

**FROWDS HOUSE
FINANCIAL STATEMENTS
FOR THE YEAR ENDED
31 JULY 2022**



4 Brackley Close
Bournemouth International Airport
Christchurch
Dorset
BH23 6SE

FROWDS HOUSE

LEGAL AND ADMINISTRATIVE INFORMATION

Trustees

Mrs E J Wingate-Saul
Miss P J Wingate-Saul
Miss R J Wingate-Saul
Mrs L M Sloan (Appointed 3 April 2022)

Charity number

1105623

Independent examiner

Harrisons Chartered Accountants
4 Brackley Close
Bournemouth International Airport
Christchurch
Dorset
BH23 6SE

FROWDS HOUSE

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FROWDS HOUSE

TRUSTEES' REPORT

FOR THE YEAR ENDED 31 JULY 2022

The trustees present their annual report and financial statements for the year ended 31 July 2022.

The financial statements have been prepared in accordance with the accounting policies set out in note 1 to the financial statements and comply with the charity's [governing document], the Charities Act 2011 and "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)" (effective 1 January 2019).

Objectives and activities

The aim of Frowds House is to offer independent accommodation to people who are recovering from mental health issues, but who feel ready to live with some support in the community.

Frowds House encourages people to develop skills, make friendships and relationships and take part in local activities.

The length of stay is flexible but Tenants are encouraged to move to their own independent accommodation when they are ready.

The trustees have paid due regard to guidance issued by the Charity Commission in deciding what activities the charity should undertake.

Achievements and performance

The performance of Frowds House is monitored by quarterly returns to the Mental Health Supported Housing Department of Wiltshire Council and covers such aspects as numbers of Tenants and length of stay. We also receive regular reviews from the same body.

Frowds House charges a rent. This is generally made up of a small personal contribution and housing benefit. Woodstock House Ltd provide the out reach support.

Financial review

The Charity made a surplus for the year of £15,580 (2021: £551).

The trustees aim to retain reserves at a sufficient level to cover support and governance costs and in particular the maintenance and upkeep of the building.

The unrestricted reserves at the year end totalled £455,522 (2021: £439,942) which includes designated funds relating to freehold property and repairs funds of £418,427 (£408,040).

Structure, governance and management

The trustees who served during the year and up to the date of signature of the financial statements were:

Mrs E J Wingate-Saul

Miss P J Wingate-Saul

Miss R J Wingate-Saul

Mrs L M Sloan

(Appointed 3 April 2022)

Frowds House is a Supported Housing Project for those with mental health issues. It was previously run by a Manager and a Support Worker but in 2017, the management was outsourced to Woodstock House Limited.

Woodstock House are now responsible for the care and support of the Tenants and the day to day running of the Project.

The Trust retains overall financial control and prepares the end of year accounts for the accountant.

A Trustee meets regularly with the Woodstock Team and reports to the other Trustees.

FROWDS HOUSE

TRUSTEES' REPORT (CONTINUED) ***FOR THE YEAR ENDED 31 JULY 2022***

The trustees' report was approved by the Board of Trustees.

Mrs E J Wingate-Saul

Trustee

Dated: 18 April 2023

FROWDS HOUSE

INDEPENDENT EXAMINER'S REPORT TO THE TRUSTEES OF FROWDS HOUSE

I report to the trustees on my examination of the financial statements of Frowds House (the charity) for the year ended 31 July 2022.

Responsibilities and basis of report

As the trustees of the charity you are responsible for the preparation of the financial statements in accordance with the requirements of the Charities Act 2011 (the 2011 Act).

I report in respect of my examination of the charity's financial statements carried out under section 145 of the 2011 Act. In carrying out my examination I have followed all the applicable Directions given by the Charity Commission under section 145(5)(b) of the 2011 Act.

Independent examiner's statement

I have completed my examination. I confirm that no matters have come to my attention in connection with the examination giving me cause to believe that in any material respect:

- 1 accounting records were not kept in respect of the charity as required by section 130 of the 2011 Act; or
- 2 the financial statements do not accord with those records; or
- 3 the financial statements do not comply with the applicable requirements concerning the form and content of accounts set out in the Charities (Accounts and Reports) Regulations 2008 other than any requirement that the accounts give a true and fair view which is not a matter considered as part of an independent examination.

I have no concerns and have come across no other matters in connection with the examination to which attention should be drawn in this report in order to enable a proper understanding of the financial statements to be reached.

Harrisons Chartered Accountants
Independent Examiner

4 Brackley Close
Bournemouth International Airport
Christchurch
Dorset
BH23 6SE

Dated: 18 April 2023

FROWDS HOUSE

STATEMENT OF FINANCIAL ACTIVITIES INCLUDING INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 31 JULY 2022

	Notes	Unrestricted funds 2022 £	Unrestricted funds 2021 £
<u>Income from:</u>			
Charitable activities	3	46,068	59,332
Investment income	4	17	5
		<hr/>	<hr/>
Total income		46,085	59,337
		<hr/>	<hr/>
<u>Expenditure on:</u>			
Charitable activities	5	30,505	58,786
		<hr/>	<hr/>
Net income for the year/ Net movement in funds		15,580	551
Fund balances at 1 August 2021		439,942	439,391
		<hr/>	<hr/>
Fund balances at 31 July 2022		455,522	439,942
		<hr/>	<hr/>

The statement of financial activities includes all gains and losses recognised in the year.

All income and expenditure derive from continuing activities.

FROWDS HOUSE

BALANCE SHEET

AS AT 31 JULY 2022

	Notes	2022 £	£	2021 £	£
Fixed assets					
Tangible assets	8		377,631		377,596
Current assets					
Debtors	9	75		1,971	
Cash at bank and in hand		79,608		62,114	
		<u>79,683</u>		<u>64,085</u>	
Creditors: amounts falling due within one year	10	<u>(1,792)</u>		<u>(1,739)</u>	
Net current assets			77,891		62,346
Total assets less current liabilities			<u>455,522</u>		<u>439,942</u>
Income funds					
Unrestricted funds	11		455,522		439,942
			<u>455,522</u>		<u>439,942</u>

The financial statements were approved by the Trustees on 18 April 2023

Mrs E J Wingate-Saul
Trustee

FROWDS HOUSE

NOTES TO THE FINANCIAL STATEMENTS

FOR THE YEAR ENDED 31 JULY 2022

1 Accounting policies

Charity information

The charity is a public benefit entity and a registered charity in England and Wales and is unincorporated. The address of the principal office is Garretts Farmhouse, Martin, Fordingbridge, Hants, SP6 3LN.

1.1 Accounting convention

The financial statements have been prepared in accordance with the charity's [governing document], the Charities Act 2011, FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" ("FRS 102") and the Charities SORP "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)" (effective 1 January 2019). The charity is a Public Benefit Entity as defined by FRS 102.

The charity has taken advantage of the provisions in the SORP for small charities not to prepare a Statement of Cash Flows.

The financial statements are prepared in sterling, which is the functional currency of the charity. Monetary amounts in these financial statements are rounded to the nearest £.

The financial statements have been prepared under the historical cost convention. The principal accounting policies adopted are set out below.

1.2 Going concern

At the time of approving the financial statements, the trustees have a reasonable expectation that the charity has adequate resources to continue in operational existence for the foreseeable future. Thus the trustees continue to adopt the going concern basis of accounting in preparing the financial statements.

1.3 Charitable funds

Unrestricted funds are available for use at the discretion of the trustees in furtherance of their charitable objectives.

Restricted funds are subject to specific conditions by donors as to how they may be used. The purposes and uses of the restricted funds are set out in the notes to the financial statements.

1.4 Income

Income is recognised when the charity is legally entitled to it after any performance conditions have been met, the amounts can be measured reliably, and it is probable that income will be received.

Cash donations are recognised on receipt. Other donations are recognised once the charity has been notified of the donation, unless performance conditions require deferral of the amount. Income tax recoverable in relation to donations received under Gift Aid or deeds of covenant is recognised at the time of the donation.

Legacies are recognised on receipt or otherwise if the charity has been notified of an impending distribution, the amount is known, and receipt is expected. If the amount is not known, the legacy is treated as a contingent asset.

FROWDS HOUSE

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 31 JULY 2022

1 Accounting policies

(Continued)

1.5 Expenditure

Expenditure is recognised on an accruals basis as a liability is incurred. Expenditure includes any VAT which cannot be fully recovered, and is classified under headings of the statement of financial activities to which it relates:

Expenditure on charitable activities includes all costs incurred by a charity in undertaking activities that further its charitable aims for the benefit of its beneficiaries, including those support costs and costs relating to the governance of the charity apportioned to charitable activities.

All costs are allocated to expenditure categories reflecting the use of the resource. Direct costs attributable to a single activity are allocated directly to that activity.

1.6 Tangible fixed assets

Tangible fixed assets are initially measured at cost and subsequently measured at cost or valuation, net of depreciation and any impairment losses.

Depreciation is recognised so as to write off the cost or valuation of assets less their residual values over their useful lives on the following bases:

Freehold land and buildings	Not depreciated
Fixtures and fittings	20% straight line/33.33% straight line

It is the charity's policy to maintain its freehold property to a high standard, so that the estimated residual value will not be impaired over time. The costs of this maintenance are charged to the Statement of Financial Activities. The trustees are of the opinion that any depreciation in respect of charity's freehold property would be immaterial and consequently, no provision is made in the financial statements for such depreciation.

1.7 Impairment of fixed assets

At each reporting end date, the charity reviews the carrying amounts of its tangible assets to determine whether there is any indication that those assets have suffered an impairment loss. If any such indication exists, the recoverable amount of the asset is estimated in order to determine the extent of the impairment loss (if any).

1.8 Financial instruments

Basic financial instruments are initially recognised at the amount receivable or payable including any related transaction costs, unless the arrangement constitutes a financing transaction, where it is recognised at the present value of the future payments discounted at a market rate of interest for a similar debt instrument.

2 Critical accounting estimates and judgements

In the application of the charity's accounting policies, the trustees are required to make judgements, estimates and assumptions about the carrying amount of assets and liabilities that are not readily apparent from other sources. The estimates and associated assumptions are based on historical experience and other factors that are considered to be relevant. Actual results may differ from these estimates.

FROWDS HOUSE

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 31 JULY 2022

3 Charitable activities

	Unrestricted Funds 2022	Total Funds 2022 £	Unrestricted Funds 2021	Total Funds 2021 £
Residents' contributions	5,865	5,865	3,962	3,962
Housing benefit	38,750	38,750	43,961	43,961
Supporting People	-	-	9,436	9,436
Capulet Road	202	202	535	535
Electricity	1,251	1,251	1,438	1,438
	<u>46,068</u>	<u>46,068</u>	<u>59,332</u>	<u>59,332</u>

4 Investment income

	Unrestricted funds 2022 £	Unrestricted funds 2021 £
Interest receivable	<u>17</u>	<u>5</u>

5 Charitable activities

	Charitable Expenditure 2022 £	Charitable Expenditure 2021 £
Charitable Expenditure	29,552	57,867
Share of governance costs (see note 6)	<u>953</u>	<u>919</u>

6 Support costs

	Support costs £	Governance costs £	2022 £	Support costs £	Governance costs £	2021 £
Legal and professional fees	-	953	953	-	919	919
	<u>-</u>	<u>953</u>	<u>953</u>	<u>-</u>	<u>919</u>	<u>919</u>
Analysed between Charitable activities	-	953	953	-	919	919
	<u>-</u>	<u>953</u>	<u>953</u>	<u>-</u>	<u>919</u>	<u>919</u>

Governance costs includes payments to the independent examiners of £834 (2021- £816).

FROWDS HOUSE

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 31 JULY 2022

7 Trustees

None of the trustees (or any persons connected with them) received any remuneration or benefits from the charity during the year.

During the year the charity expensed £53 (2021: £53) of reimbursable travel expenses incurred by Mrs E J Wingate-Saul on behalf of the charity.

8 Tangible fixed assets

	Freehold land and buildings	Fixtures and fittings	Total
	£	£	£
Cost			
At 1 August 2021	377,418	1,785	379,203
Additions	-	155	155
	<u>377,418</u>	<u>1,940</u>	<u>379,358</u>
At 31 July 2022	377,418	1,940	379,358
Depreciation and impairment			
At 1 August 2021	-	1,607	1,607
Depreciation charged in the year	-	120	120
	<u>-</u>	<u>1,727</u>	<u>1,727</u>
At 31 July 2022	-	1,727	1,727
Carrying amount			
At 31 July 2022	<u>377,418</u>	<u>213</u>	<u>377,631</u>
At 31 July 2021	<u>377,418</u>	<u>178</u>	<u>377,596</u>

9 Debtors

	2022	2021
	£	£
Amounts falling due within one year:		
Other debtors	75	75
Prepayments and accrued income	-	1,896
	<u>75</u>	<u>1,971</u>

10 Creditors: amounts falling due within one year

	2022	2021
	£	£
Accruals and deferred income	<u>1,792</u>	<u>1,739</u>

FROWDS HOUSE

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 31 JULY 2022

11 Unrestricted funds

These are unrestricted funds which are material to the charity's activities made up as follows:

	Movement in funds				
	Balance at 1 August 2021	Incoming resources	Resources expended	Transfers	Balance at 31 July 2022
	£	£	£	£	£
Unrestricted fund	31,902	46,085	(30,505)	(10,387)	37,095
Designated fund - Freehold property	377,418	-	-	-	377,418
Designated fund - Extraordinary repair and development	30,622	-	-	10,387	41,009
	<u>439,942</u>	<u>46,085</u>	<u>(30,505)</u>	<u>-</u>	<u>455,522</u>

	Movement in funds				
	Balance at 1 August 2020	Incoming resources	Resources expended	Transfers	Balance at 31 July 2021
	£	£	£	£	£
Unrestricted fund	28,043	59,337	(55,478)	-	31,902
Designated fund - Freehold property	377,418	-	-	-	377,418
Designated fund - Extraordinary repair and development	33,930	-	(3,308)	-	30,622
	<u>439,391</u>	<u>59,337</u>	<u>(58,786)</u>	<u>-</u>	<u>439,942</u>

Unrestricted funds are available to be spent for any of the purposes of the charity.

The Freehold property designated fund represents the initial purchase of the freehold property.

The Extraordinary repair and development designated fund is to be used for any extraordinary repairs or developments required at the freehold property.

12 Related party transactions

There were no disclosable related party transactions during the year (2021 - none).

FROWDS HOUSE
MANAGEMENT INFORMATION
FOR THE YEAR ENDED 31 JULY 2022

FROWDS HOUSE

DETAILED STATEMENT OF FINANCIAL ACTIVITIES

FOR THE YEAR ENDED 31 JULY 2022

	2022 £	2021 £
Income and endowments		
Charitable activities		
Residents' contributions	5,865	3,962
Housing benefit	38,750	43,961
Supporting People	-	9,436
Capulet Road	202	535
Electricity	1,251	1,438
	<u>46,068</u>	<u>59,332</u>
Investment income		
Bank interest receivable	<u>17</u>	<u>5</u>
Total income	<u><u>46,085</u></u>	<u><u>59,337</u></u>

FROWDS HOUSE

DETAILED STATEMENT OF FINANCIAL ACTIVITIES (CONTINUED)

FOR THE YEAR ENDED 31 JULY 2022

	2022 £	2021 £
Expenditure on charitable activities		
Charitable activities		
<i>Activities undertaken directly</i>		
Depreciation	120	89
Rates and water	1,488	4,514
Light and heat	11,307	6,035
Repairs and maintenance	14,126	20,653
Insurance	(25)	2,025
Cleaning	1,611	1,344
Motor and travel	53	53
Telephone	546	853
Management fees	-	21,664
Printing, postage and stationery	520	370
Residents' entertainment	202	261
Sundry expenses	(396)	6
	<u>29,552</u>	<u>57,867</u>
Governance costs		
Accountancy fees	834	816
Bank charges	119	103
	<u>953</u>	<u>919</u>
Expenditure on charitable activities	<u>30,505</u>	<u>58,786</u>
Net income	<u>15,580</u>	<u>551</u>