

## FINANCE REPORT FOR APCM 2025

This is my second APCM report as treasurer and my first as a full year as treasurer. I would like to thank those who have supported me and shown great patience, particularly the finance committee.

From the start of 2025, we have been using an accounting package specifically designed for churches. This has been mostly helpful and I am optimistic that it will make life much easier in future. As is common when systems change, there are some differences in classification of income and expenses between the current year and the previous year but the totals remain the same.

Our accounts are split into three categories or types of fund. We have a general or "unrestricted" fund which is money we can use for any purpose; "designated" funds which is money the PCC has put aside for a specific purpose but can be reabsorbed into the general fund if deemed appropriate and finally we have "restricted" funds. These last are amounts that the church has received for specific purposes and which may only be used accordingly. They include all the grants and donations received for the church improvement project – the kitchen and toilet.

The year's accounts show that we spent about £17,000 (2024: £11,000) more on general expenditure than we received in income. This is a result of lower income rather than increased expenditure as, despite inflationary pressures, expenditure was lower than the previous year – again, thanks to everyone who has been so careful. It is hoped that, after a period of significant fundraising (2025: improvement project and 2024: roof repairs), people will feel able to increase their regular giving and also that fundraising can be directed towards general rather than specific purposes.

It is obviously impossible for us to continue to run a deficit so I encourage everyone to consider their giving, preferably (as it makes my life so much easier) via the Parish Giving Scheme, and also to support fundraising events as generously as possible.

Donors were extremely swift and generous in their support for the Church Improvement Project and we were very optimistic until all the tenders came in much higher than our architect and quantity surveyor had suggested which was extremely disappointing as we had raised funds in accordance with their original figures. However, discussions with the architect and contractor have enabled us to reduce the costs to a more manageable level by removing certain features without losing the main objectives. The items which have been removed can be reinstated should funds allow in future. It is also fortunate that a significant contingency had been included in the original funding target. The revised anticipated cost is £163,000. We have received donations, including gift aid, of £53,800 and have been awarded grants of £56,500. The PCC has agreed to support the project further by designating an additional £10,000, making a total of £50,000.

The theft of the eagle lectern has proved a blessing in disguise as Ecclesiastical, our insurers, paid our claim quickly and at £7,700, rather more than we had anticipated. Many thanks to those, and particularly Jan Steer, who researched the value of the lectern. It was agreed with Ecclesiastical that the money would go towards the project.

No sooner had the revised specification been finalised than it was announced, in the last week of January, that the Listed Places of Worship VAT recovery scheme would end on 31 March 2026. There has been no detailed information about the grant scheme to replace it although the very limited statement released by the Department for Culture, Media and Sport makes it clear that VAT will be payable in future. Clearly, this is a blow to us, increasing costs by 20%. We are reclaiming as much VAT as possible before the deadline and are confident that we still have the resources to complete the reduced scale project, particularly as the project team have been extremely successful in applying for grants which will be paid once we have receipted invoices from the contractor.

We are grateful for the grants and specific donations which have enabled us to buy the new chairs and storage system at no cost to us.

We have been very disappointed in the performance of our investment manager over the last two years. Although the accounts show a revaluation gain, this was mainly generated by the bond fund (which has been sold to provide funds for the church improvement project) and conceals the very poor performance of the remaining investments for the second year in a row. The fund manager (CCLA Investment Management Ltd.) is in the process of being acquired by Jupiter Fund Management and we hope that a change of strategy will bring more positive results. The finance committee, on behalf of the PCC, is keeping a close watch on the portfolio and will not hesitate to recommend changes if the promised improvements fail to materialise.

In conclusion, this has been a mixed year financially: the improvement project is finally underway and we have the funding for it but we are still not covering our general running costs despite valiant and successful efforts to control these.

Claire Pearson

**ST JAMES THE GREAT, COLWALL**

**Statement of Financial Activities  
For the year ended 31 December 2025**

	Notes	Unrestricted funds £	Designated funds £	Restricted funds £	2025 Total funds £	2024 Total funds £
<b>Income from</b>						
Donations and legacies	2a	60,362	891	60,797	122,050	118,002
Church activities	2b	5,453	40	-	5,493	5,740
Activities for generating funds	2c	15,549	-	-	15,549	16,738
Insurance claim		-	-	7,700	7,700	-
Investment income	2d	<u>2,272</u>	<u>-</u>	<u>-</u>	<u>2,272</u>	<u>3,019</u>
<b>Total income</b>		<b><u>83,636</u></b>	<b><u>931</u></b>	<b><u>68,497</u></b>	<b><u>153,064</u></b>	<b><u>143,499</u></b>
<b>Expenditure on</b>						
Raising funds	3a	6,798	-	70	6,868	6,913
Church activities	3b	93,909	1,646	19,880	115,434	167,911
<b>Total expenditure</b>		<b><u>100,707</u></b>	<b><u>1,646</u></b>	<b><u>19,950</u></b>	<b><u>122,302</u></b>	<b><u>174,824</u></b>
<b>NET INCOME/(EXPENDITURE)</b>		<b><u>(16,059)</u></b>	<b><u>(715)</u></b>	<b><u>48,547</u></b>	<b><u>30,762</u></b>	<b><u>(31,325)</u></b>
<b>Other recognised gains/(losses)</b>						
Gains/(losses) on revaluation of fixed asset investments	7	1,012	-	-	1,012	2,312
<b>NET MOVEMENT IN FUNDS</b>		<b><u>(17,071)</u></b>	<b><u>(715)</u></b>	<b><u>48,547</u></b>	<b><u>31,774</u></b>	<b><u>(29,013)</u></b>
<b>RECONCILIATION OF FUNDS</b>						
<b>Total funds brought forward</b>	10	<u>84,903</u>	<u>42,872</u>	<u>-</u>	<u>127,775</u>	<u>156,788</u>
<b>Total funds carried forward</b>	11	<u><u>68,845</u></u>	<u><u>42,157</u></u>	<u><u>48,547</u></u>	<u><u>159,549</u></u>	<u><u>127,775</u></u>

# ST JAMES THE GREAT, COLWALL

## Balance Sheet as at 31 December 2025

	Notes	General £	Designated £	Restricted £	2025 Total £	2024 Total £
<b>Fixed assets</b>						
Tangible assets	6	796	-	-	796	1,195
Investments	7	43,218	-	-	43,218	80,039
		<b>44,014</b>	<b>-</b>	<b>-</b>	<b>44,014</b>	<b>81,234</b>
<b>Current assets</b>						
Debtors	8	1,615	-	1,763	3,378	2,818
Cash at bank		29,613	42,124	48,282	120,019	52,837
		<b>31,228</b>	<b>42,124</b>	<b>50,045</b>	<b>123,397</b>	<b>55,655</b>
<b>Creditors</b>						
Amounts falling due within one year	9	<b>(6,398)</b>	<b>33</b>	<b>(1,497)</b>	<b>(7,862)</b>	<b>(9,114)</b>
<b>Net current assets</b>		<b>24,831</b>	<b>42,157</b>	<b>48,547</b>	<b>115,536</b>	<b>46,542</b>
<b>Total assets less current liabilities</b>		<b>68,845</b>	<b>42,157</b>	<b>48,547</b>	<b>159,549</b>	<b>127,775</b>
<b>NET ASSETS</b>		<b>64,845</b>	<b>42,157</b>	<b>48,547</b>	<b>159,549</b>	<b>127,775</b>
<b>REPRESENTED BY</b>						
<b>Unrestricted</b>	10, 11					
General fund		68,845	-	-	68,845	83,903
<b>Designated</b>						
Admiral's Café		-	1,297	-	1,297	1,543
Flower Fund		-	860	-	860	1,329
Improved Facilities		-	40,000	-	40,000	40,000
<b>Restricted</b>						
Improved Facilities Donations and Grants		-	-	48,318	48,318	-
Agency collections		-	-	229	229	-
<b>TOTAL</b>		<b>68,845</b>	<b>42,157</b>	<b>48,547</b>	<b>159,549</b>	<b>127,775</b>

**ST JAMES THE GREAT, COLWALL**

**Notes to the Financial Statements for the year ended 31 December 2025**

**2a. Donations and legacies**

	<b>2025</b>	<b>2024</b>
	£	£
Planned giving	42,201	36,726
Tax recoverable	18,695	14,210
Grants	14,557	50,776
Legacies	-	1,000
Appeals	21,786	-
Other donations	19,711	12,477
Other funds generate	5,100	2,813
	<u>122,050</u>	<u>118,002</u>

**2b. Church activities**

	<b>2025</b>	<b>2024</b>
	£	£
Fees for weddings and funerals	5,463	5,379
Other	30	361
	<u>5,493</u>	<u>5,740</u>

**2c. Fundraising**

	<b>2025</b>	<b>2024</b>
	£	£
Colwall Clock magazine	8,042	7,737
Alehouse lettings	2,830	1,843
Other events	4,677	7,158
	<u>15,549</u>	<u>16,738</u>

**2d. Investment income**

	<b>2025</b>	<b>2024</b>
	£	£
Dividends	1,809	1,177
Deposit account interest	463	1,842
	<u>2,272</u>	<u>3,019</u>

**3a. Cost of fundraising**

	<b>2025</b>	<b>2024</b>
	£	£
Colwall Clock magazine	5,804	5,559
Other	1,064	1,354
	<u>6,868</u>	<u>6,913</u>

**3b. Church activities**

	<b>2025</b>	<b>2024</b>
	£	£
Missionary and charitable giving	4,890	2,676
Admiral's café	1,066	393
Parish Share	51,804	51,804
Other ministry costs	5,243	3,990
Church running and maintenance	11,406	11,781
Major repairs and improvements	18,659	71,417
Churchyard costs	2,698	1,303
Administration	12,940	13,925
Upkeep of services	4,960	4,961
Alehouse running costs	1,768	2,721
Other expenses	-	2,940
	<u>115,434</u>	<u>167,911</u>