

Registered Charity No: 1086890

**Royal Benevolent and Educational Fund for
Watermen and Lightermen of the River Thames**

Trustee's report and financial statements

30 June 2025

EDMUND CARR LLP
Chartered Accountants & Registered Auditors
146 New London Road
Chelmsford
Essex
CM2 0AW

ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES

FOR THE YEAR ENDED 30 JUNE 2025

CONTENTS

Trustees, advisors and principal staff	1
Trustee's report	2 - 6
Independent auditor's report	7 - 10
Statement of financial activities	11
Balance sheet	12
Cash flow statement	13
Notes to the financial statements	14 - 26

ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES

TRUSTEES, ADVISORS AND PRINCIPAL STAFF

FOR THE YEAR ENDED 30 JUNE 2025

The Trustee

The Court of The Company of Watermen and Lightermen of the River Thames acting through the Almshouses and Charities Committee

The Almshouses and Charities Committee of The Company of Watermen and Lightermen of the River Thames during the year and up to the date of the Trustees' Report

Trustee Members

David Wootton	President
Graham Barnard	(Appointed 23 July 2025)
Sean Collins	(Appointed 23 July 2025)
Andrew Fenemore Jones	(Appointed 23 July 2025)
Edward Gradosielski	(Resigned 23 July 2025)
Robert Manning	(Resigned 23 July 2025)
Richard Springford	(Resigned 23 July 2025)
Derek Mann	(Resigned 23 July 2025)
Jeremy R Randall	(Resigned 23 July 2025)

Ordinary members

Nicky Smallbone	Robert Crouch
Richard D Turk	John Potter
Richard G Turk	Lambros Varnavides
David Beard	Martin Thacker
Mark Telfer	Mark Blandford-Baker
Jonathan Lynn	Eric Reynold

Registered address

Watermen's Hall
16-18 St Mary at Hill
London, EC3R 8EF

Registered Charity No: 1086890

Advisors and principal staff

Principal Staff

Julie Lithgow
Clerk to the Trustee

Bankers

HSBC
20 Eastcheap, London, EC3M 1ED

Auditors

Edmund Carr LLP
146 New London Road
Chelmsford
Essex, CM2 0AW

Investment Managers

Rathbones - Incorporating Investec
30 Gresham Street
London
EC2V 7QN

ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES

TRUSTEE'S REPORT

FOR THE YEAR ENDED 30 JUNE 2025

Governing Document

As from 1 July 2011 and in accordance with the Charity Commission scheme dated 31 March 2011 the charities of the Company of Watermen and Lightermen – Royal Cottage Home for Watermen and Lightermen, the Benevolent Fund of the Company of Watermen and Lightermen of the River Thames are known as Royal Benevolent and Educational Fund for Watermen and Lightermen and together with the Watermen's Hall Preservation Trust are jointly known as the Watermen and Lightermen Charities. The number of the new charity is the registration formerly used for the Royal Cottage Homes for Watermen (1086890).

The assets and liabilities of the Philip Henman Foundation (1049085) were transferred into the new charity as from 1 July 2011.

The financial statements have been prepared in accordance with the Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102) - (Charities SORP (FRS 102)), the Financial Reporting Standard applicable in the United Kingdom and Republic of Ireland (FRS 102), the Charities Act 2011 and UK Generally Accepted Accounting Practice.

Trustees

The Court of The Company of Watermen and Lightermen of the River Thames is the Charitable Trustee of the Charity. The Company also acts as charitable trustee for The Poors Fund. The Court acts through the Almshouses and Charities Committee, the members of which are listed on page 1. The Court has appointed named Trustees to act on its behalf. These appointments are elected annually. The Court of the Company of Watermen and Lightermen of the River Thames is comprised of Craft Owning Freemen who have been elected to the Court. The Trustee Members are kept informed of any changes to charity legislation and are given the opportunity to undertake any further training that they might wish to do. All new Trustee Members are briefed as to their legal obligations under charity law.

Organisation

The Almshouses and Charities Committee is elected annually by the Court. The President and Chairman of the Committee is appointed for a three-year term of office, renewable for a further three years. The Company's Clerk acts as Secretary to the Committee. The Committee meets quarterly, with one annual meeting to approve the Trustee's annual report.

Staff

The day-to-day management of the Charity is delegated to Julie Lithgow as Clerk to the Trustee. A staff of five people is employed by The Company of Watermen and Lightermen and they provide services to the Charity as and when required.

Additionally, four staff are employed directly by the Charity and provide oversight and maintenance of the Charity's Almshouses in Hastings.

ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES

TRUSTEE'S REPORT *(continued)*

FOR THE YEAR ENDED 30 JUNE 2025

Objects of the Charity

The objects of the Charity are:

- 1) the relief of those principal beneficiaries of the Charity in need of reason by age, ill-health, disability, financial hardship or other disadvantage by;
 - a) the provision of financial assistance;
 - b) the provision of advice, guidance or counselling;
 - c) the provision, or assistance with the cost, of accommodation, including nursing or care homes and any other form of residential accommodation appropriate to the needs of the beneficiaries; and
 - d) such other charitable means as the Trustee shall from time to time determine;
- 2) the education and training of the principal and other beneficiaries of the Charity including education in skills associated with the use of inland and estuarial waterways and in the history and traditions of the Company;
- 3) the provision of Almshouse accommodation for the principal beneficiaries of the Charity who are in need, hardship or distress.

Objectives and activities for public benefit

The principal beneficiaries of the Charity are the Freemen of the Company of Watermen and Lightermen and their widows, widowers, children or other dependants. The Charity provides accommodation for needy Freemen who have reached retirement age and who find themselves in reduced circumstances by way of bungalows at its site in Hastings. The bungalows are to a high standard to provide affordable accommodation in pleasant and safe surroundings. Properties that are surplus to immediate requirements are let on short-hold tenancies, which assist with providing the additional funds necessary for the overall maintenance and upgrading of the properties. The Charity provides a community centre at Hastings, which the residents as well as visitors within the local community use for social functions and other activities.

The Charity is available to provide a benefit to the local community by being able to offer some accommodation on short hold tenancies. The Charity tries to benefit as many relevant people as possible according to its objectives and activities.

The Charity assists with the training and education for its apprentices and other interested parties wishing to learn the skills associated with the use of inland and estuarial waterways and in the history and traditions of the Company.

The Charity has an obligation to preserve for the benefit of the public Watermen's Hall (the building) and to encourage reasonable public access to view its historic and architectural features, works of art, furniture and artefacts and records (the collection). During the year guided hall tours were arranged for interested parties.

The Trustee has referred to the guidance contained in the Charity Commission's general guidance on public benefit when reviewing its aims and objectives and in planning future activities. In particular, the Trustee will consider how planned activities will contribute to the aims and objectives set.

ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES

TRUSTEE'S REPORT *(continued)*

FOR THE YEAR ENDED 30 JUNE 2025

Achievements and Performance

Site Management

Strutt and Parker have been appointed since September 2008 to manage at Ditchling, and it is fully let to commercial tenants.

During the year the Trustee and members of staff made regular visits to Hastings to meet the residents.

During the year several of the properties at both sites have undergone a full refurbishment to improve them and to ensure that they comply with current legislation. This programme is being continued as and when a property becomes vacant. The Trustees sought professional advice as to the best methods to improve the housing stock.

Future activities

The Trustee intends to keep all the properties at both sites in a good state of repair and has during the year upgraded the kitchens and bathrooms in several properties as they have become vacant.

The Trustee intends to continue to facilitate training and education for those interested in a career on the Thames and associated waterways. During the year new apprentices continued to be bound to the Company of Watermen and Lightermen of the River Thames and are eligible to participate in ongoing training.

Financial Review

The income derived from maintenance charges paid by Watermen and rents from private tenants covers the cost of maintenance including a reserve for future expenditure. This is divided into routine annual maintenance and an extraordinary repair fund. The latter is under the management of M&G Securities as agents for the National Association of Almshouses.

The Charity's investments are managed by investment managers Rathbones and M & G Securities.

The Trustee's investment powers are contained in Charity Commission Schemes for the Charity and statutes. Rathbones provide quarterly reports to the Trustee in addition to attending at least one meeting a year to discuss the performance and investment policy.

The attached financial statements show the current state of the finances, which the Committee considers to be sound. These statements comply with current statutory requirements. The Charity is able to meet its financial obligations. As the financial statements show, the total funds for future use as at 30 June 2025 were £4,855,133 (2024: £4,653,634).

ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES

TRUSTEE'S REPORT *(continued)*

FOR THE YEAR ENDED 30 JUNE 2025

Reserves

The Trustee wishes to keep sufficient reserves to maintain the Almshouses to a high standard of repair and provide an acceptable level of care for its residents. The Trustee is satisfied with the adequacy of the reserves at this time but given the age and condition of the properties at Ditchling and Hastings some concern could arise in the future. The Trustee has reviewed the amounts invested in the Extra Ordinary Repair Fund each year.

Amount of restricted funds held at the year-end - £1,029,018 (2024: £1,043,902).

Amount of free reserves available - £3,826,115 (2024: £3,609,732).

Investment policy

During the year the portfolio achieved a return of 2.4% (2024: 2.9%) before an upward revaluation of 5.2% (2024: 10.4%).

The policy set by the Trustee Members seeks to maintain the value of the fund in real terms by investing in a combination of income and capital growth investments. The Trustee reviewed its investment policy in 2012 and the guidelines given to Rathbones set an objective of mainly capital growth but with a reasonable expectation of dividend generation. The Trustee undertook a review in 2017 and intend to review again in the near future.

Ethical Investment Policy

The Trustee covers any ethical issues when reviewing the performance of its portfolio with Rathbones and is satisfied with the ethical approach to investing adopted by that company.

Risk Management

The Trustee has considered the major risks faced by the Charity and has taken appropriate action to manage them. This policy is reviewed regularly to identify any new risks the Charity may face. The Trustee has implemented procedures designed to minimise any potential risks should they materialise.

ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES

TRUSTEE'S REPORT *(continued)*

FOR THE YEAR ENDED 30 JUNE 2025

Statement of Trustee's responsibilities

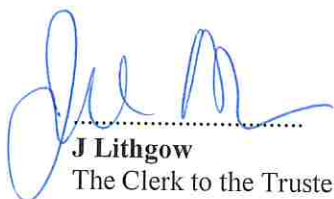
The Trustee is responsible for preparing the Trustee's Report and the financial statements in accordance with applicable law and United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice).

The Law applicable to charities in England and Wales requires the Trustee to prepare accounts for each financial year, which give a true and fair view of the state of affairs of the Charity and its incoming resources and application of resources for that period. In the preparation of these accounts the Trustee is required to:

- select suitable accounting policies and apply these consistently;
- observe the methods and principles of the Charities SORP 2019 (FRS 102);
- make judgements and estimates that are reasonable and prudent;
- state whether applicable accounting standards have been followed, subject to any material departures disclosed and explained in the financial statements;
- prepare the accounts on the going concern basis unless it is inappropriate to presume that the Charity will continue in operation.

The Trustee is responsible for keeping accounting records that disclose with reasonable accuracy at any time the financial position of the Charity and enable it to ensure that the financial statements comply with the Charities Act 2011, Charities (Accounts Reports) Regulations 2008 and the trust deed. The Trustee is also responsible for safeguarding the assets of the Charity and hence taking reasonable steps for the prevention and detection of fraud and other irregularities.

Approved by the Trustee and signed on its behalf by:



J Lithgow
The Clerk to the Trustee

Date: 20-11-2025

ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES

INDEPENDENT AUDITOR'S REPORT TO THE TRUSTEE OF ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES

FOR THE YEAR ENDED 30 JUNE 2025

Opinion

We have audited the financial statements of the Royal Benevolent and Educational Fund for Watermen and Lightermen of the River Thames (the 'charity') for the year ended 30 June 2025 which comprise the Statement of Financial Activities, the Balance Sheet, the Statement of Cash Flow and notes to the financial statements, including significant accounting policies. The financial reporting framework that has been applied in their preparation is applicable law and United Kingdom Accounting Standards, including Financial Reporting Standard 102 The Financial Reporting Standard applicable in the UK and Republic of Ireland (United Kingdom Generally Accepted Accounting Practice).

In our opinion the financial statements:

- give a true and fair view of the state of the charity's affairs as at 30 June 2025, and of its incoming resources and application of resources, including its income and expenditure, for the year then ended;
- have been properly prepared in accordance with United Kingdom Generally Accepted Accounting Practice; and
- have been prepared in accordance with the requirements of the Charities Act 2011.

Basis for opinion

We conducted our audit in accordance with International Standards on Auditing (UK) (ISAs (UK)) and applicable law. Our responsibilities under those standards are further described in the Auditor's responsibilities for the audit of the financial statements section of our report. We are independent of the charity in accordance with the ethical requirements that are relevant to our audit of the financial statements in the UK, including the FRC's Ethical Standard, and we have fulfilled our other ethical responsibilities in accordance with these requirements. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

Conclusions relating to going concern

In auditing the financial statements, we have concluded that the trustee's use of the going concern basis of accounting in the preparation of the financial statements is appropriate.

Based on the work we have performed, we have not identified any material uncertainties relating to events or conditions that, individually or collectively, may cast significant doubt on the charity's ability to continue as a going concern for a period of at least twelve months from when the financial statements are authorised for issue.

Our responsibilities and the responsibilities of the trustee with respect to going concern are described in the relevant sections of this report.

Other information

The other information comprises the information included in the Trustee's Report, other than the financial statements and our auditor's report thereon. The trustee is responsible for the other information. Our opinion on the financial statements does not cover the other information and we do not express any form of assurance conclusion thereon.

ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES

INDEPENDENT AUDITOR'S REPORT TO THE TRUSTEE OF ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES *(continued)*

FOR THE YEAR ENDED 30 JUNE 2025

Our responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the financial statements or our knowledge obtained in the course of the audit or otherwise appears to be materially misstated. If we identify such material inconsistencies or apparent material misstatements, we are required to determine whether this gives rise to a material misstatement in the financial statements themselves. If, based on the work we have performed, we conclude that there is a material misstatement of this other information, we are required to report that fact.

We have nothing to report in this regard.

Matters on which we are required to report by exception

We have nothing to report in respect of the following matters in relation to which the Charities (Accounts and Reports) Regulations 2008 require us to report to you if, in our opinion:

- the information given in the trustees' report is inconsistent in any material respect with the financial statements; or
- sufficient accounting records have not been kept; or
- the financial statements are not in agreement with the accounting records; or
- we have not received all the information and explanations we require for our audit.

Responsibilities of the trustee

As explained more fully in the trustee's responsibilities statement, the trustee is responsible for the preparation of the financial statements and for being satisfied that they give a true and fair view, and for such internal control as the trustee determines is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, the trustee is responsible for assessing the charity's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the trustee either intends to liquidate the charity or to cease operations, or have no realistic alternative but to do so.

Auditor's responsibilities for the audit of the financial statements

We have been appointed as auditor under section 145 of the Charities Act 2011 and report in accordance with the Act and relevant regulations made or having effect thereunder.

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with ISAs (UK) will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statements.

ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES

INDEPENDENT AUDITOR'S REPORT TO THE TRUSTEE OF ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES *(continued)*

FOR THE YEAR ENDED 30 JUNE 2025

Irregularities, including fraud, are instances of non-compliance with laws and regulations. We design procedures in line with our responsibilities, outlined above, to detect material misstatements in respect of irregularities, including fraud. The extent to which our procedures are capable of detecting irregularities, including fraud is detailed below:

Our approach to identifying and assessing the risks of material misstatement in respect of irregularities, including fraud and non-compliance with laws and regulations, was as follows;

- The engagement partner ensured that the engagement team collectively had the appropriate competence, capabilities and skills to identify or recognise non-compliance with applicable laws and regulations.

We assessed the susceptibility of the charity's financial statements to material misstatement, including obtaining an understanding of how fraud might occur by;

- Making enquiries of management as to where they considered there was susceptibility to fraud, their knowledge of actual, suspected and alleged fraud.
- Considered the internal controls in place to mitigate the risks of fraud and non-compliance with laws and regulations.

To address the risk of fraud through management bias and override of controls, we;

- Performed analytical procedures to identify any unusual or unexpected relationships
- Tested journal entries to identify unusual transactions

In response to the risk of irregularities and non-compliance with laws and regulations, we designed procedures which included, but were not limited to:

- Agreeing financial statement disclosures to underlying supporting documentation
- Reading the minutes of meetings of those charged with governance
- Enquiring of management as to actual and potential litigation and claims

Because of the inherent limitations of an audit, there is a risk that we will not detect all irregularities, including those leading to a material misstatement in the financial statements or non-compliance with regulation. This risk increases the more that compliance with a law or regulation is removed from the events and transactions reflected in the financial statements, as we will be less likely to become aware of instances of non-compliance. The risk is also greater regarding irregularities occurring due to fraud rather than error, as fraud involves intentional concealment, forgery, collusion, omission or misrepresentation.

ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES

INDEPENDENT AUDITOR'S REPORT TO THE TRUSTEE OF ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES (*continued*)

FOR THE YEAR ENDED 30 JUNE 2025

As part of an audit in accordance with ISAs (UK), we exercise professional judgment and maintain professional scepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the charity's internal control.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by the trustees.
- Conclude on the appropriateness of the trustees' use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the charity's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditor's report to the related disclosures in the financial statements or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditor's report. However, future events or conditions may cause the charity to cease to continue as a going concern.
- Evaluate the overall presentation, structure and content of the financial statements, including the disclosures, and whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation (ie. gives a true and fair view).

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

Use of our report

This report is made solely to the charity's trustee, as a body, in accordance with Part 4 of the Charities (Accounts and Reports) Regulations 2008. Our audit work has been undertaken so that we might state to the charity's trustee those matters we are required to state to them in an auditor's report and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the charity and the charity's trustee as a body, for our audit work, for this report, or for the opinions we have formed.

Edmund Carr LLP
.....
Edmund Carr LLP
Chartered Accountants & Statutory Auditors
146 New London Road
Chelmsford
Essex
CM2 0AW

Date: *22/12/2025*

**ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND
LIGHTERMEN OF THE RIVER THAMES**

STATEMENT OF FINANCIAL ACTIVITIES

FOR THE YEAR ENDED 30 JUNE 2025

	Notes	Unrestricted funds £	Restricted funds £	Total 2025 £	Total 2024 £
Income from:					
Donation and legacies	2	21,156	9,948	31,104	10,445
Charitable activities	3	39,607	8,387	47,994	40,459
Other trading activities	3	577,402	-	577,402	532,092
Investments	3	24,708	43,639	68,347	74,797
Fundraising activities	3	-	1,794	1,794	6,575
Total income	14	662,873	63,768	726,641	664,368
Expenditure on:					
Raising funds	5	-	6,761	6,761	4,841
Charitable activities	5	244,243	144,189	388,432	495,679
Grants	9	-	-	-	-
Other trading activities	4	310,221	-	310,221	267,164
Total expenditure	14	554,464	150,950	705,414	767,684
Net income / (expenditure)		108,409	(87,182)	21,227	(103,316)
Gains / (losses) on investment assets					
Realised		(7,144)	(12,777)	(19,921)	28,852
Unrealised	11	115,118	85,075	200,193	363,954
Net movement in funds		216,383	(14,884)	201,499	289,490
Fund balances brought forward	14	3,609,732	1,043,902	4,653,634	4,364,144
Fund balances carried forward	14	3,826,115	1,029,018	4,855,133	4,653,634

All of the Charity's activities are continuing.

The notes on pages 14 to 26 form part of these financial statements.


ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES

BALANCE SHEET

AS AT 30 JUNE 2025

	Notes	Unrestricted funds £	Restricted funds £	Total 2025 £	Total 2024 £
Fixed assets					
Tangible assets	10	549,939	59,549	609,488	643,868
Listed investments	11	2,074,229	889,378	2,963,607	2,908,173
Other investments	11	1,012,360	-	1,012,360	944,806
		<u>3,636,528</u>	<u>948,927</u>	<u>4,585,455</u>	<u>4,496,847</u>
Current assets					
Debtors	12	148,100	2,183	150,283	115,313
Cash at bank and in hand		106,817	77,908	184,725	125,260
		<u>254,917</u>	<u>80,091</u>	<u>335,008</u>	<u>240,573</u>
Creditors: Amounts falling due within one year	13	(65,330)	-	(65,330)	(83,786)
Net current assets		<u>189,587</u>	<u>80,091</u>	<u>269,678</u>	<u>156,787</u>
Total assets less liabilities		<u>3,826,115</u>	<u>1,029,018</u>	<u>4,855,133</u>	<u>4,653,634</u>
Fund balances					
Unrestricted funds:					
General fund		2,813,755	-	2,813,755	2,664,926
Designated funds		1,012,360	-	1,012,360	944,806
Total unrestricted funds	14	<u>3,826,115</u>	<u>-</u>	<u>3,826,115</u>	<u>3,609,732</u>
Restricted funds	14	-	1,029,018	1,029,018	1,043,902
Total funds	14	<u>3,826,115</u>	<u>1,029,018</u>	<u>4,855,133</u>	<u>4,653,634</u>

The financial statements on pages 11 to 26 were approved and authorised for issue by the Trustee on 20/11/2025 and signed on its behalf by:


D. WOOTTON
The President


J. LITHGOW
The Clerk to the Trustee

The notes on pages 14 to 26 form part of these financial statements.

**ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND
LIGHTERMEN OF THE RIVER THAMES**

CASH FLOW STATEMENT

FOR THE YEAR ENDED 30 JUNE 2025

	Notes	2025 £	2024 £
Cash flows from operating activities			
Net movement in funds		201,499	289,490
<i>Adjustments for:</i>			
Revaluation of investments	11	(200,193)	(363,954)
Profit on sale of investments		19,921	(28,852)
Depreciation	10	58,313	57,735
<i>Changes in:</i>			
Trade and other debtors		(34,970)	11,785
Trade and other creditors		(18,456)	13,461
Cash used in operations		26,114	(20,335)
Investment income receivable	3	(67,634)	(73,342)
Bank interest receivable	3	(713)	(1,455)
Net cash used in operating activities		<u>(42,233)</u>	<u>(95,132)</u>
Cash flows from investing activities			
Purchase of fixed assets	10	(23,933)	(17,396)
Purchase of investments	11	(332,731)	(524,048)
Proceeds from sale of investments		390,015	576,919
Investment income receivable		67,634	73,342
Bank interest receivable		713	1,455
Net cash from investing activities		<u>101,698</u>	<u>110,272</u>
Net (decrease)/increase in cash and cash equivalents		59,465	15,140
Cash and cash equivalents at beginning of the year		125,260	110,120
Cash and cash equivalents at end of the year		<u><u>184,725</u></u>	<u><u>125,260</u></u>

The notes on pages 14 to 26 form part of these financial statements.

ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES

NOTES TO THE FINANCIAL STATEMENTS

FOR THE YEAR ENDED 30 JUNE 2025

1) Accounting policies

a) Basis of accounting

The financial statements have been prepared in accordance with the Statement of Recommended Practice: Accounting and Reporting by Charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102) and the Financial Reporting Standard applicable in the United Kingdom and Republic of Ireland (FRS 102) and the Charities Act 2011.

The financial statements are prepared on a going concern basis under the historical cost convention, modified to include certain items at fair value. The financial statements are prepared in sterling which is the functional currency of the Charity and rounded to the nearest £.

b) Assessment of going concern

The Trustee is of the opinion that the Charity has sufficient resources to continue operating for the next 12 months from the date of signing these financial statements.

c) Income

Income from rental and maintenance

Income from rental and maintenance is taken to the statement of financial activities as it arises.

Income from investments

Income from investments includes the net incoming resources of M&G Securities and Investec investment portfolios; such income is recorded as received.

Donations, grants and legacies

Incomes from donations, grants and legacies are accounted for as soon as receipt is probable, and the amount can be reliably estimated.

d) Expenditure

Grants

Grants to individuals are only payable provided the individuals meet the relevant criteria and provided the Charity has sufficient funds. However, grants are recognised in their totality as soon as these are offered to the recipient, on the grounds that the recipients have reasonable expectations that they will receive the grants in full. Where grants have not been taken up, and the recipient has breached the terms of the grant, they are written back.

The Trustee considers grant applications for funding from the Committees of the Company of Watermen and Lightermen for charitable activities and the Board of Watermens Hall Limited.

ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 30 JUNE 2025

1) Accounting policies (continued)

Depreciation

Depreciation is provided on a straight-line basis so as to write off the cost of tangible fixed assets over their expected useful economic lives. The annual depreciation rates used for each category of fixed asset are as follows:

Freehold property	1% straight-line
Freehold property improvements	10% straight-line
Motor vehicles	20% straight-line
Fixtures and fittings	10% straight-line
Company barge	4% straight-line

Artefacts of the Charity are not depreciated.

Other expenditure

Other expenditure is recognised on an accruals basis. Management costs are charged to the Charity by The Company of Watermen and Lightermen of the River Thames and administration costs are recharged to the charities from Watermens Hall Limited. These represent the costs of managing the Charity including maintaining its records.

Irrecoverable VAT

The Charity is not registered for VAT so cannot recover the VAT on any expenditure incurred. This irrecoverable VAT is included in the relevant costs shown in the Statement of Financial Activities.

e) **Tangible fixed assets**

Tangible fixed assets are stated at cost less accumulated depreciation. Only capital expenditure over £1,000 is capitalised; items costing below this amount are written off immediately.

Housing properties

Housing properties are stated at their original cost, plus the cost of capitalised improvements. Donated properties are included at a £nil valuation as a reliable estimate of their value as at the date of gift is not obtainable because of the nature of the properties and the purpose to which they are used by the Charity.

Impairment

Any tangible fixed assets, including housing properties, which are impaired, are written down to their estimated economic value to the Charity. As at the year-end no assets were impaired in value or use.

f) **Investments**

Investments are shown at market value. The change in investment market values during the year includes gains and losses on investments sold as well as unrealised gains and losses in the value of investments held as at the year-end.

ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 30 JUNE 2025

1) Accounting policies (continued)

g) Debtors

Debtors are recognised initially at the transaction price. A provision for the impairment of debtors is established when there is evidence that the Charity will not be able to collect all amounts due.

h) Creditors

Creditors are recognised where the Charity had a present obligation resulting from a past event that will probably result in the transfer of funds to a third party and the amount due can be measured reliably. Creditors are normally recognised at their settlement amount.

i) Fund accounting

Funds held by the Charity are either:

Unrestricted general funds – these are funds that can be used in accordance with the charitable objectives at the discretion of the Trustee.

Designated funds – these are funds included within the unrestricted funds and represent sums that are set aside by the Trustee for specific future purposes or projects.

Restricted funds – these are funds that can only be used for particular restricted purposes within the objects of the Charity. Restrictions arise when specified by the donor or when funds are raised for particular restricted purposes.

j) Financial instruments

Financial assets and financial liabilities are recognised when the Charity becomes a party to the contractual provisions of the instrument.

Financial liabilities are classified according to the substance of the contractual arrangements entered into.

All financial assets and liabilities are initially measured at transaction price (including transaction costs), except for those financial assets classified as at fair value through profit or loss, which are initially measured at fair value (which is normally the transaction price excluding transaction costs).

Investments in non-convertible preference shares and non-puttable ordinary or preference shares (where shares are publicly traded or their fair value is reliably measurable) are measured at fair value through profit or loss. Where fair value cannot be measured reliably, investments are measured at cost less impairment.

ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 30 JUNE 2025

2) Income from donations and legacies

	Relief of Poverty & Other £	Training & Education £	Preservation £	Total 2025 £	Total 2024 £
Donations	21,156	-	9,948	31,104	10,445
	<u>21,156</u>	<u>-</u>	<u>9,948</u>	<u>31,104</u>	<u>10,445</u>
Unrestricted funds	21,156	-	-	21,156	9,670
Restricted funds	-	-	9,948	9,948	775
	<u>21,156</u>	<u>-</u>	<u>9,948</u>	<u>31,104</u>	<u>10,445</u>

3) Income earned from other activities

	Relief of Poverty & Other £	Training & Education £	Preservation £	Total 2025 £	Total 2024 £
Charitable activities					
Provision of social housing	36,072	-	-	36,072	35,808
Other charitable activities	3,535	8,387	-	11,922	4,651
	<u>39,607</u>	<u>8,387</u>	<u>-</u>	<u>47,994</u>	<u>40,459</u>
Other trading activities					
Market rentals	577,402	-	-	577,402	532,092
	<u>577,402</u>	<u>-</u>	<u>-</u>	<u>577,402</u>	<u>532,092</u>
Investment income					
Investment income	49,150	18,484	-	67,634	73,342
Bank interest	454	259	-	713	1,455
	<u>49,604</u>	<u>18,743</u>	<u>-</u>	<u>68,347</u>	<u>74,797</u>
Fundraising	-	-	1,794	1,794	6,575
	<u>-</u>	<u>-</u>	<u>1,794</u>	<u>1,794</u>	<u>6,575</u>
	<u>666,613</u>	<u>27,130</u>	<u>1,794</u>	<u>695,537</u>	<u>653,923</u>
Unrestricted funds	641,717	-	-	641,717	597,594
Restricted funds	24,896	27,130	1,794	53,820	56,329
	<u>666,613</u>	<u>27,130</u>	<u>1,794</u>	<u>695,537</u>	<u>653,923</u>

ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 30 JUNE 2025

4) Employee and administration costs

Current year:

	Housing Management	Service Costs	Total 2025	Total 2024
	£	£	£	£
Salaries	5,419	62,314	67,733	66,754
Social security costs	429	4,928	5,357	4,490
Pension contributions	146	1,674	1,820	1,402
	<u>5,994</u>	<u>68,916</u>	<u>74,910</u>	<u>72,646</u>
Administration expenses	18,815	216,376	235,191	195,418
Strutt & Parker management fees	-	24,929	24,929	20,544
	<u>24,809</u>	<u>310,221</u>	<u>335,030</u>	<u>288,608</u>

Prior year:

	Housing Management	Service Costs	Total 2024	Total 2023
	£	£	£	£
Salaries	5,340	61,414	66,754	50,366
Social security costs	359	4,131	4,490	3,280
Pension contributions	112	1,290	1,402	335
	<u>5,811</u>	<u>66,835</u>	<u>72,646</u>	<u>53,981</u>
Administration expenses	15,633	179,785	195,418	180,436
Strutt & Parker management fees	-	20,544	20,544	18,363
	<u>21,444</u>	<u>267,164</u>	<u>288,608</u>	<u>252,780</u>

The Charity has five employees (2024: five) representing a full time equivalent of four employees (2024: four). No employee received remuneration of more than £60,000 during the year. Neither the Trustee nor connected persons received either fees or emoluments for their services or have had expenses reimbursed to them in the year (2024: £nil).

The Administration expenses have been allocated on a percentage basis of total income from market rentals and provision of social housing.

Included within the administration expenses are a portion of the management and accommodation costs from note 7.

ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 30 JUNE 2025

5) Expenditure on charitable activities and fundraising

		Relief of Poverty & Other £	Training & Education £	Preservation £	Total 2025 £	Total 2024 £
Fundraising		-	-	6,761	6,761	4,841
		-	-	6,761	6,761	4,841
Charitable activities						
Apprentices & training officers	7	-	7,992	-	7,992	29,652
Apprentices & training costs		-	62,213	-	62,213	55,774
Management & accommodation	7	-	14,431	-	14,431	10,535
Support costs:						
Repairs and maintenance		132,522	-	-	132,522	215,816
Other expenditure on property		42,767	-	-	42,767	63,342
Rates		1,718	-	-	1,718	2,097
Insurance		34,488	3,427	-	37,915	36,761
Depreciation		-	1,962	-	1,962	1,723
Sundry costs		31,699	1,782	-	33,481	25,914
Housing management support	4	24,809	-	-	24,809	21,444
Governance costs	8	17,253	11,369	-	28,622	32,621
		285,256	103,176	-	388,432	495,679
		285,256	103,176	6,761	395,193	500,520
Unrestricted funds		244,243	-	-	244,243	340,096
Restricted funds		41,013	103,176	6,761	150,950	160,424
		285,256	103,176	6,761	395,193	500,520

6) Taxation

The Charity is exempt from Corporation Tax on its income and gains to the extent that these are applied for charitable purposes.

**ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND
LIGHTERMEN OF THE RIVER THAMES**

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 30 JUNE 2025

7) Recharges from Watermens Hall Limited

		Relief of Poverty & Other £	Training & Education £	Preservation £	Total 2025 £	Total 2024 £
<i>Included in Housing Management and Service Costs</i>						
Management fees	4	91,929	-	-	91,929	67,541
Accommodation costs	4	74,031	-	-	74,031	53,616
<i>Included in support costs</i>						
Management fees	5	-	7,994	-	7,994	5,873
Accommodation costs	5	-	6,437	-	6,437	4,662
Salaries and related costs	5	-	7,992	-	7,992	29,652
		<u>165,960</u>	<u>22,423</u>	<u>-</u>	<u>188,383</u>	<u>161,344</u>

8) Governance costs

	Total 2025 £	Total 2024 £
Audit fee	10,896	12,630
Investment management fees	17,726	19,991
	<u>28,622</u>	<u>32,621</u>
Unrestricted	17,253	19,799
Restricted	11,369	12,822
	<u>28,622</u>	<u>32,621</u>

9) Grants payable

	Total 2025 £	Total 2024 £
<i>Grants made during the year:</i>		
Library Committee	-	-
Unrestricted	-	-
Restricted	-	-
	<u>-</u>	<u>-</u>

ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 30 JUNE 2025

10) Tangible fixed assets

	Freehold housing properties £	Freehold property improvements £	Fixtures, fittings & plant £	Company barge & boats £	Artefacts £	Total 2025 £
Cost or valuation						
At 1 July 2024	394,243	165,810	436,424	43,074	6,542	1,046,093
Additions	-	-	-	23,933	-	23,933
Disposals	-	-	(78,141)	-	-	(78,141)
At 30 June 2025	394,243	165,810	358,283	67,007	6,542	991,885
Depreciation						
At 1 July 2024	98,575	40,436	251,176	12,038	-	402,225
Charge for the year	3,943	16,581	35,827	1,962	-	58,313
Disposals	-	-	(78,141)	-	-	(78,141)
At 30 June 2025	102,518	57,017	208,862	14,000	-	382,397
Carrying amount						
At 30 June 2025	291,725	108,793	149,421	53,007	6,542	609,488
At 30 June 2024	295,668	125,374	185,248	31,036	6,542	643,868

ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 30 JUNE 2025

11) Investments

Listed investments

	Total 2025 £	Total 2024 £
Cost or valuation		
At 1 July 2024	2,908,173	2,665,845
Additions	332,731	524,048
Disposals at cost or brought forward valuation	(409,936)	(548,067)
Revaluation	132,639	266,347
At 30 June 2025	2,963,607	2,908,173
Net book value		
At 30 June 2025	2,963,607	2,908,173
At 1 July 2024	2,908,173	2,665,845
Unrestricted	2,074,229	1,964,845
Restricted	889,378	943,328
	2,963,607	2,908,173

At the balance sheet date, the historical cost of the investments was £2,174,238 (2024: £2,201,227).

Other Investments – Extra Ordinary-Repair fund - Designated

	Total 2025 £	Total 2024
Cost or valuation		
At 1 July 2024	944,806	847,199
Revaluation	67,554	97,607
At 30 June 2025	1,012,360	944,806
Net book value		
At 30 June 2025	1,012,360	944,806
At 1 July 2024	944,806	847,199

At 30 June 2025: 7,967 (2024: 7,967) accumulation shares were held in the Association of Almshouses Common Investment Fund. Their cost at 30 June 2025 was £253,076 (2024: £253,076). The income from the fund is designated for the repairs and maintenance of the Almshouses.

**ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND
LIGHTERMEN OF THE RIVER THAMES**

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 30 JUNE 2025

12) Debtors

	2025	2024
	£	£
Trade debtors	-	1,012
Amounts due from related parties (Note 15)	146,084	112,516
Prepayments and accrued income	4,199	1,785
	<u>150,283</u>	<u>115,313</u>

13) Creditors: amounts falling due within one year

	2025	2024
	£	£
Trade creditors	29,145	4,937
Amounts due to related parties (Note 15)	-	45,690
Taxation and social security	1,106	1,301
Accruals and deferred income	34,937	31,858
Other creditors	142	-
	<u>65,330</u>	<u>83,786</u>

Deferred income

	2025	2024
	£	£
Deferred income at 1 July 2023	16,988	8,809
Resources deferred in the period	19,222	16,988
Amounts released from previous periods	(16,988)	(8,809)
Deferred income at 30 June 2024	<u>19,222</u>	<u>16,988</u>

The deferred income carried forward relates to rental income received in advance at the year end.

ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 30 JUNE 2025

14) Funds

Current year:	Total 2024 £	Income £	Expenditure £	Other gains / (losses) £	Total 2025 £
<i>Restricted funds:</i>					
a) Tour of East London	3,254	769	(2,925)	874	1,972
b) Dr Henman initial investment	2,079	492	(1,869)	558	1,260
c) Philip Henman Foundation - Other donations	27,781	6,568	(24,979)	7,458	16,828
d) Mrs M Holt legacy	81,639	19,302	(73,403)	21,916	49,454
e) John Dudin Brown Trust	851,744	24,896	(41,013)	41,491	877,118
f) Watermen 's Hall Preservation Trust	77,405	11,742	(6,761)	-	82,386
Total restricted funds	1,043,902	63,769	(150,950)	72,297	1,029,018
Unrestricted funds	3,609,732	662,872	(554,464)	107,975	3,826,115
Total funds	4,653,634	726,641	(705,414)	180,272	4,855,133

a) Tour of East London —funding for training for apprentices living in the East London Boroughs.

b) The Philip Henman Foundation was founded by deed in 1961 with a gift from Dr Henman of shares of the Transport Development Group worth £10,000. The income is used to promote and encourage post school education and training for persons engaged in the port transport industry.

c) The donations from the Philip Henman Foundation included the assets and liabilities transferred to the new Charity at 1 July 2011. Funds specifically received throughout the year for training and education of apprentices and others interested in a career on the River.

d) Legacy – The Late Mrs Minnie Holt left £188,000 to the Philip Henman Foundation for training and education of apprentices which was received during the year to 30 June 2013. The funds left by the late Mrs Minnie Holt are charged with a percentage of the cost of training and education calculated on the split of total income received for training and education.

e) John Dudin Brown Trust – A deed of gift from the late Mr John Dudin Brown for funding repairs and maintenance of the Charity's Almshouses.

f) Watermen's Hall Preservation Trust - The Trust was formed in 2002 to:

- preserve for the benefit of the public Watermen's Hall at 16 - 18 St Mary at Hill;
- encourage reasonable public access to view its historic and architectural features, works of art, furniture, artefacts and records (the collection); and
- advance the education of the public in the history of the building, the collection and the River Thames.

ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND LIGHTERMEN OF THE RIVER THAMES

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 30 JUNE 2025

14) Funds (continued)

Prior year:	Total 2023 £	Income £	Expenditure £	Other gains / (losses) £	Total 2024 £
<i>Restricted funds:</i>					
a) Tour of East London	3,576	643	(3,253)	2,288	3,254
b) Dr Henman initial investment	2,285	411	(2,079)	1,462	2,079
c) Philip Henman Foundation - Other donations	30,533	5,492	(27,776)	19,532	27,781
d) Mrs M Holt legacy	89,724	16,138	(81,620)	57,397	81,639
e) John Dudin Brown Trust	756,940	26,997	(40,855)	108,662	851,744
f) Watermen 's Hall Preservation Trust	74,823	7,423	(4,841)	-	77,405
Total restricted funds	957,881	57,104	(160,424)	189,341	1,043,902
Unrestricted funds	3,406,263	607,264	(607,260)	203,465	3,609,732
Total funds	4,364,144	664,368	(767,684)	392,806	4,653,634

15) Related party transactions

The related parties are as follows:

The Company of Watermen and Lightermen of the River Thames
Watermens Hall Limited
The Company's Poors Fund

The connection between these related parties is that the Court of The Company of Watermen and Lightermen of the River Thames control them.

At the year-end the following balances were outstanding:

	2025 £	2024 £
Due from / (to) the Company of Watermen and Lightermen	11,442	(43,816)
Due from Watermens Hall Limited	134,642	112,516
Due (to) The Company's Poors Fund	-	(1,874)

During the year the material transactions with these related parties were:

	2025 £	2024 £
Management costs recharged from The Company of Watermen and Lightermen	99,923	73,414
Rowing Officer, Training Officer and others	7,992	29,652
Accommodation costs recharged from Watermens Hall Limited	80,468	58,278

**ROYAL BENEVOLENT AND EDUCATIONAL FUND FOR WATERMEN AND
LIGHTERMEN OF THE RIVER THAMES**

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 30 JUNE 2025

16) Ultimate controlling party

The Trustee considers the ultimate controlling party to be the Court of The Company of Watermen and Lightermen of the River Thames.

17) Donated assets

The land and buildings at Ditchling were donated to The Royal Cottage Homes, Ditchling in 1888. These financial statements have not disclosed the current value of the assets at the date these were received because a reliable estimate is not available.