

COMMONWEALTH HOUSING TRUST

Annual Report 1 Dec 2021 – 30 Nov 2022

Commonwealth Housing Trust was established in 2004 by the late Clifford Dann to provide material assistance and funding for self-build projects in the Commonwealth. The Trust's current project aims to re-locate a community of 25 families from the Korogocho slums in Nairobi, Kenya to a two-acre site 27km away at Kamulu.

The Trust has made good progress during the year. Eight houses have been completed and foundations will be started on another four. Much of this has been achieved by the families own labour under professional pro bono oversight by the Kenya-based Commonwealth Housing Group (CHG) in liaison with the Trust.

New job opportunities have opened for the family members who have gained practical building experience during the past year. The health, education and employment opportunities for the community are being transformed.

The pace of progress can only be maintained with the support of donors. This year the Trust was able to transfer donations of more than £36,000 to CHG to fund building materials. Only £48 was spent on administrative costs.

Max Crofts

Trustee (and Secretary)

COMMONWEALTH HOUSING TRUST

FINANCIAL STATEMENT FOR THE PERIOD 1ST DECEMBER 2021

			2022
INCOME	Note		£
Donations	1		37,698.11
Refunds from Gift Aid	2		9,000.00
Interest			6.28
			<u>46,704.39</u>
EXPENDITURE			
Payments to CHG Nairobi	3		36,836.81
Fundraising costs			-
Administration expenses			48.00
			<u>36,884.81</u>
SURPLUS/(DEFICIT) FOR THE PERIOD			9,819.58
GENERAL FUNDS BROUGHT FORWARD			0.00
GENERAL FUNDS CARRIED FORWARD			<u>9,819.58</u>
REPRESENTED BY -			
BANK ACCOUNTS	4		13,078.47
DEBTORS			750.00
TOTAL NET ASSETS			<u>13,828.47</u>

GENERAL NOTE -

All of the transactions recorded in these accounts by the Commonwealth Housing Trust (CHT) to the Commonwealth Housing Trust in Nairobi Kenya.

The Commonwealth Housing Group is a community trust established to provide decent and sustainable housing to a group of twenty families from Nairobi's Korogocho slum. The self build project is for twenty houses on a plot of land in Kamulu, Nairobi, purchased by CHG with CHT funds.

Building commenced in November 2019 and in the period 1st December 2021 CHT sent £82,857.89 to CHG - mainly towards building costs. £12,000 sent as special assistance for the families during Covid-19. By 1st December 2021 five houses were complete and occupied, whilst a further three houses were under construction and expected to be occupied in early 2023. The foundations of a further four houses were laid in March 2023.

(Trustee)

(Trustee)

TO 30TH NOVEMBER 2022

2021
£
13,137.26
3,611.25
1.18
<u>16,749.69</u>
15,428.08
900.00
36.68
<u>16,364.76</u>
384.93
3,623.96
<u>4,008.89</u>
2,671.39
1,337.50
<u>4,008.89</u>

reflect the support offered
Health Housing Group (CHG)

by based organisation set up
by five deeply poor families
twenty five houses to be built
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FINANCIAL STATEMENT FOR THE PERIOD 1ST DECEMBER 2021 TO 30TH NOVEMBER 2022 - NOTES

NOTE 1 DONATIONS

	2019	2020	2021	2022	TOTAL
	£	£	£	£	£
to £500	565.75	404.00	937.26	1,548.11	3,455.12
£501 - £1,000	1,000.00	3,995.00	2,000.00	1,000.00	7,995.00
£1,001 - £2,500			2,500.00	2,050.00	4,550.00
£2,501 - £5,000	3,772.76				3,772.76
£5,001 - £10,000	10,000.00	6,300.00	7,700.00	20,000.00	44,000.00
over £10,000				13,100.00	13,100.00
	15,338.51	10,699.00	13,137.26	37,698.11	76,872.88
Trustee source	14,802.76	8,295.00	11,450.00	26,500.00	61,047.76
Other	535.75	2,404.00	1,687.26	11,198.11	15,825.12
	15,338.51	10,699.00	13,137.26	37,698.11	76,872.88

NOTE 2 GIFT AID

	£	£	£	£	£
Trustee source	4,007.50	1,963.56	3,586.25	6,287.50	15,844.81
Other	125.00	375.00	25.00	2,712.50	3,237.50
	4,132.50	2,338.56	3,611.25	9,000.00	19,082.31

NOTE 3 REMITTANCES TO CHG NAIROBI

	£	£	£	£	£
Construction and administration costs	2,389.00	16,204.00	15,428.08	36,836.81	70,857.89
Special Covid project		12,000.00			12,000.00
	2,389.00	28,204.00	15,428.08	36,836.81	82,857.89

NOTE 4 BANK ACCOUNTS

	£
Metro interest account	11,861.51
Metro current account	1,216.96
	<u>13,078.47</u>

NOTE 5 ESTIMATED PROJECT COMPLETION

On the basis of the above figures, £70,857.89 remitted to CHG by CHT in the four years to 30th November 2022 has secured the construction of eight houses, and this has been achieved on the back of Donations (including Gift Aid) received by CHT in that period of £95,955.19.

Retaining and projecting these proportions forward suggests that on present trends the remaining seventeen houses will be completed in early 2029. Much of the Donation income to date however has come from trustee related sources: if this source is assumed to be now exhausted, completion will be deferred until the year 2053.

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