



A N N U A L R E V I E W



CHARITY BANK IS A BRIDGE
BETWEEN THE WORLD OF
FINANCE AND THE NEEDS
OF SOCIETY

As part of our official launch in
October 2002, we walked from
the City of London across the
beautiful Millennium footbridge.
We left the heartland of people's
savings, the City, and arrived in
Bankside, an area of regeneration
that is one link in the necklace of
need that still sits uneasily around
the City's neck, to demonstrate
that Charity Bank itself is a bridge
between the worlds of finance and
the needs of society.



JUST INVESTMENT
JUST SAVINGS AND DEPOSITS
JUST CREDIT
**JUST AND FAIR FINANCE FOR
THE COMMON GOOD**

We achieve our aims by using philanthropic capital from trusts, foundations, and non charities who are willing to forgo a financial return, to leverage deposits from individuals, companies, other charities, banks, and institutions on terms beneficial to charity, some of which may be tax efficient to the depositor. From this pool of money, we make loans or provide guarantees to charities and other community enterprises. The lending is complemented by early stage advice to prospective borrowers and by continuing post investment support.

By achieving this simple aim - a bridge between capital and need - Charity Bank also seeks:

- ▶ to demonstrate that the financial tools of commerce can be used effectively for the common good
- ▶ to facilitate safe and easy charitable investment as well as giving; creating a culture of charitable financing in parallel with fund raising
- ▶ to challenge each one of us to think about the way we use money – fair finance as well as fair trade
- ▶ to show that charities can create social capital, rather than simply consume hand-outs
- ▶ to demonstrate to charities that finance can help them become more effective more quickly.

Already, we have brought together the savings of individuals, banks, companies and other charities and, after detailed due diligence, agreed over £40 million of facilities for almost 500 charities and enterprising community organisations, making the common wealth work for the common good time and time again.



CONTENTS

	PAGE
CHAIRMAN'S REPORT	3
CHIEF EXECUTIVE'S REPORT	4
FROM SMALL BEGINNINGS	8
THE WIDER MARKET FOR SOCIAL INVESTMENT	10
A PHILANTHROPIC BANKING MODEL	12
IN THE PRESS	16
WHAT WE ARE USING THE MONEY FOR	18
HOW WE ARE BUILDING CHARITY BANK	22
CHARITY BANK	24
CREATING IMPACT WITH YOUR MONEY	24
ACCOUNTS FOR PEOPLE WITH DIFFERENT NEEDS	25
OTHER WAYS TO BECOME INVOLVED	26
WHY PEOPLE INVEST WITH CHARITY BANK	27
INVESTING MORE THAN MONEY	30
DIRECTORS AND STAFF	32
THE STAFF TEAM	34
PROJECTS BY SECTOR	36
REGIONAL DISTRIBUTION	37
LOANS REPAYED	38
LOANS APPROVED	39
FINANCIAL ANALYSIS	42
FINANCIAL PICTURE	44
THE COMPANY WE KEEP	45

Left:
Catch Up, Thetford, Norfolk
The Catch Up project aims to help children who are experiencing difficulties in reading.

Charity Bank has provided two loans of £40,000 to fund the production of CD ROMs which use games as a medium to help children improve their reading skills.

CHAIRMAN'S REPORT

The growth of Charity Bank during the last financial year has brought satisfaction to all of those involved with the Bank as well as strengthening the foundations that the successes of the last four years have created. The increase in our deposit base has exceeded our expectations and is primarily on account of the government's initiative in the form of Community Investment Tax Relief. This has established beyond doubt that it is possible to combine philanthropic giving with personal financial interest.

More trusts and foundations have also looked to meeting their charitable objectives by investing in the Bank's capital. The Bank is able to leverage these funds and invest amounts far greater than the original investments. The trusts and foundations are also able to use the expertise which the Bank has gained in lending to this sector. This is a particularly effective way for such bodies to maximise the use of their funds for the benefit of the community, and allows them to participate as stakeholders in a unique and novel way. We will certainly be looking to offer other investors the chance of participating in the same way in the year to come.

Deposits and capital make up two of the three pillars that are essential for the Bank to function as both a financial institution and a charity. But it is the third pillar - the Bank's lending activities to charities – that provides the motivation for our depositors and investors. We have steadily increased the size of our loan book, and in doing so have broadened the client base to include new charities from different sectors of the community. To accomplish our mission, we need to ensure that we reach those most in need and who we can help most effectively, and our lending officers put a great deal of effort into both identifying charities that would most benefit and also helping them to prepare their plans for the future.

In bringing financial techniques to work for the charitable sector we are very conscious of the fact that the decision to borrow is a serious one and is not taken lightly by the trustees of the charities that we seek to help. It is also true to say that many trustee bodies lack the practical knowledge that is required to put together a business case or the financial information that is usually necessary. It is for these reasons that we encourage charities to use the Bank also as an advisor and not to be in anyway overawed by what may actually be a

fairly straightforward exercise. Hopefully, reading this Annual Report and seeing the number and type of charities that have benefited by borrowing from us will encourage others to come to us and realise how near fulfilling their objectives and reaching their dreams they might be.

The success of our mission to help the charitable sector depends on the willingness of people everywhere to care about their fellow men and women. 2005 was a year in which natural disasters in the sea and on land took an enormous toll of life and brought misery into the lives of many others. We are also living through times of unhappy and unnecessary tensions between peoples of different cultures. Against this background the natural instincts of giving and helping shine as beacons of hope for those in need, and as a tribute to the willingness of mankind to give and help in whatever way they can. Efforts at intergovernmental level to assist Africa with debt forgiveness and an increase in the philanthropy that accompanies wealth creation further strengthen our collective yearning and ability to care for others. It is this spirit that is such an important driving force for Charity Bank.

The staff of the Bank and my colleagues on the Board of Trustees deserve thanks and praise for the work that they have done and the pleasure that they bring to being a part of Charity Bank. Supporting the more high profile and exciting activities of the Bank are the credit, asset and liability, risk and audit committees that make up the prudential framework of the Bank. They all require considerable amounts of work without which we would not be able to manage properly, and my sincere thanks go to those who give up so much of their time to invest their experience and professionalism in the Bank. Special thanks go to Morag Fenwick who has retired as a trustee after being part of the original Board in 2002. She will continue to sit on the credit committee.

I look forward to reporting to you again next year.

David Clark
 Chairman

CHIEF EXECUTIVE'S REPORT



Fairtrade is increasingly important in consumer choice. With apologies to our good friends in London of the same name, it is time that fair finance also formed part of consumer choice. A deposit with Charity Bank can be seen as charity made easy or as using your money in line with your values, be those of social or economic justice or other codes. All deposits are pooled into a revolving loan fund from which we lend to enterprising charitable organisations for both working and fixed capital needs, from just a few months to 25 years. It takes just a few pounds to open an account.

Our loan book continued to grow during the year. You can see exactly where in our portfolio lists published as a companion to this Review. However, it has not kept pace with deposit growth. It is a characteristic of this emerging market that few community banking proposals are waiting to be done. Much work needs to be done in the pre-investment phase. It is not always the business plan that needs development. It may be governance implications arising from a transformation of the charity's activities. It may be the need to market test the concept before going to scale. We can only embark upon this journey with applicants if we know we have the money to lend at the end of the due diligence road. Along that road the charity will continue to fund raise, so it is normal for the amount we actually lend to be significantly less than that we commit. We have a growing pipeline of lending commitments and are increasing our outreach day by day. We have no doubt that a market exists for a range of interventions that collectively make up the social investment market. However, if we are to avoid market distortion, some funds need to better articulate their roles. This is one of the challenges faced by the Futurebuilders Fund, of which we are the consortium leader, where over £100million of public money overhangs a specific part of the market: public service delivery.

Despite our pre-investment support, some loans go wrong. Out of public view a growing number of charities have closed

Above:
Gwellheans, Redruth, Cornwall
Gwellheans provides long-term support for those attempting to beat addiction.

A Charity Bank loan of £170,000 enabled Gwellheans to buy the freehold of their rented building to give long-term security and continuity of location, important to clients.



Right:
The Nadair Trust, Argyll Islands, Scotland
Supports 38 heritage projects, such as Islay Woollen Mill. Charity Bank provided a revolving loan facility to help them build working capital.

Far right:
Brockweir and Hewelsfield Village Shop Association, Lydney, Gloucestershire
£100,000 helped a group of dedicated villagers to create an environmentally friendly, not-for-profit community shop, also acting as a county library outstation, an IT training suite, a recycling point and a café.

their doors in the past year as funding priorities change. Sometimes the market overtakes the business model. The very laudable efforts to get reconditioned computers to every school, often employing long term unemployed people to create a double win, did not foresee the advent of very cheap new computers. Odd jobbing by charities to give productive work to beneficiaries can never make allowance for white van man. Here, we have to learn the lessons and move on. Much more disappointing are the times when problems lead to an abdication of governance responsibilities by trustees or committees. Although the problems are small in number as yet, they have caused us to rethink the post investment support we give to our borrowers. By chance, a number of senior grant makers are stepping down from their foundations. During 2006 we hope to harness their skills to provide a resource to borrowers where governance, market, funding and other issues can be thought through and addressed before they become problems. Time saved today from going down the wrong road may avoid pain or even closure later on.

Two years ago we embarked upon the development of our loans brokerage work, which had been our very first task within CAF 12 years before, into more of a value added advisory service. While we continue to work towards long term sustainability we could not afford to fund this from capital so we are grateful that this transformation of our own has been funded by Monument Trust. In the year ahead we will build further on this and the type of intervention outlined above.

Although 2005 saw significant balance sheet growth, our business model is such that we will not see the bottom line impact of this for a year or two yet. However, we remain on course for achieving break even and then moving into surplus from 2008. The cost of establishing even a small community bank is high. The ongoing regulatory requirements, while perfectly proper, push costs even higher. They are beyond the



reach of many communities but by working with Charity Bank they can still have a sense of having a bank for their community. We have begun to explore such possibilities in various parts of the country.

I cannot close this report without mentioning that 2005 was a year of awards for Charity Bank. We won three in total for our work and our products and received high commendation in a fourth, for our fund-raising. It was particularly pleasing that we received the accolades of our peers in minority ethnic enterprise, in the wider charity sector and in banking. I am truly grateful for the contributions of everyone associated with Charity Bank that made us award winners. Just as gratifying was the news that former borrower, Aston Reinvestment Trust, had received the Attwood Award for Enterprise whilst one of our investors, Dr Frederick Mulder, was honoured for his work in philanthropy by the Beacon Awards.

As we begin to develop the values that drive Charity Bank so we can begin work on describing the soft outputs we achieve – the social balance sheet to set aside the financial one. We have begun work on this with leading social reporting practice, Accountability. I look forward to sharing the first fruits of this collaboration with you next year. In the meantime let me just leave with you the observation that in 2005 we worked with borrowers who reached 2.9 million people. Not only are we striving to make Charity Bank a great place to work, it is a great place to invest.

Malcolm Hayday
Chief Executive



BEYOND BOUNDARIES

INVESTMENT OUTLINE

Organisation (photo) One World Shop, Edinburgh and Glasgow

What it does Aims to relieve poverty in less developed communities through fair and sustainable trading link.

Amount £60,000

Purpose To set up a second shop in Glasgow and thus expand its activities

Website www.oneworldshop.co.uk

INVESTMENT OUTLINE

Organisation Ardingly Old Jeshwang Association, Ardingly, West Sussex

What it does A small Sussex village that is helping develop and support a primary health care facility in Gambia

Amount £35,000

Purpose To complete a second phase of the community health centre

INVESTMENT OUTLINE

Organisation The Living Earth Foundation, London

What it does Works with governments and businesses throughout the world to deliver positive environmental and social outcomes

Amount £100,000

Purpose To help the Foundation to rebuild its reserves after a major overseas project

Website www.livingearth.org.uk

INVESTMENT OUTLINE

Organisation Allavida, London

What it does Supports voluntary sector organisations throughout the world to establish themselves through the provision of grants, training and information

Amount £12,500

Purpose Helped with the costs of a new office

Website www.allavida.org

FROM SMALL BEGINNINGS



The concept

The collapse of the Berlin Wall was interpreted by many as the triumph of the free market over the command economy but like capitalism, itself, that is too one dimensional a view. Inequality and poverty remain unresolved because we continue to interpret capitalism too narrowly. In the pursuit of maximising profit, the other dimensions of life are ignored. Charity Bank was born of a belief that money could be used in a multi-dimensional way that captured the essence of humanity. It could yield a modest financial return for the investor but the greater return would be measured in terms of the return to society. And, because ultimately the money remained under the ownership of the depositor, new financial resources in the form of savings could be unlocked for on-lending for the common good, alongside charitable donations.

The market defined

The market cannot be defined narrowly. Anybody – individual, company, or institution can deposit money with Charity Bank. Any organisation can borrow money provided the purpose is charitable. Today, our market place is predominantly within the UK, or in support of UK charities working internationally, for risk management reasons. Our borrowers tend to be small to medium sized charities, voluntary groups or other community enterprises, operating throughout the country; some highly localised, others with a wider remit. They often involve marginalised communities in their work, or are located in underserved areas themselves. Our shareholders are charitable trusts and foundations as well as one bank, Barclays. We leverage their capital with deposits from some 1500 individuals, companies, charities, churches and other institutions. Many are philanthropic, some are new to charity but all share a common view that capitalism can have a human face.

The early years

At the start of the 1990s, information about the trends in philanthropy in the UK gave rise to concern amongst Trustees

of the Charities Aid Foundation (CAF) that there was a growing resource mismatch, with demand outstripping supply. At the same time, there was a growing awareness of a European phenomenon that used economic tools to deliver social good, the social economy, which did not rely so heavily upon a grant culture. CAF commissioned research which indicated that a bank for charity might be a viable solution. The regulators were not then minded to authorise yet another small bank but were open to CAF testing the market in other ways.

In 1993, a Loans Unit was established to test the concept, the appetite for lending by the banking sector and the interest in borrowing by charities. The first couple of years were spent in brokering loan requirements into the banking sector, often acting as a translator between two groups using similar words but meaning very different things. It also became clear that as banks became more global, their appetite for small, often complex loans with little collateral business spin off was waning. If CAF was to develop a lending market it had to act as principal as well as broker.

The Banking Act allowed charities to take interest free loans without the need for a banking licence. So, in 1995, CAF provided £500,000 to seed the establishment of pilot loan fund, Investors in Society. Social investors, Patricia and Roger Ross, also backed the project and other investors followed. The keystone had been laid in building a bridge between the needs of charity and a new form of financial resource. The first facility was, in fact, not a loan but a guarantee to the European Commission on behalf of a group of UK NGOs helping to develop civil society in the newly independent Baltic States. The first loan followed quickly after, to the Planning Exchange in Scotland to help it develop earned income ahead of the ending of its Government grants. In neither case were mainstream banks willing to assist.

Although the fund was part of CAF, it had its own Board led by CAF Trustee, Sir Brian Jenkins and Credit Committee chaired

Above:
The Acorn Centre Project, Todmorden, West Yorkshire.
Offers training courses, a youth drop-in facility and a wide range of other services for the community. A loan of £30,000 enabled them to refurbish their premises - an old pub in the centre of the town.

Right:
SCA Community Care Services, Southampton
Provides transport and a wide range of care services in Hampshire and Dorset. £145,000 contributed towards the purchase of a residential property.

by Robin Broadley, a Trustee of early supporter, Baring Foundation. From the outset, emphasis was placed upon the social return as well as the likelihood of repayment, although the latter was essential if the fund was to revolve and become self sustaining. The maximum loan was £50,000 but from Credit Committee discussions, much more was at stake as we developed a new market. Steadily, a successful track record was established with some 200 loans being made over the next five years. Only one borrower failed but without loss to the fund.

Investors in Society had begun to demonstrate that where there was trust and due diligence, responsible lending could help charities get on with their work more quickly and effectively. In the longer term it had demonstrated to regulators, trustees and investors alike that it might be possible to increase the scale of the fund's activities safely. The most appropriate way to achieve scale was to seek a banking licence to take deposits from the public. This was beyond the remit of CAF, so Investors in Society would be transferred out of CAF as an independent charity and bank. Nothing quite like it had been done before but it was the only way to take forward the concept.

Launch, October 2002

The transition from Investors in Society to Charity Bank was long in the making but very quick in the delivery. In February 2002, the Financial Services Authority indicated it was minded to grant the new entity a banking licence and in April this was confirmed together with registration as a charity. Investors in Society was transferred into Charity Bank with an opening balance sheet of £6.4 million, some 13 times the size of the opening Investors in Society fund in late 1995. Charity Bank was launched publicly at 11 Downing Street on 17 October 2002. At the launch, the Chancellor of the Exchequer observed that "Charity Bank is more than just another bank. It represents a new way of thinking about charity". The bridge was now ready to link social investors with the needs of charity.



Where are we today?

The end of 2005 marked the tenth year of social investing by the CAF family. The innovation has been carried into Australia and into the development of a risk capital fund, Venturesome, within CAF. At the end of 2005, Charity Bank's resources had grown to £38.6 million, seventy seven times the size of CAF's initial investment in Investors in Society. In those ten years we have agreed over £40 million of finance for the common good which has unlocked funding worth more than £120 million for not far short of 500 enterprising organisations. We haven't always got it right but our losses remain very low with less than £100,000 written off. Not all of our borrowers are able to make the transformation needed to increase the scale of their activities but they are now better equipped to face the future. Many do transform themselves and in so doing improve life for their beneficiaries and wider communities as well as themselves.

As with the world of finance we grow by innovating. We have grown our deposits by introducing a 5 year tax efficient deposit account that has won us the Spark of Innovation award from the banking industry as well as accolades from charity. We have increased our capital through the use of subordinated debt, common place in banking but undeveloped in community finance. When the Diana Fund had to suspend its grant making in 2004, Charity Bank created a unique financial facility to ensure the grant recipients were not at risk. In the same year we led the consortium to manage the Futurebuilders programme, to introduce investment rather than grant disciplines into building voluntary sector capacity to deliver public services. We continue to explore co-financing opportunities with other investors, including the banks. In almost every case there is a human story that touches the heart and gives life to our belief that financial tools can be used in a multi-dimensional way that captures the essence of humanity.

THE WIDER MARKET FOR SOCIAL INVESTMENT

Throughout our society there are areas of activity where the private sector finds little room for profit yet the state sees itself as enabler or commissioner rather than provider. These areas are left to charity or the Third Sector. We expect charity to bridge the gap and tackle some of society's most intractable problems; but in post war Britain (and elsewhere) we have handicapped those initiatives in at least two ways. We have provided only gifts or grant money as a sole tool in an otherwise empty toolbox and then sought to offer this at the lowest cost rather than asking how much should we invest in charity to enable it to perform effectively.

Today, charity and the philanthropy that supports it are undergoing extensive change. This is happening for many reasons and in many forms. The post industrial world has spawned the creation of new wealth and with it different expectations of how best to channel that wealth for the common good. The internet and 24 hour media are transforming communications, bringing disasters such as the tsunami into our own lives. The development of social enterprise is blurring the line between profit and non profit. Yet, perhaps the principal force for change will be the funding mechanism itself.

While grants and giving remain the lifeblood of charity, there is a growing group of individuals and institutions who are working to turn the power of the markets towards different ends where social value, a more sustainable environment and stronger communities feature in the income statement. Knowingly or unwittingly they draw upon the innovations of the past: the 15th Century poor banks of Italy; the loan funds that were the progenitors of micro finance; the Victorian philanthropy at 5 (per cent); the social investment bonds of early housing associations and the settlements. Today, there is a spectrum. At one end are the pioneers of the 'barefoot' model of village level self-sufficiency; microfinance and the village banks. At the other end of the spectrum are those who

are seeking to persuade the mainstream markets to invest in achieving social and environmental impact by demonstrating that it makes sound business sense to do so. Charity Bank is somewhere in the middle, less concerned about distinctions between mission and market than harnessing one to the other through debt based instruments.

In our ten years of innovation and development, we have seen a growing number of entrants to the market, providing research and analysis, debt, guarantees and equity, socially responsible investment, locally, regionally, nationally or in developing countries. This unlikely community of innovators is demonstrating that money can be used in a multi-dimensional way that captures not only the essence of humanity but is also human scale fitted to human needs.

This newly re-emerging movement remains young and fragile. Many did not exist 5 years ago, hardly any existed 35 years ago. Charity Bank is just 3 years old, its antecedents but 10. More traditional markets remain sceptical. We need to take care not to oversell success stories but it is encouraging that Charity Bank no longer plots a lonely course.



ENRICHING COMMUNITIES

Photo: Circus Space, Hoxton, London

INVESTMENT OUTLINE

Organisation Artists Studio Company, London

What it does Takes on short lease industrial premises and converts them into artists' studios to let at affordable rents

Amount £122,000

Purpose To refurbish three properties in New Cross, Bethnal Green and Brixton

Website www.ascstudios.co.uk

INVESTMENT OUTLINE

Organisation Glasgow Building Preservation Trust

What it does Rescue, repair, restoration and rehabilitation of many significant and historic buildings in Greater Glasgow

Amount £350,000

Purpose Working capital and helped with the repayment of a temporary Loan.

Website www.gbpt.org

INVESTMENT OUTLINE

Organisation Pioneer Projects (Celebratory Arts), High Bentham

What it does Promotes public health and well being through artistic and creative expression

Amount £30,000

Purpose "Last brick" loan enabled the charity to expand and move from rented premises

Website www.pioneerprojects.org.uk



A PHILANTHROPIC BANKING MODEL

"We were very impressed with Charity Bank," said Peter Jervis, Deputy Director of The Wigmore Hall Trust. "They responded very quickly and were tremendous. Quite simply, we couldn't have done it without them."

Prior to the launch of Charity Bank we had extensive discussions with the Regulators. The Inland Revenue noted that banking per se was not a charitable activity and, by implication, the standard risk-priced business model was not charitable either. This was reaffirmed in the Bank's Memorandum and Articles of Association which require us to take deposits on terms beneficial to charity and to lend on terms affordable by charity.

Although some borrowers come to us on the point of going to scale, many are small to medium sized charities or community groups operating at the margins of our society. An increasing number earn income but this is often set by a monopoly buyer with little regard to the full cost of provision or is generated from communities with relatively inelastic capacity to absorb price variations. The funding tradition that decried charities building up investment reserves also meant that many applicants lived on narrow margins of surplus or deficit, with little ability to absorb changes in interest rates. If these organisations were going to borrow they wanted to minimise interest risk by knowing how much they would have to pay back every month.

It was also clear to us that many of our borrowers would be unfamiliar with loan terms and would require significant hand holding and pre lending advice to get them to the point of being investment ready. Post commitment, further support would be needed. Such work is largely unremunerated and labour intensive especially if it leads to a loan being decided against. We knew that our depositors' priority was that their money should be used for the common good but also be safe. To help reconcile this they would accept a lower financial return on their deposit provided that the social return was evident.

So, we developed a philanthropic banking model. This allows us to raise philanthropic capital from charities, trusts and foundations that may earn a dividend at some date in the

Left: Wigmore Hall, Central London Europe's leading chamber music venue and one of the world's top classical concert halls. A £500,000 loan provided the last tranche of funding to buy their lease.

Right: Vineyard Christian Fellowship, Manchester Independent Christian Church £80,000 allowed the church to repay a short term loan and to build a recording studio.

Far right: Cornwall Arts Centre Trust Promotes local creative industries, particularly the performing and visual arts. A £200,000 loan helped give them a secure base and a source of rental income.



future. They forego income now to further their charitable objects and to help develop a financial intermediary for charity. Every pound of capital can leverage a multiple of beneficial deposits. The financial return on these deposits is low by comparison with some investment products but comparable with marginal savings or funds sitting idly. We invite depositors to choose an interest rate up to 2% pa gross – an approximate hedge against inflation. Some choose to waive the interest or to donate to a favourite cause – making the capital and interest work for the common good.

In 2003, the model received a welcome boost when the Government introduced the community investment tax relief. This allows us to improve the real return to depositors considerably at no cost to Charity Bank or our borrowers. Through the tax system, UK income and corporation tax payers, willing to deposit money for 5 years, receive a 5% per annum tax relief on the sum deposited. Government had recognised the high cost of investing in underserved communities, such as those reached by Charity Bank and agreed to contribute part of this cost to encourage new investment. The tax relief has significant potential to unlock substantial new resources for community entrepreneurs but it was designed in a vacuum. The accreditation triggers did not account for the caution about borrowing or drawing down loans that is inherent in a market emerging from a cash and grants culture. Unless these can be overcome the relief will be short lived and have achieved little impact.

It has, however, provided a source of relatively low cost funds for Charity Bank. This enables us to meet the other side of our charitable purpose, to provide facilities on affordable terms at relatively stable rates. Our principal cost is people and our work is labour intensive. We have little room for manoeuvre in wage costs. In our submissions to the Regulators we developed a number of scenarios for the loan portfolio that led us to conclude that we would need to earn around 4% a year from a steady state loan portfolio to be sustainable. Put



simply, 4+2 (cost of deposits) equalled 6%. Hence, our core lending rate, irrespective of what happens to base or other bank rates, is pegged at 6%. This affords our borrowers greater certainty in their financial affairs while allowing us to remain on course to achieve our own financial sustainability within 6 to 7 years of launch.

To get to that steady state we have a number of tensions to manage. There are day to day decisions about resource allocation, product mix and policy. In a rapidly developing market where the Bank is itself experiencing uneven growth, maintaining focus requires growth to be managed carefully. The Bank needs enough capital to underpin deposit growth whilst absorbing early years' losses and facilitating growth without diluting mission. We need depositors to leverage this growth and then enough drawn loans to sustain the level of deposits and to provide stable but growing income. Rarely do all three run in harness. Yet, we are growing and have broken through a significant scale threshold in the last year. We have raised capital and added new staff without diluting the mission focus and have ambitious growth plans going forward.



INVESTING IN SKILLS, DEVELOPING KNOWLEDGE-BASED COMMUNITIES

INVESTMENT OUTLINE

Organisation Cropwell Bishop Pre-school Playgroup

What it does Serving the local community and surrounding villages for 34 years

Amount £40,000

Purpose Part financed a new modular building, giving 8 more children pre-school childcare and education they would otherwise not have had

INVESTMENT OUTLINE

Organisation Charity Technology Trust, Westminster, London

What it does Developing new and innovative technology addressing specific needs within the charity sector

Amount £60,000

Purpose To provide working capital
Website www.ctt.org

INVESTMENT OUTLINE

Organisation Greenhills Out of School Care, East Kilbride, South Lanarkshire

What it does An out of school club used by four nearby schools, but facing eviction from their 'borrowed' premises within a local primary school

Amount £58,000

Purpose To buy a Portacabin as new premises of their own

INVESTMENT OUTLINE

Organisation Davenant Centre, London

What it does Giving young children the opportunity to gain educational, employment and social skills in a safe environment

Amount £350,000

Purpose To provide a working capital facility pending reimbursement through grant funding

Website www.dyce.org

IN THE PRESS



The Observer

"Putting cash to good work. Charity can begin at home and away with a tax efficient charity account."

The Times

"Savers can benefit UK charities and their own wallets by investing their money in a little-known savings account from Charity Bank."

The Guardian

"We like Charity Bank's account. Parents, grand parents, and anyone else stuck for the perfect children's Christmas present this year can now give a double helping of Christmas cheer – a cash gift for children that helps charities at the same time."

Financial times

"Good causes and tax efficiency...a bank that chooses not to make a profit."

The Daily Mirror

"A painless way for savers to help good causes."

Exeter Express and Echo

"Charity Bank could be the ideal option. It offers most of the products you would expect from a high street bank but is also a registered charity."

Social Enterprise

"Offered the opportunity to take on lucrative contracts but lacking the necessary capital, Energywise Recycling turned to Charity Bank for help."

Birmingham Evening Mail

"£25m lifeline fund for charities"

Kentish Express

"Good Causes have good cause to thank Charity Bank. The Tonbridge-based operation, a world first for Kent is helping them just when they need it."

South Wales Echo

"Helping Hand for Charities"

Kent Messenger

"Award-winning Charity Bank the 'Best thing since sliced bread'."

"My one plea is that everyone, particularly the lazy giver, is to open an account with Charity Bank."
Geraldine Peacock, Former Charity Commissioner quoted in the Kent Messenger.

Financial World on Charity Bank CITR account

Tony Tudor: "An exciting development with strong social overtones."

David Cavell: "Breaking new ground in the sector – real innovation."

Nigel Hildyard: "This excellent idea provides a 'win-win' situation for all."

Chinatown, The Magazine

"Doing well doing good with Charity Bank Saving Accounts"
"Charity Bank provides boost for Chinese Community"

Money Box

"Without the Charity Bank loan, we would have been in very grave difficulties. We got the loan and that saved our bacon."

Paddy Ross of Age Exchange speaking on BBC Radio 4.

Above:
A 48 sheet poster was placed near Tonbridge station for the official launch of the new offices.

Right:
The Steeple Ashton Village Shop Association, Wiltshire
With a £55,000 loan and determined village support, local action has created a new village shop and post office, incorporating a new nursery and a parish office.



INVESTING IN ENTERPRISING COMMUNITIES

INVESTMENT OUTLINE

Organisation Attlee Foundation, London
What it does Initiates and develops projects that support the disadvantaged, with a special emphasis on youth
Amount £500,000
Purpose Bridging loan to help finance the completion of the Attlee Youth & Community Centre
Website www.attlee.org.uk

INVESTMENT OUTLINE

Organisation East Knoyle Community Shop Association, East Knoyle, Wiltshire
What it does A community led project to develop a community shop and post office
Amount £56,500
Purpose To enable a grant to be drawn and also to fund any residual cost of the project should grant applications be unsuccessful

INVESTMENT OUTLINE

Organisation Yellow House, Liverpool
What it does Tackles the problems faced by local disadvantaged youth, by using the medium of art
Amount £7,000
Purpose To assist with working capital requirements

WHAT WE ARE USING THE MONEY FOR



Types of borrowers

Charity Bank makes loans to charities and other community groups, both incorporated and unincorporated, after a comprehensive due diligence and Credit Committee review cycle. We also provide guarantees and underwriting facilities. The Bank meets all marketing and operational expenses from earned income and, in the start up years, from capital so that every depositor pound can be applied towards lending for the common good. In turn, our borrowers derive their income from a variety of sources. They may receive grants or contributions from a range of individual and institutional sources. Increasingly, they may earn income from contracts or the provision of goods and services, or from membership. The UK Voluntary Sector Almanac 2006, published by NCVO, has noted that voluntary (45%) and earned (47%) income are now broadly similar in the funding mix. The balancing item is investment income. The increasing role of charity in the delivery of public services has accelerated this trend with the state now accounting for 38% of the sector's revenues. Coupled with the consequent transfer of resources from the statutory to the voluntary sector, this has enabled charities that wish to borrow and can demonstrate that they can do so responsibly, to consider sources of finance beyond grants, freeing up gift money for truly non income generating activity. Charity trustees and guardians are known for their general aversion to committing future income by way of debt repayments but those that choose to do so are demonstrating that charities can be responsible borrowers.

Lending policy

We make loan commitments from just a few months to 25 years, depending on whether the applicant is seeking to bridge a short term receivable or to finance an asset purchase such as a building. The economic life of the asset will also be taken into account when determining the life of the loan. Such loans are typically illiquid but the natural conservatism of the sector means that legacies or other unexpected income are often used to pay a loan back early rather than being applied to furthering their mission, so reducing the average life of our loan book.

Through a diversified portfolio that spans what we think of as charity, credit analysis and review, and security where appropriate, we can reduce the risk of loss.

Investment risk levels

Risk levels are assigned to each of our borrowers through a credit grading model. As the portfolio develops so we will strive to maintain a balance of risk levels across the portfolio consistent with the level of risk Trustees are comfortable with. All borrowers are required to provide regular (usually quarterly) financial statements and reports. Each is reviewed at least annually with a report to Trustees through the Credit Committee.

Loss reserve

We maintain a general loan loss reserve that is reviewed at least once a year by the Board. The reserve is equal to 3% of the outstanding loan balances plus accrued interest at the date of calculation. This percentage was arrived at after studying experience around the world and in discussion with our Regulators. As we develop the credit grading model so we will refine further the loan loss reserve policy. In addition the Credit Committee will recommend specific provisions to the Board where a facility has become impaired and there is an enhanced risk of loss.

Lending criteria

Applicants are screened first for charitable purpose. If there is none then we will go no further. They are then assessed for financial soundness and their state of investment readiness. Many applicants may need to review their governance processes, or skills as much as their business plan before taking on a loan. Beyond the defining criterion of charitable purpose, our lending criteria are deliberately broad.

Generally, applicants will be small to medium sized charities or other form of community enterprise, often focusing on low-income or under served communities with little access to

Above: Bromley and Sheppards Colleges Provides accommodation for poor retired clergymen of the Church of England and their wives, and poor widows. Charity Bank provided a loan of £430,000 for repairs and improvements to the kitchens and bathrooms of the flats, with lift access and better sound and heat insulation.



Right: Rotary Residential Care Centre, Glasgow Accommodation and support for Cerebral Palsy sufferers. A £100,000 loan to buy flats with higher quality facilities.

Far right: Squirrels Day Nursery, Corby, Northampton Childcare in an area with very little provision. £76,000 helped provide an extension for 43 new places.

traditional sources of capital. Larger organisations may come to us where their funders have been unable or unwilling to provide in full what is needed. Increasingly, charities want to use Charity Bank because interest payments and fees stay within the sector. Most are established organisations: some amongst the oldest forms of charity as in almshouses and charitable hospitals. Others may be new starts but with people who have proved themselves elsewhere.

Every applicant is required to submit a comprehensive pack of information as detailed on our website. While financial information lies at the heart of this, we also wish to see the constitutional documents, examples of the applicant's work, a description of the required investment and what it will achieve with supporting information. These documents will be reviewed as part of our due diligence process.

Due diligence

Charities and other not for profit enterprises need finance for three principal reasons:

- to sustain their activities, which might include a period of stabilisation;
- to expand or develop or transform their activities;
- and/or to purchase or refurbish assets.

This is productive borrowing as opposed to seeking borrowing purely to put a sticking plaster over a deteriorating situation. A key function of due diligence is to identify just what type of borrowing is proposed.

Due diligence is normally completed prior to review by the Credit Committee. Historic data is analysed as a base from which to form a view of future plans. Have they done it before. Have they got the skills to expand.



Emphasis is placed upon visiting the applicant and seeing the need first hand. It provides the assessor with the tacit understandings of the wider issues that the applicant might face which are crucial in assessing the risk of providing the loan. It has been observed that this highly personalised form of relationship banking is not without its potential complications for assessors. Face to face contact can draw the assessor into the

A charity has a 3 year capital programme. The received wisdom is to plan a capital campaign and fund raise, breaking ground when the money has been raised. An alternative strategy might be to leverage initial fundraising by a loan that allows the charity to generate income from the asset next year rather than in 3-4 years' time and save on capital campaign costs and building budget contingencies. Allowing for debt repayments, it can even be cheaper.

world of the applicant and make it difficult to remain objective to their aims and aspirations. The tension of remaining objective when faced with applicants who are providing services in emotionally charged areas of charity can be difficult to bear. It can be hard for an assessor to be at one and the same time a voluntary sector worker and a professional banker. They must consider the social as well as the financial impacts of a loan decision but only develop an obligation to help where it will be productive. A bad loan decision can have

wide reaching impact. To avoid undue pressure on the assessor, the proposal is subjected to a desk based review by the Credit Controller. The assessor's gaze is subject to a less native, more objective second look.

The decision

Once a workable structure has been arrived at with the applicant and the proposal has been signed off by senior management, it goes to Credit Committee – a Board committee drawn from trustees, management and co-opted experts. Decisions are by consensus. Approved facilities are then documented and security taken where appropriate. A relationship manager is assigned to then work with the borrower through to maturity and final repayment.



INVESTING IN THE HEART OF COMMUNITIES

Photo: **Lavenham Village Hall**

INVESTMENT OUTLINE

Organisation Crofton Community Centre, Wakefield, West Yorkshire

What it does A community facility providing an extraordinarily wide range of social, sport, recreational and training activities

Amount £75,000

Purpose To meet a funding short-fall in a £1.28 million refurbishment project as part of their growth plan

INVESTMENT OUTLINE

Organisation Kinson Community Centre, Bournemouth, Dorset

What it does A long established and successfully run community centre in a relatively poor suburb of Bournemouth

Amount £200,000

Purpose To upgrade and increase the size of an extension to the centre

INVESTMENT OUTLINE

Organisation East Huntspill New Village Hall, Highbridge, Somerset

What it does To acquire land and raise finance to build a village hall to provide community facilities, following the closure of the church hall

Amount £10,000

Purpose A 'final brick loan' - a fine example of what a community can do to help itself

INVESTMENT OUTLINE

Organisation Fivehead Village Hall, Taunton Somerset

What it does A much needed new community facility in an isolated rural area

Amount £50,000

Purpose To fund extra costs caused by re-tendering after a key sub-contractor ceased trading



HOW WE ARE BUILDING CHARITY BANK - LOOKING TO THE FUTURE

Our foundations run deep with more than 80 years of knowledge of charity vested in our founder, CAF, and its parent, the National Council for Social Service, now renamed NCVO. In establishing a Loans Unit in 1993 and committing £500,000 of its own resources, two years later, CAF Trustees did the groundwork on which Charity Bank could be built. CAF made that commitment in pursuit of its mission to increase the financial resources available to charity. Today, Charity Bank has grown that £500,000 into £40 million, unlocking some £120 million for charitable purpose. We continually reflect on what has happened over the last short ten years so that we may think about how to expand our work.

Our growth is not unique or concerning. It has been shared by other social and community banking organisations around the world. In the next few years it will bring us the benefits of economies of scale which exist across banking systems. We also expect positive return to flow from specialisation. As we make more loans, we build a better understanding of the dynamics of our borrowers which helps us to manage the risk of lending more effectively.

There is no doubt that we need to target more resources for the common good. Society needs new financial products and services to be designed and marketed and we need to help enterprising charities to be better placed, to be more confident in adopting and absorbing them. We need to take the natural conservatism of the sector as read and design change strategies to address this step by step. It would be easy for Charity Bank to lose focus. After all, risk diversification usually benefits financial intermediaries. The core issue for us is to manage the tension in the short to medium term of being true to the mission and building a sustainable development bank that delivers added value for the common good. We believe that there is no inherent conflict between people and profits. The tensions get negotiated, boundary issues are resolved, both quantitative data and qualitative impressions are utilised.

An independent observer, Martin Buttle, has noted that "by channelling capital from ethical depositors and social

investors, who want to see more than just a financial return, to charities which are often small local community groups making contributions in a variety of ways to their communities and environments, Charity Bank is forming a bridge between formal areas of the economy and a third sector which is the realm of non-commodified forms of work and exchange. This places it in a set of linkages which permeate through the formal/informal divides".

Our track record is short but successful. Greater resources engendered by success will enable us to tackle the challenges ahead. In the next few years there will be a transition in leadership, at both Board and management level, from founders who have nurtured and maintained the mission to the next generation of leadership. We have started out on this path. There will be issues around raising appropriate capital, broadening the operational base of people and systems to accommodate growing complexity in products and markets. Success will also breed competitors as some commercial banks become more active at the top end of our market, while new intermediaries or government sponsored funds emerge in other areas. While the supply of socially driven investment is increasing so is the competition for its use. Charity Bank is developing a partnership with leading advisory firm, Accountability, to develop impact measurement of our work which will contribute not only to a social balance sheet to sit alongside the financial statements but will be embedded in the values of the organisation. Corporate responsibility is not a new concept to us. It was integral to our founding social mission and continues to be key to our unique way of doing business. As part of striving to meet current and emerging practice we have now committed to develop and integrate a new social accounting programme that will better position us to manage, measure and report on the social impact of our work. Over our next two reporting cycles we will share with you progress against this commitment. In 2007 we will outline our roadmap of recommendations, based upon a gap analysis and goal setting exercise. A year later we will detail our performance against the agreed implementation plan.

Photo: Betel of Britain is a Christian charity that works to rehabilitate marginalised people.

£165,000 of loans have helped with the purchase of stock for their shops and to buy an additional residential property.



INVESTING IN MISSION

INVESTMENT OUTLINE

Organisation Christian International Family Church, Burton-on-Trent, Staffordshire
What it does The rapidly growing church wanted a new training centre, conference centre and a community facility
Amount £200,000
Purpose To buy a redundant 600 seat Bingo Hall to meet their expanding needs
Website www.ci-ministries.org

INVESTMENT OUTLINE

Organisation Christ Church Deal Church Trust, Deal, Kent
What it does Independent non denominational therapeutic faith community that reaches out to people of faith or of none
Amount £3,000
Purpose For a sound system for use in the community centre and for church functions
Website www.christchurchdeal.org

INVESTMENT OUTLINE

Organisation St. Michaels Church and all Angels, Macclesfield
What it does A lively Anglican evangelical church in the centre of the town
Amount £250,000
Purpose To adapt the church building to provide greater community facilities and accessibility
Website www.open-door-project.org

CHARITY BANK

CREATING IMPACT WITH YOUR MONEY



You care about social issues, about the environment, and about making a difference in your community. You already give to charity or find the choice of causes baffling. Now you can make your money go much further by investing. Award winning Charity Bank makes it simple and if you deposit money, it remains yours for that rainy day or other unforeseen need.

When you open a deposit account, the full value of your principal is placed in a revolving loan pool that invests in enterprising charities and other community groups that have the ability, but often lack the resources, to tackle society's ills throughout the UK and, occasionally beyond.

Savings and deposit accounts

Financial return

0-2% per annum gross (depositor's choice) on notice and fixed term accounts.
Tax effective 5 year deposits available in limited amounts from time to time.

Social return

Stronger and more vibrant communities; increased pre-school places; economic opportunity for disadvantaged people; attention to the environment and sustainable development; regeneration of decaying assets; enhanced care facilities; deposits pooled for greater impact and investment in the common good.

Account minimum

£10, no maximum.

Capital and investment

Financial return

Share capital - no fixed return; possible dividend for charity shareholders in the long term.
10 year subordinated loan stock – current issue 4% per annum.

Leverage

Every pound of capital can underpin some £5-6 of deposits for on-lending. Loans attract other funds and revolve as money is paid back, significantly enhancing the leverage of each pound of capital.

Social return

A stronger, more widely resourced, less dependent charitable sector able to draw upon a range of financial instruments appropriate to need.

Market

Complementary to your charitable objects.

Minimum subscription

£1,000, no maximum.

If you would like to use your money for the common good please look at our website, www.charitybank.org and download a deposit application form, please call our Chief Executive (01732 774060) if you'd like to subscribe capital.

Left:

Organisation
Help & Care,
Bournemouth

Provides support and practical assistance to older people and their carers. A £75,000 loan has helped provide a new computer system to manage its growing business.

Right:
Old Post
Regeneration
Association,
Swadlincote,
Derbyshire

Set up to improve the local community by facilitating the provision of new local services. A £12,000 loan enabled the conversion of derelict former council toilets into a community police office.

ACCOUNTS FOR PEOPLE WITH DIFFERENT NEEDS



Who for	What you want to do	What you need	Accounts to consider
For Individuals	<i>I want to save a regular amount each month</i>	A monthly savings plan and easy access	• Community Reinvestment Account
	<i>I have money I want to put away for a rainy day</i>	A choice of notice periods	• Social Capital Account
	<i>I have some money to invest. I may or may not want to add to it from time to time</i>	A choice of notice periods or fixed term	• Social Capital Account • Building Assets Account
	<i>I can afford to put some money away for a while, but I want it to be tax effective whilst doing good</i>	5 year fixed term with 5% per annum tax relief, plus choice of keeping or donating interest	• The Charity Bank CITRA*
	<i>I want to maximise my tax effectiveness whilst donating some money to charity</i>	5 year fixed term with 5% per annum tax relief, with interest donated to charity of your choice or one of our partner charities	• Just Interest CITR Account*
	<i>I want to help children to save, or to mark an event in their lives</i>	Tax-free interest and ability to add to the deposit in their name. Encouraging social awareness	• Small Steps Account
For charities, churches and community enterprises	<i>We want our charitable funds to work more in line with our objects</i>	Social investment with a choice of notice periods or fixed term. Available to incorporated and unincorporated organisations	• Charities PRIme Account
For companies	<i>We have some money and we would like to use it in a more socially responsible and tax efficient way</i>	5 year fixed term with 5% per annum tax relief and gross interest	• The Charity Bank CITRA* • Just Interest CITR Account*
	<i>We would like our communities budget to work harder</i>	Easy access, gross interest and extending your communities' focus	• Social Capital Account • Building Assets Account

Visit our web site www.charitybank.org for account details, updates on availability and for new products.

* Because we are obliged to invest CITRA funds in lending to under-served communities, there will be times when we close the CITRA windows to allow us to meet our lending obligations. For information on account availability please contact Philippa Steel at psteel@charitybank.org or on 01732 774065.

OTHER WAYS TO BECOME INVOLVED



Gift Aid

If you are a taxpayer, you can increase the value of your support for Charity Bank, at no extra cost to you. Gift Aid is a simple scheme that enables us to reclaim the tax that has already been paid on your donation, at no extra cost to yourself. It will increase the value of your donation to us by almost a third. All you need to do, if you are a standard rate UK tax payer, is to fill in your details on the Gift Aid Declaration slip and return it to us at:

Freepost RLUR-EKZX-LTXE
The Charity Bank Ltd
PO Box 398
TONBRIDGE
Kent TN9 9BD.

Payroll giving

Give to Charity Bank through a payroll giving scheme such as Give As You Earn.

A Legacy

By leaving a gift to Charity Bank you will be aiding us to help build a sustainable future throughout our portfolio of borrowers. Simply specify Charity Bank as the beneficiary in a Letter of Wishes (we can send you an example letter) or include us as a direct beneficiary in your will.

Giving through the self assessment return scheme

Self Assessment taxpayers are now able to donate any overpaid tax to charity using the tax return. New regulations from HM Revenue and Customs mean that you will be able to nominate Charity Bank to receive some or all of your overpayments. Charity Bank is listed on the HM Revenue and Customs website and for the purposes of this scheme, our unique charity code is PAN18AG.

Not by money alone

A gift of shares to Charity Bank is now not only exempt from capital gains tax, but for the great majority of shares and securities, you may also reduce your taxable income by the value of the shares gifted. In so doing, you can unlock capital which can be reinvested in our communities.

By linking up with Sharegift, we are also able to make individual shares or small parcels work for the common good.

The Finance Act 2002 also extended the tax relief to gifts of UK freehold and leasehold land and buildings. Such a gift to Charity Bank entitles the donor to claim income tax relief on the full value while Charity Bank will also receive the full sale proceeds when we sell the land or buildings subsequently.

For more information on any of the above please do call us on 01732 774040, or email to enquiries@charitybank.org

Above:
Croy Miners' Welfare Charitable Society, near Glasgow

A one-stop shop community centre for the former mining community, an economically-disadvantaged area. They needed £100,000 urgently to complete a £1.2 million state-of-the-art community centre, to avoid booking cancellations that would mean lost income.

WHY PEOPLE INVEST WITH CHARITY BANK



Right:
Mull & Iona Community Trust Isle of Mull, Argyll & Bute

The local community took over the only butcher's shop on the island when it was threatened with closure, and now run it with much local produce. A £31,000 helped buy the shop.

Many of our depositors found Charity Bank when searching the internet for suitable bank accounts. These were people initially looking for a good return on their savings, and having found the website for Charity Bank they read on to discover a whole new concept in finance; helping themselves and communities at the same time.

Of course the Community Investment Tax Relief Account (CITRA) was offering a very lucrative return on depositor's funds, and the take up for this account during 2004/2005 was so outstanding that the loan book was fully funded by the summer of 2005.

However, there were many who also chose to use their surplus funds to further their commitment to the charitable sector by investing in the other accounts on offer. Charity Bank fulfilled both a desire to make a difference to society while at the same time protecting their capital, while the option of being able to donate their interest to a charity of their choice was also attractive.

The range of depositors spans many different lifestyles and circumstances from all areas around the UK, with some from overseas too. There are other charities able to place lump sums with Charity Bank from their reserves, such as The Body Shop Foundation, and individuals who are saving on a monthly basis, gradually building a nest egg and helping communities along the way.

Each and every depositor is helping to assist with financing life changing projects which contribute to the provision of a healthier society for us all. Each has his or her own reason for deciding to invest with Charity Bank, but ultimately their informed decision is spurred by their will to improve the lives of others within the wide spectrum of organisations who have identified that Charity Bank offers them the opportunity to act **now**.

What some of our depositors had to say...

William Calver, who opened Small Step accounts for his two young sons: "...opening a savings account for the boys was really for several reasons; to give our sons an early introduction to helping others, teaching them how money can work for the good of others and of course building their savings... Jack particularly likes the fact that his interest gets paid to his 'special' charity.."

A depositor who has worked in the charity sector and has set up a charity says: "The range you help is inspiring. I am surprised how few people know about this tremendous scheme, and having had my tax return for the last year just agreed by the Revenue, I can confirm they really do reduce one's tax bill by the correct amount. One has peace-of-mind that at least one part of the portfolio is safe, with a good return and benefiting some deserved charities and the people they employ and help."



INVESTING IN AFFORDABILITY

Photo: Barton Hill Settlement

INVESTMENT OUTLINE

Organisation Hester Clark Charity, Leominster, Herefordshire

What it does 4 almshouses for poor widows from the local area

Amount £12,000

Purpose Loan to improve internal facilities by installing gas central heating and converting the bathrooms to shower rooms

INVESTMENT OUTLINE

Organisation Evans's Hospital, Meole Brace, Shrewsbury

What it does Almshouse charity, providing accommodation for poor widows and spinsters

Amount £55,000

Purpose To buy an additional one bedroom bungalow for rent

INVESTMENT OUTLINE

Organisation Broadlands Retirement Homes, Minehead, West Somerset

What it does Owns and runs a retirement home for the elderly

Amount £170,000

Purpose For a two-storey extension to provide a further 5 new bedroom suites

INVESTMENT OUTLINE

Organisation Community Self Build Scotland, Glasgow

What it does Advises, assists and trains groups of people who wish to self-build their houses

Amount £30,000

Purpose To fund a low-carbon office pilot project to demonstrate the principle, and for costs relating to disabled access

Website www.selfbuild-scotland.org.uk



INVESTING MORE THAN MONEY

We do not pursue corporate responsibility separately from our strategic vision to deliver our mission through financial sustainability. It is foremost about developing a marketplace that serves our customers with the products they need and creating an enjoyable work environment for our staff team.

Marketplace

Our philanthropic banking model is delivering innovative, transparently priced products that have received awards from our peers in both banking and charity. In so doing we are helping to shape a new market with tools that complement grants. We have opened new savings and deposit accounts and attracted new borrowers. Existing borrowers are also seeking additional facilities from us. This delivers services not only for the common good but gives added leverage to the investment provided by our shareholders.

From time to time we see the product of irresponsible lending and the human misery it can inflict. We are happy to support initiatives to reinforce responsible lending codes of practice. We support the principles of the Global Compact.

Workplace

To achieve what we have done in such a short time and to strive for future success requires a singular commitment, engagement and motivation amongst all of our colleagues - staff, freelance workers, volunteers and trustees. We are developing HR policies and practice with this in mind so that we all come to see Charity Bank as a great place to work, not just a good place. It may seem unusual that a bank whose business is charity should also want to do more, but at Charity Bank we have sought to make philanthropy a priority from the outset. Community involvement is part of our staff appraisal process as we seek to embed giving of time and skills as well as money into the fabric of Charity Bank.

After two increasingly cramped years at CAF we have moved to our first home in Tonbridge. The offices were opened by the Chief Charity Commissioner in February 2006. We are grateful to CAF for a place from which to set out but it was time to set up our own home. We have a little room to expand. It is good to step out of the office into a bustling high street but we also encourage all colleagues to experience the emotive side of charity. If we don't practice charity we can't talk about it to others, we can't engage on the same terms with a charity applying for a loan or provide a bridge to companies seeking an outlet for their CSR activities.

Some of us act as charity trustees. Others help to run local clubs and societies, reminding each one of us what being part of a community is all about. We encourage staff to give to charity tax effectively through payroll giving and donate money raised from dress down Friday.

Our trustees are all unpaid volunteers and give of their valuable time to oversee the management of the Bank and in the furtherance of its objectives.



INVESTING IN PEOPLE OF ALL AGES

Photo: Disability Times Trust, Ealing, London

INVESTMENT OUTLINE

Organisation UK Youth, London EC1,
What it does For over 90 years, providing high quality voluntary youth work and educational opportunities, including for youngsters with special needs
Amount £250,000
Purpose Replacement of old mobile homes in their New Forest centre with log cabins
Website www.ukyouth.org

INVESTMENT OUTLINE

Organisation Age Concern, South Lakeland Kendal, Cumbria
What it does Wide range of services to older people in this rural area, which has a record growth of people over 65.
Amount £350,000
Purpose For a building to act as both their head quarters and a fourth shop, to give further unrestricted income

INVESTMENT OUTLINE

Organisation New Connection, Camborne, Cornwall
What it does A community café and overnight accommodation, open every day and night for homeless people and offering a full counselling and advice service
Amount £120,000
Purpose Additional building, adding 5 bedroom units to bring their total to 32

DIRECTORS AND STAFF



The following were members of the Board and Trustees of the Charity as at 31st December 2005:

David Clark *

Chairman, previously a senior advisor to the FSA, he is a non-executive director of Collins Stewart Tullett plc and is a non-executive Director of CAF Bank Limited.

Peter Berry CMG *

is Deputy Chairman of CAF and Executive Chairman of The Crown Agents for Overseas Governments. He is a founder member of the international council of Transparency International.

Sir Patrick Brown KCB*

is a CAF Trustee. He is also Chairman of the Go-Ahead Group plc and Amey plc and is Chairman of Trustees of Mobility Choice

The Lord Cairns CVO, CBE*

is Chairman of CAF. He also chairs Look Ahead Housing and Care Ltd and is a Trustee of The Diana, Princess of Wales Memorial Fund.

Peter Clarke

Chairman of Credit Committee, was previously Deputy General Manager of Daiwa Bank Limited, London. He was a member of the Investors in Society credit committee from inception and became its Chairman in 2001.

Humayon Dar, PhD

is Managing Director of Dar Al Istithmar, a London-based global Sharia advisory firm, and Chairman of Board of Trustees of The Sudanese International Academy.

Morag Fenwick

is Community Banking Director, Bank of Scotland. Morag retired from the Board in March 2006.

Paul Harbard

was previously Finance Director, Peabody Trust. He is founder and Managing Director, Pocket Living Ltd.

Pushpa Raguvaran

Chairman of the Audit and Compliance Committee. Pushpa is Director of Finance and Deputy Chief Executive of Housing 21. She is also a member of the Private Finance Advisory Panel of the National Housing Federation.

Susan Rice, CBE

Chairman of ORMCO. Susan is Chief Executive of Lloyds TSB Scotland, and has responsibility for the Group's networks in northern England. She is Chair of the Edinburgh Book Festival and a member of the Treasury Financial Inclusion Taskforce.

Suri Ramanathan and Malcolm Lynch

are Charity Bank's joint Company Secretaries.

**denotes a shareholder connected Trustee*

Board Committees

Assets and Liabilities Committee

Advises the Board on ensuring liquidity fits the nature of the business and regulator's requirements; manages financial risk, the maturity profile of the loan portfolio, capital, unlent balances and income, including lending/asset ratios and investment policy.

Jolyon Larkman (Chair)
David Clark
Malcolm Hayday
Michael Hicks
Richard Lassen
Suri Ramanathan

Malcolm Hayday and Jolyon Larkman (2nd and 3rd from right) receiving the ifs/Deloitte Financial Innovation Award for Most Promising New Banking Product.

The new Charity Bank offices in the historic town of Tonbridge, Kent.



Audit and Compliance Committee

Examines management's process for ensuring appropriateness and effectiveness of systems and controls, the arrangements made by management to ensure compliance with requirements and standards under the regulatory systems; oversees the functioning of the internal audit function, and provides an interface between management and the external auditors

Pushpa Raguvaran (Chair)
Humayon Dar, PhD
Malcolm Elliott
Susan Rice, CBE

Credit Committee

Considers all forms of credit risk; implements credit policy; reviews suitability of lending criteria, proposing amendments to the Board where appropriate. It sanctions, defers or declines all credit applications within limits delegated by the Board; recommends treasury counterparty limits to the Board and reviews all limits and commitments to assure performance within terms of sanction. The Committee also creates a watch list of accounts and agrees action relating to delinquent loans and recommends provisions and write-offs as appropriate

Peter Clarke (Chair)
Morag Fenwick
Paul Harbard
Malcolm Hayday
Michael Hicks
Jolyon Larkman
Gordon Beesley

Operational Risk Management Committee

Reviews the Bank's risk management policy and processes, the exposure to risk (real and potential) through operational issues, market developments and new products and services

Susan Rice (Chair)
David Clark
Peter Clarke
Malcolm Hayday
Ian Cobbold
Jolyon Larkman
Pushpa Raguvaran
Suri Ramanathan

Executive Management Committee

Oversees the day-to-day management of the Bank and implements strategy and policy.

Malcolm Hayday (Chair)
Doug Burt
Graham Duncan
Michael Hicks
Jolyon Larkman
Suri Ramanathan

Additionally, there is a Joint Consultative Forum which provides an informal forum for the exchange of information and discussion of ideas amongst CAF, CAF Bank and Charity Bank.

Bankers and Advisors

Principal Bankers	The Co-operative Bank plc
Solicitors	Bates, Wells & Braithwaite; Rollitts
External Auditors	Deloitte & Touche LLP
Internal Auditors	PKF LLP

THE STAFF TEAM



Credit Risk Management

Mike Hicks mhicks@charitybank.org

Deposits

Philippa Steel psteel@charitybank.org

Finance

Suri Ramanathan sramanathan@charitybank.org

General Management

Malcolm Hayday mhayday@charitybank.org

Emma Ivory eivory@charitybank.org

Jolyon Larkman jlarkman@charitybank.org

HR Advisor

Brian Knott bknott@charitybank.org

Lending and relationship management

Peter Borgers pborgers@charitybank.org

Liesl Cox lcx@charitybank.org

Graham Duncan gduncan@charitybank.org

Robert Dyke rdyke@charitybank.org

Mary Locke marylocke@charitybank.org

Steve Miles smiles@charitybank.org

Roger Ong rong@charitybank.org

Carolyn Sims csims@charitybank.org

Loans Administration

Andrew Aspital aaspital@charitybank.org

Debbie Harmsworth dharmsworth@charitybank.org

Marketing

Mark Howland mhowland@charitybank.org

Operations

Robert Blythe rblythe@charitybank.org

Doug Burt dburt@charitybank.org

Jessica Elliott jelliott@charitybank.org

Gill Matthews gmatthews@charitybank.org

Regionally we are represented by:

Central England

Paul Aviss

Susan Rowe

North of England

John Beech

Chris Hill

Chris Longley

Geoff Wray

West of England

David Hancock

Dave McGrane

Robert Simons

Scotland

David Irving

Robin Law

Wales

Paul Aviss

Ireland

Niamh Goggin

Rev Stan Evans

All of our regional representatives can be contacted via enquiries@charitybank.org

Above:
New members of the Charity Bank team - Carolyn Sims (left), Debbie Harmsworth (centre) and Philippa Steel (right).

Photo right:
Earthworks Trust, Petersfield, Hants
Sustainability Centre providing education, training and information. A £60,000 loan helped the conversion of a former naval barracks into a residential hostel.



INVESTING IN OUR FUTURE

INVESTMENT OUTLINE

Organisation Campbeltown Wastewatchers, Campbeltown, Argyll

What it does Community-based recycling organisation, reducing waste in landfills

Amount £40,000

Purpose To buy the premises it had been renting, plus an adjacent yard

Website

www.campbeltownwastewatchers.co.uk

INVESTMENT OUTLINE

Organisation Hebridean Whale & Dolphin Trust, Isle of Mull, Argyll & Bute

What it does Scientific research and educational and conservation programmes, with a floating classroom for school children

Amount £20,000

Purpose Bridging loan to provide funds while awaiting the receipt of promised grants

INVESTMENT OUTLINE

Organisation Helmsley Walled Garden, North Yorkshire

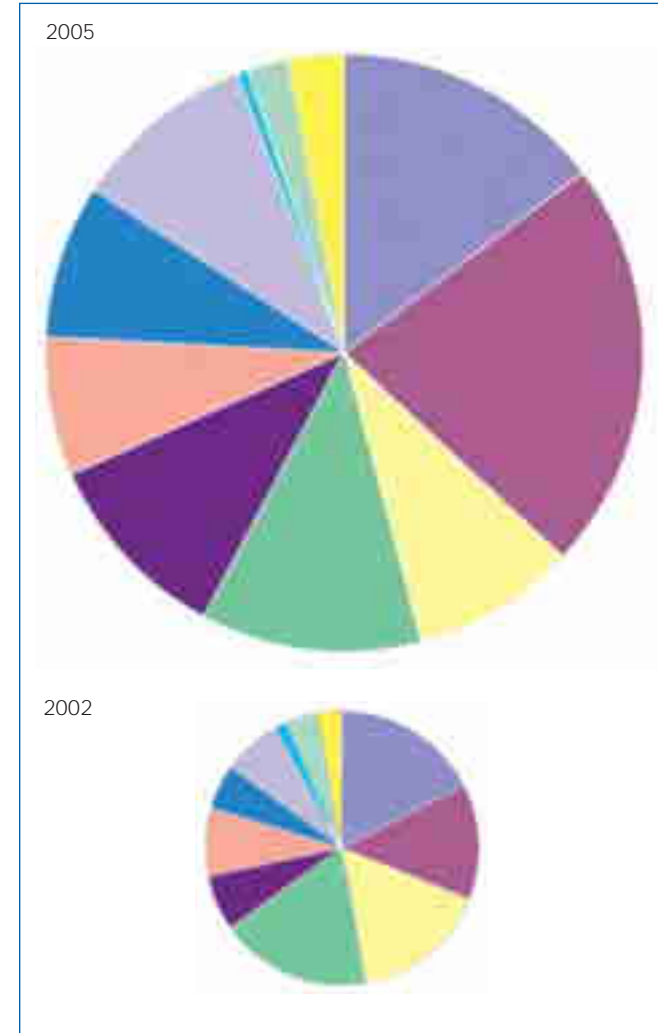
What it does Reconstruction of a 5 acre 1758 walled garden as a popular tourist attraction, to its original splendour and use

Amount £50,000

Purpose To finance construction work prior to grant receipt

Website www.helmsleywalledgarden.co.uk

PROJECTS BY SECTOR



Left:

Sectoral breakdown of borrowers
By number of loans

	2002	2005
Arts and Heritage	8%	10%
Community Regeneration	17%	15%
Community Centres and Village Halls	<1%	2%
Education, Training and Technology	14%	22%
Faith	5%	8%
Health	16%	9%
Housing and Supported Accommodation	7%	11%
International	1%	1%
Social Care	18%	12%
Sustainable Development	7%	7%
Umbrella Organisations	3%	3%

Right:

Regional distribution of depositors
By amount deposited

	2004	2005
East Midlands	1%	4%
Eastern	4%	11%
London	26%	16%
North East	1%	2%
North West	8%	8%
Northern Ireland	<1%	<1%
Scotland	9%	9%
South East	39%	26%
South West	1%	9%
Wales	<1%	2%
West Midlands	10%	7%
Yorks and Humber	1%	5%

International and Isle of Man depositors are relatively too small to feature on the chart.

Regional distribution of borrowers
By number of loans

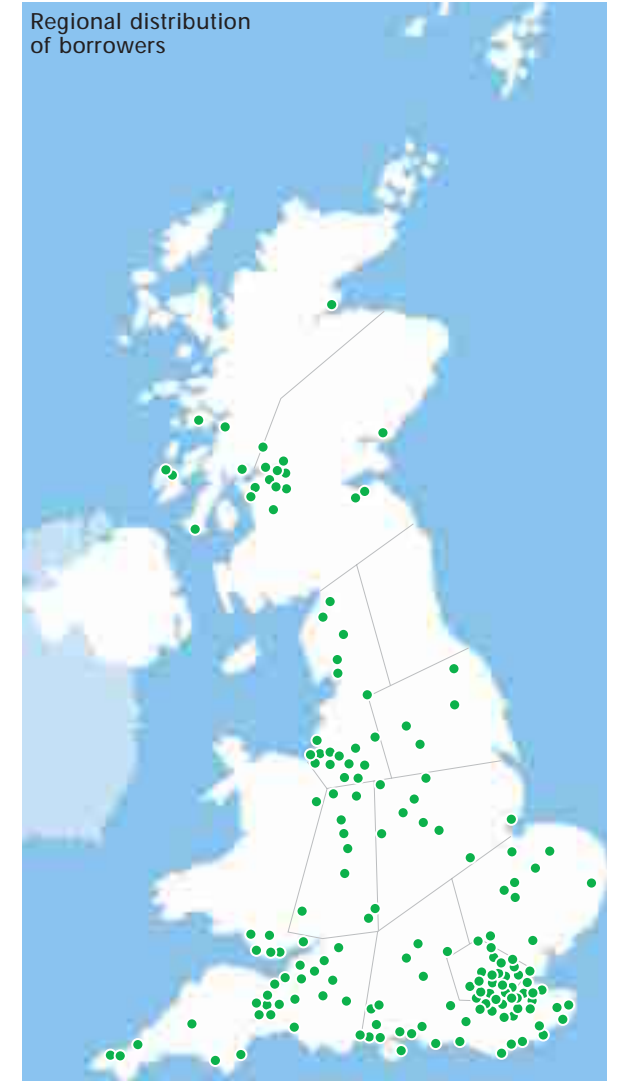
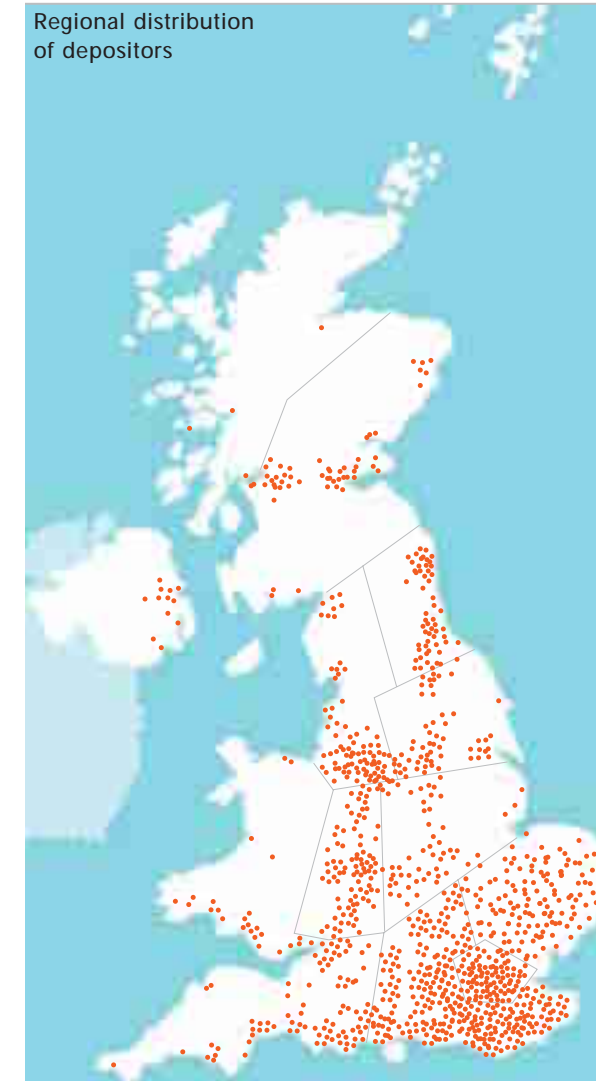
To nearest %	2004	2005
East Midlands	8%	8%
Eastern	5%	6%
London	10%	10%
North East	1%	1%
North West	10%	9%
Northern Ireland	1%	<1%
Scotland	12%	11%
South East	16%	17%
South West	17%	18%
Wales	3%	3%
West Midlands	3%	4%
Yorks and Humber	3%	4%

Other areas

International	3%	2%
UK wide	8%	6%

REGIONAL DISTRIBUTION

Photo:
Little Angel Theatre, London.
A specialist children's puppet theatre, working as a performing company and running educational programmes. A £100,000 loan provided funds for the theatre to expand and develop its work.



LOANS REPAID

Loans repaid or cancelled in 2005

Acorn Centre Project - Todmorden
 AGAPE Trust
 Age Concern Bournemouth
 Age Exchange Theatre Trust
 Andros Almshouse Charity
 Big Brothers & Sisters UK
 Brighton Society for the Blind
 Buckmaster Memorial Home
 By the Seaside
 Chestnuts Pre-school (Nursery)
 CHICKS Country Holidays For Inner City Kids
 Circus Space
 Community First
 Coventry Cyrenians
 Crix Green Trust
 Crosby Community Cinema
 Darlington Railway Athletic Club
 East Sussex Disability Association Ltd
 ECPAT UK
 Enable Housing Association
 First Stop Pre-school
 Fiveways Special School Trust
 Four Acres Charitable Trust
 Friends of Tylers Green Middle School
 Groundwork Bridgend & Neath Port Talbot
 Guild of Psychotherapists
 Hailsham Trust
 Happy Faces Pre-school
 Hebridean Whale & Dolphin Trust
 Hillcrest Community Partnership
 Isle of Wedmore Bowls Club
 Latin Link
 Legal Action Group
 Leicestershire Community Projects
 LINKS London
 Little Gidding Trust Limited
 Liverpool Arts Property Trust
 Maria Grey Nursery School

Mind in Taunton & West Somerset
 Mull & Iona Community Trust
 Mull Butchers Ltd
 National Tenants Resource Centre
 Nehemiah Project
 Pearce Institute
 PHAB (NI) Inclusion Matters
 Redbourn Playing Fields Trust
 Romiley Lifecentre - Stockport
 ROOTS (Rochdale, Heywood Middleton)
 Organisation of Tenants
 Ross of Mull Historical Centre
 Royds Community Association
 Sedbergh & District Arts & Heritage Trust
 Sherborne St John Village Hall
 Shinfield Park Day Nursery
 Shipham Community Hall
 Soil Association Ltd
 St Endellion Festival Trust
 Thomley Hall Centre Ltd
 Toc H
 Trinity Sailing Trust

Photo:

Farfield Mill, Sedbergh, Cumbria

A 19th century mill which has been restored by the Sedbergh and District Arts and Heritage Preservation Trust and now operates as an arts and heritage centre. A £170,000 loan enabled the trust to repay an outstanding loan to the Architectural Heritage Fund.



LOANS APPROVED

Loans approved in 2005

Age Concern Bournemouth
 Age Exchange Theatre Trust
 Artists Studio Company
 Attlee Foundation
 Baby Lifeline
 Barrington Village Hall & Playing Field
 Barton Hill Settlement
 Bury St Edmunds Theatre Management Ltd
 Carers Support Merton
 Caxton Trust (The Catch Up Project)
 CHICKS Country Holidays For Inner City Kids
 Chiltern Centre for Disabled Children
 Christian International Family Church
 Circus Space
 Community Health International (C.H.I.) Ltd
 Community Self Build Scotland
 Cornwall Arts Centre Trust Truro Ltd
 Crofton Community Centre
 Darlington Railway Athletic Club
 Davenant Centre
 Davis Trust
 East Huntspill New Village Hall
 East Knoyle Community Shop Association Ltd
 Emmanuel Church Tolworth Ministry Fund
 Epilepsy Action Scotland
 Farnham Castle
 Farnham Maltings Association Ltd
 Fiveways Special School Trust
 Florence Ellison Trust
 Forgandenny Village Hall
 Gardner Arts Centre Limited
 Gayton Goslings Pre-school Playgroup
 Greenacre Pre-school
 Guru Nanak Sikh Temple, Sedgley Street, Wolverhampton
 Happy Faces Pre-school
 Hebridean Whale & Dolphin Trust
 Hester Clark Charity
 HIBISCUS
 Institute of Social & Ethical Accountability
 Latin Link

Legal Action Group
 Legal Services Agency
 Little Gidding Trust Limited
 Living Paintings Trust
 Lomond Training and Environmental Services
 Maidstone Hockey Club
 Manchester Maccabi Community & Sports Club
 Merchant Seamans War Memorial Society
 Mind in Taunton & West Somerset
 National Tenants Resource Centre
 Nehemiah Project
 Newlink Wales
 North Curry Community Limited
 North Devon Pathfinder Trust Ltd
 North Herts Sanctuary Ltd
 Old Hastings Preservation Society Limited
 One World Action
 Oxford House
 Oxford School of Drama Trust
 Pennine Division Guide Association
 Pioneer Projects (Celebratory Arts) Limited
 Pioneering Care Partnership
 Playschemes Activities and Recreation for Kids
 Redbourn Playing Fields Trust
 Rhoserchan Project
 Ringsfield Hall Trust
 Ripon CVS
 Ripple Drugs Services Ltd
 Romiley Lifecentre - Stockport
 ROOTS (Rochdale, Heywood Middleton)
 Organisation of Tenants
 Sedbergh & District Arts & Heritage Trust
 Shinfield Park Day Nursery
 Shipham Community Hall
 St John's Church (Walton)
 St John's Hospital Bakewell
 St Matthews Church
 Steeple Ashton Village Shop Association Ltd
 Stretton Bowls Club
 Studland Village Hall
 Talbot Centres Ltd
 Volunteer Reading Help

Waters Upton Village Hall
 Westminster Childrens Society
 Wigmore Hall Trust
 Williams Memorial Hall
 Wiltshire & Bath Independent Living Trust
 Young Peoples Project



INVESTING IN SOCIETY'S WELLBEING

INVESTMENT OUTLINE

Organisation Multiple Sclerosis Therapy Centre, Rotherham, South Yorkshire

What it does Provides treatment and support to multiple sclerosis sufferers and their carers

Amount £50,000

Purpose Finance for the completion of a therapy centre, providing counselling, physiotherapy and other treatments

Website www.ms-selfhelp.org

INVESTMENT OUTLINE

Organisation (Photo, library picture) The Fetal Medicine Foundation, London

What it does Carries out research and offers training courses for medical practitioners in foetal medicine

Amount £150,000

Purpose To fund the purchase of additional ultrasound scanning equipment

Website www.fetalmedicine.com

INVESTMENT OUTLINE

Organisation Martha Trust, Hastings

What it does Provides for the needs of young people with profound learning disabilities and with other physical, sensory and communicative difficulties

Amount £150,000

Purpose For the completion of a new residential care unit in Hastings

Website www.marthatrust.org.uk

FINANCIAL ANALYSIS

This has been a year of growth for the Bank with the balance sheet more than doubling in size. Growth has occurred across all areas of the Bank's activities. The higher level of activity combined with a tight rein on expenses have resulted in a significant reduction in the deficit for the year as compared to the previous year. The Bank is now in a much stronger position to deliver on its mission and is well placed to achieve the targets set in the business plans.

Capital

During the year, the Bank was successful in raising additional preference capital of £455k. The Bank has also raised long term subordinated loans totalling £1m during the year. The Bank is allowed to treat these loans as capital as long as the remaining maturity on these loans is more than 5 years. The total capital raised amounts to £1.455m which compares well with the £2m target in the business plans. There are several capital deals in the pipeline and the Bank is reasonably confident of reaching its capital raising target of £9m for 2006. The Bank has sufficient capital now to support the projected growth in lending in 2006. From 2007, the regulations governing capital adequacy requirements will change as the new Basel II rules become applicable. Early indications are that the Bank is well placed in terms of its capital adequacy requirement under the new regulations.

Type of capital	£000s			
	2002	2003	2004	2005
Ordinary shares	1,000	1,000	1,000	1,000
B Preference shares	1,951	2,902	2,907	3,362
C preference shares	-	-	500	500
Subordinated loans	-	-	-	1,000
Total	2,951	3,902	4,407	5,862

Deposits

The Bank has been highly successful in attracting additional deposits during the year. Deposits under the Community Investment Tax Relief regime (CITRA) have accounted for almost all the additional deposits during the year. Returns in the form of tax relief provided to depositors under the scheme has meant that the Bank has been able to raise funds at low cost. The scheme has brought in much needed funds to the sector without denting the public purse. However, there are some issues that need to be addressed in relation to this scheme. For more details please refer to the Chief Executive's Report. As a prudent measure, the Bank has suspended accepting these deposits during the year until such time as it is confident of being able to fulfil its lending obligations under the scheme. The Bank is also concentrating its efforts in diversifying its deposit base and raising more deposits outside of the CITR scheme.

Source of deposit	£000s			
	2002	2003	2004	2005
Public	2,026	5,852	7,819	25,443
Charitable Trusts And Foundations	506	2,282	2,385	3,770
Banks and Building Societies	2,180	3,680	4,170	4,170
Total	4,712	11,814	14,374	33,383

Loans

The loan portfolio has continued to grow during the year, though at a slower rate. The net increase of £3.3m in drawn loans compares with £9m in the budget for the year. If we include loan commitments, the increase during the year is approximately £5m. The loan market in the charities and social enterprises sector is a developing market and significant time and resources are spent in overcoming resistance to loan funds in the minds of charity trustees and ensuring that they are ready to take on the responsibilities of borrowing funds to



Above:
Farnham Castle
Farnham, Surrey
Educational charity specialising in intercultural training, conferences and events, and also responsible for the upkeep and preservation of the 12th Century castle. A £50,000 loan enabled the charity to refinance its current borrowings at a more advantageous rate.

carry on with their charitable activities. The Bank has put in extra resources in its lending activities and this has resulted in an increase in both the volume and quality of deals approved by the Bank. We are reasonably confident of achieving the target of £8.6m in additional lending in 2006. We are also pleased to report that our loan loss experience has continued to be very good. We have written off one loan which was fully provided for in the previous year and provided for the irrecoverable portion of another loan.

Details

	£000s			
	2002	2003	2004	2005
Drawn loans	4,562	6,281	8,098	11,328
Commitments	1,073	939	667	2,189
Total	5,635	7,220	8,765	13,517

Income and expenditure

The deficit for the year is £597k and compares favourably to the budget deficit of £618k. Net interest income for the year amounted to £1,055k, an increase of 74% from the previous year. The increase is solely due to the higher volume of funds available for investments. These funds are invested in the money market pending disbursements on approved loans to charities and social enterprises. Grants and other income amounted to £265k and includes the 1% arrangement fees which is a one time levy on all approved loans. This item also includes fees earned by the Bank for managing the Futurebuilders England programme. Expenses at £1,805k have registered an increase of 13% over the previous year. The bulk of the increase is due to an increase in staff costs which have increased on account of higher number of staff employed as well as increased salaries to staff. The increases are part of the pay award which is being implemented in 2 stages. The second stage of the scheme has been implemented in early 2006 and will be reflected in the financial statements for that year. Provisions and bad debts written off include a general provision at 3% on net additional

lending during the year and specific loan loss provision as required. According to the business plans, the Bank will continue to incur deficits until 2007 and earn a surplus in 2008. We are well placed to achieve this target and move the Bank towards becoming a self sustaining organisation within the next two years.

Item	£000s			
	2002	2003	2004	2005
Net interest income	214	409	607	1,055
Grants and other income	161	190	273	265
Total income	375	599	880	1,320
Expenditure	(1,100)	(1,274)	(1,596)	(1,805)
Loan loss provision and Bad debts written off	(30)	(59)	(101)	(112)
Net deficit	(755)	(734)	(817)	(597)

THE FINANCIAL PICTURE

Summary financial statements for the year ended 31 December 2005. Detailed financial statements for 2005 are available on the Bank's website. Alternatively, they may be obtained by contacting the Bank.

INCOME AND EXPENDITURE ACCOUNT

INCOME	£000s		EXPENDITURE	£000s	
	2005	2004		2005	2004
Net Interest Income	1,055	607	Charitable expenses	1,144	1,104
Net fees & commissions	158	149	Fund-raising costs	217	249
Donations	107	124	Management expenses	376	213
			Depreciation	68	30
Net total income	1,320	880	Provision for bad and doubtful debts	61	101
Loss for the year	597	817	Bad debts written off	51	-
	1,917	1,697		1,917	1,697
BALANCE SHEET			Liabilities		
Assets			Deposits by banks	4,170	4,170
Cash balances	1,336	635	Customer accounts	29,213	10,204
Loans to charities	10,990	7,821	Long term loan	1,000	-
Loans to banks	24,770	8,780	Other liabilities	163	140
UK Government Gilt	1,131	1,147			
Other assets	364	258			
			Called up share capital	34,546	14,514
			Profit and loss account	4,862	4,407
				(2,903)	(2,306)
			Total liabilities	36,505	16,615
			Founder Reserve	2,086	2,026
Total Assets	38,591	18,641	Total Liabilities and Charitable Funds	38,591	18,641
Memorandum Items					
Commitments	2,189	667			
Guarantees	87	89			
	2,276	756			

THE COMPANY WE KEEP

Shareholders of the Bank at 31 December 2005

Ordinary shares

Charities Aid Foundation (CAF)

Non-Cumulative B Preference shares

Charities Aid Foundation (CAF)

Tudor Trust

MB Trust

Serve All Trust

The Nuffield Foundation

The Baring Foundation

National Council for Voluntary Organisations

The Northern Rock Foundation

Esmée Fairbairn Foundation

The Phillips Fund

The Prairie Trust

The Trust for Education

The Vodafone UK Foundation

Mercers' Charitable Foundation

Non-Cumulative C Preference shares

Barclays Bank

Depositors include

Auction House Services

AW60 Trust

Bank of Scotland

Barclays Bank

Community Development Finance Association (CDFA)

Caledonia Centre for Social Development

Chelwood 2000 Charitable Settlement

Chester Diocesan Board of Finance

Co-operative Bank

Dawe Trust

Deutsche Bank

Ecology Building Society

Fife Council

Housing Associations Charitable Trust (HACT)

Hawkins Trust

Liverpool Diocesan Board of Finance

Natwest Community Finance Fund SE

Northern Rock Foundation

Northmoor Trust

Orr Mackintosh Foundation (Sharegift)

Peabody Trust

Serve All Trust

Share Centre

Tenbury Trust

Unity Trust Bank

Vincent Housing Association

Wates Foundation

Zimbabwe Rural Schools

+ over 1300 individuals

BANKING FOR THE COMMON GOOD



The Charity Bank Limited
194 High Street
Tonbridge
Kent TN9 1BE

Tel: +44 (0)1732 774040
Fax: +44 (0)1732 774069
E-mail: enquiries@charitybank.org
Web site: www.charitybank.org



Deutsche Bank

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All printing material used by Charity Bank is on renewable resources or recycled material.

