate. Although it is extremely sad that Fraser will be leaving next year, it was very considerate of him to give us very long notice so that we can make the most of his last year.

Tom also wanted to thank Siobhan for all the work she does on the administration side and also Sue who tirelessly every week makes sure the hall is in good shape.

6. Closing Prayer

The meeting closed with prayer at 12.11pm.

Barbara Knight
PCC Secretary
8 May 2022



Aims and Purposes

St Anne and All Saints Parochial Church Council (PCC) has the responsibility of cooperating with the incumbent, the Reverend Fraser Dyer, in promoting in the ecclesiastical parish, the whole mission of the Church, pastoral, evangelistic, social and ecumenical. The PCC is also specifically responsible for the maintenance of the church premises of St Anne and All Saints, Miles Street, London, SW8 1RL.

Objectives and Aims

The PCC is committed to enabling St Anne and All Saints to discover more of what it means to be a spiritual community, one that contributes to the wellbeing of our parish.

We aim to do so by:

1. Deepening our spiritual life together;
2. Developing and better promoting our existing activities;
3. Refurbishing the hall with a strategic mission-business plan for St Anne's to become a centre for wellbeing, creativity and spirituality;

Worship and Prayer

In 2022, there were 60 parishioners on the Church Electoral Roll, 32 of whom were not resident in the parish.

The average Sunday morning attendance in 2022 was 25 people (including children, clergy and organist), up from 20 in 2021. The figure in 2019, the last year before the pandemic, was 43.

During 2022, there were five baptisms, no weddings, one funeral and one Service of Thanksgiving held at our church.

North Lambeth Deanery Synod Report

2022 started off as the year of the gradual return to normality after the devastating experience of the Covid pandemic in many respects and was no different to the business of the North Lambeth Deanery Synod with the first Synod meeting taking place in Spring on 23 March 2022 at Christchurch Brixton Road with in-person attendance. The attendance was very encouraging and provided an opportunity for a lot of members to once again enjoy person-to-person contact. The Synod meetings in 2021 had been by Zoom.

It was also an eventful year with Revd Caroline Clarke completing her 5-year tenure as Area Dean at the Synod meeting on 6 October 2022 at the newly refurbished St John's Waterloo. Revd Caroline Clarke's commitment and contributions, working together with Lay Chair William Garrod during her tenure, has been invaluable and her legacy commendable. Canon Angus Aagaard also completed his 9-year tenure as Assistant Area Dean.

Bishop Christopher has since appointed Revd Jamie Mulvaney, Associate Minister at Holy Trinity Clapham Paris (HTC) as the new Area Dean with Revd Robert Faulkner of St John's, Angell Town, as new Assistant Area Dean.

Deanery Business

1. The Deanery Leadership Team (DLT), of which I am privileged to be a member, continued to steer the business of the Deanery Synod during the reporting period. The DLT worked to draft a short paper detailing a proposed strategy for improving the efficacy of the DLT which was presented to the Synod members. The strategy document sought to set out clear Deanery responsibilities and amplified how the Deanery membership could work together and support one another in the decision-making process and, in particular, to ensure that the DLT is consulted and seen to have involvement when decisions are made by the Diocese on matters affecting Parishes in the Deanery.
2. Other notable Synod business conducted was to encourage members to remind their PCCs to discuss and consider actions to implement the new Diocesan Anti Racism Charter launched in March 2022.
3. The annual North Lambeth Summer Social event took place on 5 July 2022 and was hosted by Canon Jonathan Boardman of St Paul's Clapham, at which the newly elected Deanery Synod members were welcomed: two lay members, five new Curates and two new Priests-in-charge came on board.
4. The year concluded with the Deanery Synod on 6 October 2022 at St John's Waterloo during which elections into the Lambeth Archdeaconry Mission and Pastoral Committee (LAMPC) was conducted. On the invitation of the Area Dean, I shared my experience as a serving member of LAMPC having also put myself forward for re-election.
5. The Synod discussed the Cost-of-living crisis, in particular the astronomical energy costs which has impacted most parishioners. Dr Sara Corlett from St Matthews, Brixton, gave a presentation on proposals for the churches to provide heat banks or 'warm spaces' during the winter months. She highlighted the logistical issues arising, not just with available volunteers, but also with the huge costs with heating most church buildings and the very limited resources available to fund it. Parishes were encouraged to consider options such as pooling resources, such as volunteers between churches in the Deanery to make the 'warm spaces' scheme viable. Information was also shared that Lambeth Council was considering supporting charitable organisations with the cost of their heating bills but no decision as yet made.

Synod Finances

The attempts to find a Treasurer to take over from Carmen Hamilton have proved unsuccessful and, thankfully, she has agreed to continue to oversee the finances of the Synod in the interim. The Synod members were reminded that since 2018, there has not been any request for subscriptions from the Parishes. The Accounts Report is as follows:

2020	
Opening Balance	£4,059.14
Expenditure	£1,077.81

2021		
Opening Balance	£2,981.33	
Income	£500.00	Area Dean Admin Grant
Expenditure	£2,595.10	

202		
Opening Balance	£1,286.23	
Income	£2,500	Deanery Mission Grant in January 2022
Expenditure	£416.49	
Balance to Date	£3,369.74	Note there are some bills outstanding

The Deanery Synod Meetings are open to members of all the Churches in the Deanery but only elected members are allowed to vote. It is to be noted that there is still a vacancy for a second Deanery Synod Lay representative from St Anne's and All Saints Church.

Michael Phillips

Safeguarding

In my capacity as the Parish Safeguarding officer working together with the Clergy team and the PCC, I am pleased to report that the Parish has continued to imbibe a strong Safeguarding culture during the reporting period. There have been no safeguarding incidents or issues arising.

We have been very careful at taking all necessary steps and procedures to prevent situations which could give rise to potential issues. The majority of the PCC members have all obtained the requisite DBS clearance certificates and completed the training modules as required for the particular role / position.

With no recruitment of new staff, there has not been need to activate the revised Safer recruitment policies and guidance recently introduced by the Diocese.

The requirement to in conjunction with the PCC, conduct the annual review of the Parish Safeguarding policies have been complied with during the reporting period.

We have ensured that all the Hall hirers / users are fully conversant with the Parish Safeguarding policies and aware of the requirement for strict compliance, with a copy of the policy incorporated in the Hall hire agreements.

The Sunday school classes have not been reactivated and there is currently no Sunday School volunteer team. The over 50s lunch club has resumed, and care has been taken to ensure compliance with the requisite safeguarding procedures.

Michael Phillips

Fabric and Maintenance

Background

Since April of 2017 a register of defective items has been maintained together with any actions taken to rectify them.

A brief overview of the current status of these defects is as follows:

Year notified >	2017	2018	2019	2020	2021	2022	Running total
Rectified	41	9	10	5	1	1	67
Awaiting rectification	17	2	5	1	2	2	29
Total	58	11	15	6	3	3	96

A schedule of the outstanding defects is attached as an appendix to this report.

However, a more comprehensive schedule of defects has now been prepared as part of the Quinquennial Inspection and reference should also be made to this when prioritising and planning future works.

Testing and Certification

The testing of lifts, electrical systems, portable appliances (PAT), fire alarms, fire extinguishers, lighting conductors and gas installations has been undertaken as required at the prescribed or recommended intervals during each year and remedial action(s) were taken where necessary to meet the standards required. A comprehensive electrical inspection will be required in 2023.

Cracking in the Narthex Accommodation

I have continued to monitor movement of the building at seven monitoring stations across cracks in the Community Room, Stage and Stage Room. Calliper and temperature readings at each have been taken on a quarterly basis since January 2020. Movement (both expansion and contraction) continues to be seasonally cyclical with the highest cumulative movement of 0.96mm being recorded at the station in a Community Room cupboard and 0.48mm at the other end of the same crack at the back of the Stage below. In short, movement is occurring but at a slow rate. However, as I will be leaving the Parish in the summer, I suggest that the PCC considers taking the matter up with our Quinquennial Inspector who may wish to continue to monitor the cracking on an ongoing basis.

The Quinquennial Report

This was undertaken in October 2022 by Nicholas Weedon of Hanslip & Co. Ltd

The report is both thorough and helpfully structured.

Items identified as recommending attention in the next 12 months are summarised below:

Interior:

Ref. No.	Area	Trade	Description
22.05	Basement	Electrical	Although cables and lighting are in place, it is currently not working, making navigation through the low vaults difficult. There are also some sections of domestic wiring serving bayonet fittings which may be redundant, but appear to be the sole source of lighting in the south vault. Recommend checking the circuits and ensuring the lighting works.
14.02	Kitchen - Walls	Finishes	The metal sheeting is due a deep clean and the greasy dust marks above the hood should also be cleaned.
12.06	SE WC	Fixtures	There appears to be no hand-drying facility.
3.08	Accessible WC	Health & Safety	The alarm pull chord is shorter than it should be: it should be accessible to someone who may have fallen onto the floor. Recommend adding a further length.
16.07	Hall	Joinery	The panelled fire exit doors leaves need to be interlocked carefully together when closing them to stop jamming. There is a risk that if the doors swell more with moisture they could be difficult to open in an emergency. Recommend easing.
17.04	Stage Store - Doors	Joinery	The cupboard door is fire rated but cannot currently close due to stored items.

Exterior:

Ref. No.	Area	Trade	Description
23.01	Extension N Roof	Tiling	Some missing tiles towards the ridge should be replaced soon.
23.02	Extension N Roof	Rainwater goods	Silt and vegetation need clearing from the east end of the gutter. A joint leak is causing the premature deterioration of the fascia. Recommend repair soon.
23.10	Nave N Roof	Rainwater goods	Silt and vegetation need clearing from the west end of the gutter. Clearance ought to take place at least twice annually.

2022

Faults rectified included:

- Clearing vegetation from downpipes, gutters and roof tiled areas and repointing of adjacent brickwork
- Refixing flashing to gable end of main roof
- Replacement of the siphon and repair of leaks to the accessible WC in the main entrance.

Outstanding Defects - Priority and Approach

Given the recent and comprehensive Quinquennial Report I would recommend that a working party be convened to review the document and agree a forward plan to execute the works recommended therein.

John Bailey

Appendix of Defects

Line Ref.	Referred by	Date	Location of fault	Category of fault	Description of fault	Action to be taken	Action taken	Date closed
4	-	22/04/2017	Exterior - Miles Street	Glazing	Entrance glazing filthy			
7	-	22/04/2017	Exterior - Miles Street	Masonry	Damaged wall next to stage emergency exit			
9	-	22/04/2017	Exterior - Miles Street	Notice boards	Faulty lock			
10	-	22/04/2017	Exterior - Garden	Paving	Uneven slabs			
12	-	22/04/2017	Exterior - Garden	Below ground drainage	Cracked drain cover	Look to replace - in poor condition.		
16	-	22/04/2017	Balcony	Flooring	Spalled concrete to railing			
20	-	22/04/2017	Vestibule - Community Room / Church	Ironmongery	Door stops weak or defective			
23	-	22/04/2017	Vestibule - Store	Ironmongery	Escutcheon plate to keyhole of flower cupboard			
26	-	22/04/2017	Church	Decoration	Unightly fixings from redundant lift			
28	-	22/04/2017	Lady Chapel	Dampness	Damp patch over bay window (Miles Street)			
29	-	22/04/2017	Lady Ch. entrance - corridor and stairs	Dampness	Cracks and dampness on the wall	Should now dry out following downpipe repair. Monitor.	29/03/2022	
34	-	22/04/2017	Hall - Gents toilet	Fixtures and fittings	Old soap dispenser			
35	-	22/04/2017	Hall - Ladies toilet	Ironmongery	Hook to back of door			
36	-	22/04/2017	Hall - Landing	Lighting & Power	Strip light blown	Tube and starter replaced. Requires diffusers. Consider replacement of all lights with LED types.	18/09/2017	
39	-	22/04/2017	Hall - Main Hall	Stairs	Damaged step			
45	-	22/04/2017	Extension - Toilet	Ironmongery	Door handle/lock to folding door			
47	-	22/04/2017	Extension - Entrance area	Fixtures and fittings	Missing handrail to ramp.			
63	Tricia Anderson	15/09/2018	Areas in general	Ironmongery	Locks and handles lose, broken, worn out.	Arrange for comprehensive repair or replacement		
70	John Bailey	21/01/2019	Crypt	Lighting & Power	Lighting not working.	PS Electrical have confirmed that the lighting has been disconnected at the distribution board due to an unknown fault which needs further investigation.	21/01/2019	
71	John Bailey	21/01/2019	Areas in general	Lighting & Power	Batten type lamp holders used in various cupboards, the tower and crypt. These are not enclosed and therefore not compliant with current regulations.	Consider replacement, perhaps when repairing the crypt lighting.	21/01/2019	
72	Michael Philips	20/01/2019	Community Room	Flooring	Varnish has worn out and is unsightly.	Needs sanding and re-varnishing. Consider as part of overall decorative improvement to the room.	20/01/2019	
73	John Bailey	08/03/2019	Hall - Main Hall	Glazing	Broken pane of glass.	Consider replacement when other panes broken.		
75	John Bailey	02/04/2019	Community Room	Structure	Cracking to the kitchen wall and on the balcony side.	Monitoring points (7 Nr) installed.	20/01/2020	
83	John Bailey	09/12/2018	Lady Ch. entrance - Disabled toilet	Decoration	Damage due to previously leaking roof.	Requires new suspended ceiling (including insulation above), repairs to electricals, plasterwork and paintwork.	09/12/2018	
89	John Bailey	14/10/2020	Exterior - Roof - New Entrance	Roofing	Looks like a roof tile is lodged in the guttering	Tile is from the hip of the ridge, has slid down and broken on Community Room roof. Cement bedding appears intact, monitor for further deterioration.		
92	John Bailey	13/12/2021	Stairwell - Entrance area	Lighting & Power	Uplighter bulbs blown.			
93	John Bailey	13/12/2021	Hall - Kitchen	Ironmongery	Hinges to kitchen door looking weak.			
94	John Bailey	10/01/2022	Extension - Entrance area	Lighting & Power	Entrance doorway bulb blown.			
96	John Bailey	25/04/2022	Exterior - Miles Street	Lighting & Power	Bulb in door entrance bulkhead fitting blown.			

Structure, Governance and Management

The method of appointment of PCC members is set out in the Church Representation Rules. At St. Anne's the membership of the PCC consists of the incumbent, assistant curate, churchwardens, and members elected by those members of the congregation who are on the electoral roll of the church. All those who regularly attend our services are encouraged to register on the Electoral Roll.

The PCC members are responsible for making decisions on all matters of general concern and importance to the parish including deciding on how the funds of the PCC are to be spent.

There were six PCC meetings held during 2022:

25th January – videoconference call

15th March – met in the Community Room

3rd May – met in the Community Room

12th July – met at the vicarage

13th September – met in the Community Room

15th November – videoconference call

PCC Report

One of the main issues facing the PCC in 2021 was stabilizing the church finances following the impact of the pandemic. While congregational giving remains down from pre-pandemic levels, we were pleased to see a rise in income from hall lettings following its recent refurbishment. We have now been able to pay back the Diocese the amount owed from the 'payment holiday' we took in 2021 and have also made an increase in our monthly contributions to the Parish Support fund (which pays for the cost of clergy and Diocesan staff). Nonetheless, it should be noted that we remain unable to pay our full contribution and remain heavily subsidised by the generosity of other parishes.

Other business undertaken by the PCC in 2022 included:

- Planning a parish weekend (since cancelled due to lack of interest)
- Planning an Away Day for the PCC and members of the congregation
- Arranging the installation of internet broadband in the Community Room
- Appointing Robert Hainault as our new organist
- Agreeing to open the church building to visitors and congregation on Wednesday afternoons
- Initiating more relaxed and creative services on the 5th Sunday of those months in which they occur
- Decided to resume serving refreshments after the Parish Eucharist on Sundays
- Agreed to the removal of the sycamore tree in the front garden
- Approved the letting of the Church, Hall, Community Room and Lady Chapel to a Seventh Day Adventist congregation on Saturdays
- Introduced contactless card giving at services
- Approved the expenditure for a repair of lead flashing on the church room
- Appointed a new Quinquennial Inspection Architect, following the death of Rodrick MacLennan
- Discussed a number of questions in relation to safeguarding, and also clergy wellbeing, in advance of the Archdeacon's inspection in April 2022

- While now encouraged to do so by the Diocese, the PCC agreed the time was not yet right to resume serving wine to communicants from a common cup
- Decided not to accept a special offer to have an energy audit undertaken. However, it was agreed Revd Leigh would pursue our inclusion in the Eco Church award scheme (we've since been awarded the Bronze certificate)
- Agreed to the Friends of Vauxhall Park using the hall at no charge for their Annual General Meeting
- Discussed Promoting a Safer Church – a safeguarding resource produced by The Church of England
- Approved the Diocese's request that the Revd Betsy Blatchley (Pioneer Ministers in the Arts in Nine Elms) be granted a Bishop's Mission Order enabling her to work within those parts of our parish that fall within the Nine Elms redevelopment area
- Thanked the Revd Vanessa Elston for her significant contribution to St Anne's during her time with us as Assistant Curate
- Decide to arrange for the windows above and around the church's main entrance to be professionally cleaned
- Discussed the Diocese of Southwark's new anti-racism charter
- Decided not to open part of St Anne's as a 'Warm Bank' each week during the winter months as it was felt we would struggle to staff it adequately
- Ensured all PCC members' certificates from the Disclosure and Barring Service were up to date

My thanks to Barbara Knight, PCC Secretary, without whose excellent minutes this report would not have been so comprehensive.

*The Revd Fraser Dyer
Vicar*

Administrative Information

St. Anne and All Saints Church is situated in on Miles Street, London, SW8 1RL. It is part of the Diocese of Southwark within the Church of England. The correspondence address is The Vicarage, 179 Fentiman Road, London, SW8 1JY. The PCC is a body corporate (PCC Powers Measure 1956, Church Representation Rules 2011) and a charity currently excepted from registration with the Charity Commission.

PCC members who have served at any time from 1st January 2022 until the date this report was approved:

Ex-Officio members:

- Incumbent: The Reverend Fraser Dyer (Chair)
- Honorary Curate: The Reverend Vanessa Elston (left St Anne's on Sunday 26th June 2022)
- Honorary Curate: The Reverend Leigh Engeham
- Churchwardens: Thomas Elliott (Lay Vice Chair) and Michael Phillips (Deanery Synod Representative)

Elected Members:

- Norman Campbell (Treasurer)
- Timothy Maple-Foster
- Mitchel Inniss (Tenure not renewed in May 2022)
- Barbara Knight (PCC Secretary)

Approved by the PCC on 25th January 2023 and signed on their behalf by the Reverend Fraser Dyer (PCC Chair)

Independent Examiner's Report to the PCC of the ST ANNES & ALL SAINTS, SOUTH LAMBETH

This report on the accounts of the PCC for the year ended 31st December 2022, which are set out on the following two pages is in respect of an examination carried out under Regulation 3(3) of the Church Accounting Regulations 1997 – 2001 ('the regulations') and s.43 of the Charities Act 1993 ('the Act').

Respective responsibilities of trustees and examiner

As members of the PCC you are responsible for the preparation of the accounts; you consider that the audit requirement of Regulation 3(3) and section 43(2) of the Act do not apply. It is my responsibility to issue this report on those accounts on those accounts in accordance with the terms of Regulation 25.

Basis of independent examiner's report

My examination was carried out in accordance with the General Directions given by the Charity Commissioners. 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 I do not express an audit opinion on the view given by the accounts.

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 41 of the Act; and
 - to prepare accounts which accord with the accounting records and comply with the requirements of the Act and the Regulations 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.



James Brooke Turner ACIS
6 Normanhurst Road
London SW2 3TA

Date: 12th February 2023
In memoriam Norman Campbell, RIP.

**St Anne and All Saints, South Lambeth
Statement of Financial Activities
Year Ended 31st December 2022**

	General /Unrestricted Funds	Restricted Funds	Endowment Funds	Total 2022	Total 2021
Income					
Offerings	4,593.36	-	-	4,593.36	5,354.45
Envelopes Gift Aid	1,144.00	-	-	1,144.00	926.00
Envelopes Non Gift Aid	2,559.00	-	-	2,559.00	2,176.54
SO Gift Aid	7,980.00	-	-	7,980.00	8,410.00
So Non Gift Aid	490.00	-	-	490.00	1,020.00
Donations	640.16	-	-	640.16	670.00
Special Collections	-	-	-	-	-
Candle & Flower Money	62.90	-	-	62.90	-
Hire of Community Hall	4,540.04	-	-	4,540.04	2,056.67
Hire of Hall	37,051.45	-	-	37,051.45	10,255.66
Interest & Dividends	19.27	-	2,359.46	2,378.73	2,282.44
Weddings & Funeral Fees	680.00	-	-	680.00	956.00
Tax Refund	4,045.37	-	-	4,045.37	4,017.09
Mission Development Fund	-	1,585.00	-	1,585.00	3,500.00
Other / Miscellaneous	1,449.42	-	-	1,449.42	97.99
Total Income	65,254.97	1,585.00	2,359.46	69,199.43	41,722.84
Expenditure					
Mission Development Fund	-	4,188.09	-	4,188.09	8,612.37
Clergy Expenses	412.69	-	-	412.69	452.68
Altar Supplies	191.91	-	-	191.91	400.57
Light, heating and Water	3,078.04	-	-	3,078.04	1,979.63
Cleaning	3,036.17	-	-	3,036.17	2,076.13
Telephone	486.12	-	-	486.12	469.38
Music/Organist	4,464.39	-	-	4,464.39	2,959.94
Coach Trips / Outings	52.50	-	-	52.50	(150.00)
Maintenance	5,512.15	-	-	5,512.15	1,249.05
Administration	9,637.12	-	-	9,637.12	9,118.20
Sundries	5,636.65	-	-	5,636.65	3,599.64
Furnitures / Fixtures	177.89	-	-	177.89	-
Wedding/Funeral Fees	142.00	-	-	142.00	281.79
Books & Literature	118.87	-	-	118.87	138.40
Donations	224.31	-	-	224.31	300.00
Insurance	2,703.07	-	-	2,703.07	2,602.01
Photocopier	181.90	-	-	181.90	177.90
Diocese Quotas	28,850.00	-	-	28,850.00	7,133.34
Loan Repayment	-	-	-	-	-
Big Lottery Fund Grant	-	-	-	-	2,250.00
Hall Deposit refunds	989.33	-	-	989.33	-
Vicars Fund	-	-	-	-	-
	65,895.11	4,188.09	-	70,083.20	43,651.03
Revaluation Gain(Loss)	-	-	-	-	-
CAF Interest	0.00	-	-	-	-
Net Incoming (Outgoing)	(640.14)	(2,603.09)	2,359.46	(883.77)	(1,928.19)
Transfers	2,359.46	-	(2,359.46)	-	-
Net Resources after transfers	1,719.32	(2,603.09)	-	(883.77)	9,351.13
Balance at 1st Jan 2022	8,096.51	17,906.30	79,262.09	105,264.90	106,433.17
Revaluations	-	-	-	-	-
Current Balance	9,815.83	15,303.21	79,262.09	104,381.13	115,784.30

Balance sheet at 31 December 2022
St Anne and All Saints, South Lambeth

	Note	2022 £	2021 £
Fixed assets			
Tangible fixed assets			
Investments Dawlish Halls ac 372870001T		2359.41	2669.78
		<u>2,359.41</u>	<u>2,669.78</u>
Current assets			
Debtors		0.00	0.00
RSDCT		76,902.68	87,111.71
CBF Funds		0.00	0.00
CAF Deposit Account		58.02	57.80
CAF Current A/c		23,578.67	17,482.56
CAF Cash not yet on statement			0.00
Deposit Account		0.00	0.00
Current account and cash in hand		1,482.35	8,462.45
		<u>104,381.13</u>	<u>113,114.52</u>
Current Laibilities			
(uncleared current year cheques Barclays)		0.00	0.00
(uncleared current year cheques CAF)		0.00	0.00
Net current assets/(liabilities)			
		0.00	0.00
Loan Outstanding			
		0.00	0.00
Petty Cash		0.00	0.00
Total Net Assets		<u>104,381.13</u>	<u>115,784.30</u>
Represented By:			
Endowment Funds			
O Dawlish St. Mission		2,359.41	2,669.78
N Guilford Rd. Proceeds		52,203.16	59,133.27
M Guildford Halls Proceeds		24,699.52	27,978.44
		<u>79,262.09</u>	<u>89,781.49</u>
Restricted Funds			
J Big Lottery Fund Grant		382.41	382.41
K Special Projects		0.00	0.00
L Mission Development Fund		14,920.80	17,523.89
		<u>15,303.21</u>	<u>17,906.30</u>
Unrestricted Funds			
A General Fund		(5,007.54)	(1,641.90)
B Church Hall Fund		4,158.00	0.00
C Social Committee		97.50	150.00
E Evergreen/Over 50's Club		527.58	527.58
F Vicar's Discretionary Fund		8.00	8.00
G Fabric & Vicarage Fund		10,032.29	9,052.83
H Sunday School		0.00	0.00
		<u>9,815.83</u>	<u>8,096.51</u>
Petty Cash			
Total Funds		<u>104,381.13</u>	<u>115,784.30</u>