

THE BUSH AND BENNETT CHARITY

England & Wales - Charity number 1113297

Details

Other names THE B & B CHARITY, THE BUSH AND BENNETT

Status Registered

Legal form Other

Registered 2006-03-15

Register [View on the Charity Commission register](#)

Contact

Address The Trustees Post Box
The Old School
High Street
Babraham
Cambridge
CB22 3AN

Phone 01223839069

Activities

Objects: (4) The objects of the charity are: 1) (a) The provision of housing accommodation for i. persons who are in need and have resided within the area of benefit for not less than three years preceding the time of appointment; and ii. persons who are in need and who currently have or have had an established connection within the area of benefit, for not less than three years; Provided that in the exercise of their powers the trustees shall regard any persons falling within the category specified in 1)(a)i. as having priority over any persons falling within the category specified in 1)(a)ii.; and (b) Such charitable purposes for the benefit of the residents of the almshouses as the trustees decide. For the purposes of this clause, in the event that the trustees in their absolute discretion conclude that no appropriate person may be found who falls within either 1)(a) i. or ii. above, they may extend the area of benefit to include the area which is within a three mile radius of the area of benefit and failing that the area which is within a five mile radius of the area of benefit. For the purposes of this clause an established connection shall mean a connection with the area of benefit acquired through residency, a place of work or a familial connection, as shall be determined from time to time at the discretion of the trustees.2) The provision of land for a school within the meaning of the Education Acts as defined in section 578 of the Education Act 1996 as amended from time to time and any regulations made under the Education Acts (including as an Academy) in the area of benefit.3) The advancement of education amongst persons being under the age of 21 years and resident in the area of benefit or its surrounding area.4) The provision of land for a shared space in the area of benefit for the use of the inhabitants of the area of benefit or its surrounding area without distinction of political, religious or other opinions, including use for:(a) meetings, lectures and classes, and(b) other forms of recreation and leisure-time occupation, with the object of improving the conditions of life for such inhabitants.5) The land identified in part 1 (a) of the schedule to this scheme must be retained by the trustees for the use of the object numbered 1) (a).6) (a) Subject to clause 6 (b), the land identified in part 1 (b) of the schedule to this scheme must be retained by the trustees for the use of the object numbered 2).(b) The trustees have the power to lease or license the land identified in part 1 (b) of the schedule to this scheme in furtherance of the object numbered 2).”“the charity” means the charity identified at the beginning of this scheme.the “existing governing document” means the scheme dated 1 April 2004 as amended by a Scheme dated 11 October 2018.“the area of benefit” means the Parish of Babraham in the County of Cambridgeshire.“the trustees” means the trustees of the charity acting under this scheme and “trustee” means one of the trustees.the “residents” means those beneficiaries of the charity who live in the homes and “resident” means one of those residents.“the Commission” means the Charity Commission for England and Wales.

Activities: Charitable Purpose 1: The provision of housing accommodation for the beneficiaries and (b) such charitable purposes for the benefit of the residents as the trustees decide.Charitable Purpose 2: The advancement of education amongst persons being under the age of 21 years and resident in the area of benefit

Classification

- **How:** Makes Grants To Individuals, Makes Grants To Organisations, Provides Buildings/facilities/open Space
- **What:** Education/training, Accommodation/housing
- **Who:** Children/young People, Elderly/old People

Geography

- **Area of benefit:** THE PARISH OF BRABRAHAM, CAMBRIDGESHIRE.
- Cambridgeshire

Finances

Period end	Income	Expenditure	Assets	Employees
2025-03-31	£38,490	£38,869	-	-
2024-03-31	£34,829	£23,438	-	-
2023-03-31	£31,147	£32,147	-	-
2022-03-31	£29,947	£8,402	-	-
2021-03-31	£23,038	£20,605	-	-

Trustees

Name	Role	Appointed
Sally Frances Punshon	Chair	2012-01-31
Dr Amanda Lesley Ogilvy-Stuart		2024-07-09
Hannah Axon		2013-10-22
Marian Watson		2016-05-25
Rev Kathryn Joy Waite		2021-10-19

THE BUSH AND BENNETT CHARITY

England & Wales - Charity number 1113297

Accounts

The Bush & Bennett Charity Babraham

Annual Report (Year End 2024/25) **The Bush & Bennett Charity**

Trustees

The last year has been a year of significant change. The biggest, sadly, being the loss of a much loved Trustee. Brian Page was diagnosed with Motor Neurone Disease at the beginning of last year but managed to continue as both Trustee and Treasurer until last summer when his symptoms meant that it was impossible for him to continue. He died at the beginning of April 2025. He is a massive loss to the Charity – not least because of his unstinting support to all the trustees and residents, but also because of his extraordinary knowledge and understanding of heritage buildings and how to look after them as well as his meticulous work as Treasurer.

We were very pleased, however, that Mandy Ogilvy-Stuart was able to join the board as our new Treasurer and Trustee. Mandy is a retired neonatologist and has lived in Babraham for 27 years. We are also very grateful to Hilary Seaward for helping us bridge the gap.

In addition to this, Clare Glendinning had to resign earlier this year due to other pressures. Clare's legal expertise was brilliant in helping us update a number of key policies. We have not, as yet, been able to replace Clare on the board of Trustees.

Other board members remain the same: (Hannah Axon; Sally Punshon (Chair), Marian Watson (Secretary) and Kathryn Waite).

The Trustee Board would also like to thank Ed & Mary Hunt for their unwavering support of the Almshouse residents; Hilary Seaward for her continuing financial & strategic advice and Teresa Buckpitt for her invaluable work and advice in relation to the application to the Charities Commission for changes to our Governing Document.

Residents & tenants

Very sadly we also lost one of our lovely long-standing residents this year. Irene moved in to her Almshouse in 1972 and we are very glad that she was able to live there independently until the last few weeks of her life.

Her house has now been refurbished with a new resident moving in over Easter.

The Old School Room

The lease for the front part of the Old School Room has been renewed for another three years with Cambridge CYP Counselling.

Building Works and Maintenance

The Quinquennial review of all the buildings – undertaken last year – detailed significant works to be done both immediately and within the next five years. This year we have re-tiled much of the rear roof slopes of the almshouses with associated guttering realignment. The next steps are to address the repointing requirements to the east, south & west elevations and chimneys. The boundary wall has had much of the vegetation removed and will also require remedial work.

In addition, we have replaced all the consumer units in all of the properties (and undertaken early EICRs for each building) and also installed new smoke detectors (and heat detectors where needed) throughout.

Finance

The largest outlay from our funds was 17.4K from the extraordinary funds to cover refurbishment of the vacant Almshouse after the death of one of our residents and work on the roofs (clearance of moss, replacement of tiles, re-running of new battens under the felt) and guttering to make good the repairs outlined in the quinquennial review.

Keeping Listed Buildings in a good state of repair and maintaining conformity to the latest statutory requirements will continue to be a payload on the Charity's finances.

2K from our cynical funds was spent to replace the consumer units and EICR on all our buildings. The majority of our routine funds were used for electrical and plumbing repair costs across the estate.

1.2K was required for the legal costs for changing our Governing Document.

The maintenance contribution from the residents of the Almshouses was increased in line with the relevant CPI month with a small addition cost to reach 80% of the Fair Rent Estimation. The Fair Rent Assessment of the Almshouses will be undertaken again at the end of this calendar year.

The rent of both of the commercial buildings was reassessed and increased during the year.

Further works as outlined in the quinquennial review are planned in order of urgency over the coming years.

Changing our Governing Document and Incorporation

The Trustees continued to work with the Village Hall Committee and Babraham School to progress the shared school/village facility. The formal application to change the Charity's objects was submitted to the Charity Commission in October (2024) with a further detailed response to their questions being submitted February 2025. The object changes requested would not only allow the Charity to support the school/village facility but also allow us to widen the area of

benefit for potential residents beyond the immediate village and remove the restriction of women only.

We are very hopeful of Charity Commission approval and will then move to incorporate.

Sally Punshon

On behalf of the Bush & Bennett Trustees

Report to accompany Annual Accounts y/e 31st March 2024

BUSH AND BENNETT CHARITY

INDEPENDENT EXAMINER'S REPORT TO THE TRUSTEES OF BUSH AND BENNETT CHARITY

I report to the trustees on my examination of the accounts of the Bush and Bennett Charity (the Charity) for the year ended 31 March 2025.

Responsibilities and basis of report

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

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

Independent examiner's statement

I have completed my examination. I confirm that no material matters have

- 1 accounting records were not kept in respect of the Charity as required by section 130 of the Act; or
- 2 the accounts do not accord with those records

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 accounts to be reached.



22 August 2025

Hilary Seaward
9 Sherlock Road
Cambridge CB3 0HR

THE BUSH AND BENNETT CHARITY

England & Wales - Charity number 1113297

Accounts

The Bush & Bennett Charity Babraham

Annual Report (Year End 2023/24) **The Bush & Bennett Charity**

Trustees

We were delighted to welcome Clare Glendinning on to the Trustee board this year. As a barrister, recently retired from the Government Legal Department, Clare brings a wealth of legal expertise and understanding which will be particularly helpful as the Trustees look to change the Charity's Governing Document and subsequent incorporation.

Other board members remain the same: (Hannah Axon; Brian Page (Treasurer); Sally Punshon (Chair), Marian Watson (Secretary) and Kathryn Waite), although the declining health of our lovely Treasurer, Brian Page, has meant that he has had to attend meetings toward the end of the year on zoom.

The Trustee Board would also like to thank Ed & Mary Hunt for their unwavering support of the Almshouse residents plus their help coordinating much of the day to day building works; Hilary Seaward for her continuing financial & strategic advice and Teresa Buckpitt for her invaluable work and advice in relation to the application to the Charities Commission for changes to our Governing Document.

Residents & tenants

The four lovely residents in our Almshouses remained the same this year as did the residents in The Old School House and again we were very glad to welcome as many as possible to the New Year lunch at The George!

The Old School Room

The front part of the Old School Room has continued to be rented to Cambridge CYP Counselling.

Building Works and Maintenance

There were no major works to the Almshouses buildings over the last year bar the completion of the replacement front doors and works to the windows. But below ground foul water drainage problems entailed jetting through all the properties. In the Old School Room we found rotten structural valley timbers – caused by leaking valley gutters over several years and these have therefore been replaced together with masonry repairs to the supporting brick piers. We also undertook some urgent roof repairs at the same time.

In addition to this the latter part of the financial year saw the undertaking of the Quinquennial review of all the buildings. This has thrown up significant work to be done both immediately and within the next five years. Much of the immediate work comprises re-tiling the rear roof slopes of Almshouses 3 and 4 (using clay

peg tiles as required on these Listed properties) with associated parapet and chimney repointing works.

Finance

Routine and extraordinary repairs costs only took nearly £4,000 from our funds, knowing that the recent quinquennial report will take substantially more funding over the next two years. Keeping Listed Buildings in a good state of repair and keeping them conforming to the latest statutory requirements will continue to be a payload on the charity's finances.

The residents have been aware of the extra burden of the inflationary costs of oil and maintenance and accepted that their maintenance contribution had to be uplifted in accordance with the relevant CPI month. In addition, they were willing to accept an increased oil contribution. Although these increases over the financial year only resulted in an extra £1,200 it helps to offset the increases.

An independent Fair Rent appraisal has been carried out, but we will not see the full benefit of this for several years.

Changing our Governing Document and Incorporation

The Trustees have been working with the Village Hall Committee and Babraham School to progress the shared school/village facility and we hope a formal application to the Charity Commission to change the objects in order to allow for this will be submitted shortly. The solicitors (HCR Hewitsons) have recommended, as part of the process, that we seek to incorporate the charity. Work on incorporation will start as soon as we have Charity Commission approval for this object change. At the same time, we are also seeking to widen the scope of the beneficiaries & area of benefit for the Almshouses as currently detailed in our governing document (and originally specified in 1878) so that we are not restricted to women only and can also – if we need to - look outside the immediate village for new residents.

Sally Punshon

On behalf of the Bush & Bennett Trustees

Report to accompany Annual Accounts y/e 31st March 2024

Bush and Bennet Charity Statement of Financial Activities for the year 01 April 2023 to 31 March 2024	Current/ Maintenance Account	Charitable Purpose 1 Residents	Charitable Purpose 2 Education	Cyclical + routine repair fund	Extraordinary repair fund	Total Funds
	Year 2023 - 2024					
	£	£	£	£	£	£
Money in [credits]						
contribution:	-	-	-	-	-	-
OSH rent:	18,196	-	-	-	-	18,196
social property:	6,993	-	-	-	-	6,993
contribution:	6,150	-	-	-	-	6,150
COIF divis:	3,012	-	-	-	-	3,012
Tithes	-	-	-	-	-	-
CBS interest:	-	-	-	-	-	-
interest:	13	-	-	-	-	13
Total receipts:	34,364	-	-	-	-	34,364
Money out [debits]						
Oil:	918	918	-	-	-	-
Water:	-	-	-	-	-	-
insurance:	3,930	-	-	-	-	3,930
subscription:	2,492	-	-	-	-	2,492
works & Misc:	-	-	-	-	-	-
clinical repairs:	-	-	-	4,594	-	4,594
maintenance:	-	-	-	-	270	270
house residents:	-	10,572	-	-	-	10,572
education:	-	-	353	-	-	353
Professional Fees:	267	-	-	-	-	267
Business Rates:	9,013	-	-	-	-	9,013
Total out-going:	14,784	11,490	353	4,594	270	31,491
Income for the	19,580	(11,490)	(353)	(4,594)	(270)	2,873
don for repairs:	(24,000)	-	-	6,000	18,000	-
surplus (60:40):	-	-	-	-	-	-
Investments: unrealised gain	-	-	-	-	-	0
from last year:	18,451	9,927	10,116	77,612	67,970	184,076
Assets at 31 March	14,031	(1,563)	9,763	79,018	85,700	186,949
of those funds?						
Investment Assets	-	-	-	79,018	52,185	131,203
Cash Funds	93,810	(1,563)	9,763	-	33,515	135,526
we are owed	-	-	-	-	-	0
if outstanding	-	-	-	-	-	68,954
Net assets	93,810	- 1,563	9,763	79,018	85,700	335,682

Current/ Maintenance Account	Charitable Purpose 1 Residents	Charitable Purpose 2 Education	Cyclical repair fund	Extraordinary repair fund	Total Funds
Year 2022 - 2023					
£	£	£	£	£	£
15,938	-	-	-	-	15,938
6,596	-	-	-	-	6,596
6,139	-	-	-	-	6,139
900	-	-	-	-	900
316	-	-	-	-	316
-	-	-	-	-	-
1,258	-	-	-	-	1,258
-	-	-	-	-	-
31,147	-	-	-	-	31,147
1,700	2,501	-	-	-	4,201
278	-	-	-	-	278
1,609	-	-	-	-	1,609
153	-	-	-	-	153
3,544	-	-	-	-	3,544
-	-	-	504	-	504
-	-	-	-	21,030	21,030
-	250	-	-	-	250
-	-	578	-	-	578
-	-	-	-	-	-
-	-	-	-	-	-
7,284	2,751	578	504	21,030	32,147
23,863	(2,751)	(578)	(504)	(21,030)	(1,000)
(10,000)	-	-	6,000	4,000	-
-	-	-	-	-	-
(1,109)	-	-	-	-	(1,109)
5,698	12,678	10,693	72,116	85,000	186,185
18,452	9,927	10,115	77,612	67,970	184,076
18,452	9,927	10,115	77,612	48,903	126,515
-	-	-	-	19,067	57,561
-	-	-	-	-	0
-	-	-	-	-	0
18,452	9,927	10,115	77,612	67,970	184,076

Sally Punshon (Chair):
Sally Punshon

Date:
30th September 2024

BUSH AND BENNETT CHARITY

INDEPENDENT EXAMINER'S REPORT TO THE TRUSTEES OF BUSH AND BENNETT CHARITY

I report to the trustees on my examination of the accounts of the Bush and Bennett Charity (the Charity) for the year ended 31 March 2024.

Responsibilities and basis of report

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

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

Independent examiner's statement

I have completed my examination. I confirm that no material 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 Act; or
- 2 the accounts do not accord with those records

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 accounts to be reached.



Hilary Seaward
9 Sherlock Road
Cambridge CB3 0HR



THE BUSH AND BENNETT CHARITY

England & Wales - Charity number 1113297

Accounts

The Bush & Bennett Charity

Babraham

Annual Report (Year End 2022/2023) **The Bush & Bennett Charity**

Trustees

We are happy to say that the Trustee board remained unchanged this year comprising Hannah Axon; Brian Page (Treasurer); Sally Punshon (Chair), Marian Watson (Secretary) and Kathryn Waite with continuing support from many others – in particular:

- Ed & Mary Hunt, who provide so much help and support to the individual Almshouse residents and help co-ordinate much of the day-to-day building maintenance.
- Hilary Seaward, our former Treasurer who still provides financial and strategic advice and auditing of the Charity's accounts.

Residents

The Trustees are delighted that all four Almshouses and The Old School House are still occupied by the same residents and were very glad to welcome as many as possible to the resumption of the New Year lunch at The George!

The Old School Room

The front part of the Old School Room has continued to be rented to Cambridge CYP Counselling.

Building Works and Maintenance

In addition to the normal maintenance & repairs (which this year included upgrading all the ventilation fans in the Almshouses) this year also saw the replacement of front doors for all the Almshouses and significant repairs to most of the Almshouse windows plus redecoration.

Finance

The cost of repairing and repainting the existing windows and replacing the Almshouses front doors, that are bespoke to a Grade 2 Listed building, meant that over the last year £20,334 had to be spent. This is a large chunk from our annual receipts of £31,147.

Plumbing issues, dealing with the oil-fired boilers, domestic hot water and below ground foul water blockages, in older buildings need regular maintenance to keep them in full working order costing a further £1,471.82 over the year.

Considering the problems encountered over the year the end balance in the accounts is only £2,109 less than that submitted last year. The Trustees remain positive about the future.

School land

The Trustees have been working closely with representatives from Babraham Village School, DEMAT and The Village Hall Committee to discuss a proposed extension to the existing school hall, which could then act as a shared facility for the school and the village. The Trustees agree that this new facility will be a significant asset to the school. The next step is to discuss the proposal with The Bush & Bennett Charity's solicitors (HCR Hewitsons) to ensure the proposals do fall within the objects of the Bush & Bennett Charity's governing scheme.

Sally Punshon

On behalf of the Bush & Bennett Trustees

Report to accompany Annual Accounts y/e 31st March 2023

Bush and Bennet Charity Statement of Financial Activities for the year 01 April 2022 to 31 March 2023	Current/ Maintenance Account	Charitable Purpose 1 Residents	Charitable Purpose 2 Education	Cyclical + routine repair fund	Extraordinary repair fund	Total Funds	Current/ Maintenance Account	Charitable Purpose 1 Residents	Charitable Purpose 2 Education	Cyclical repair fund	Extraordinary repair fund	Total Funds
	Year 2022 - 2023						Year 2021 - 2022					
	£	£	£	£	£	£	£	£	£	£	£	£
Money in [credits]												
Almshouse maintenance contribution:	15,938	-	-	-	-	15,938	14,793	-	-	-	-	14,793
OSH rent:	6,596	-	-	-	-	6,596	6,384	-	-	-	-	6,384
Commercial property:	6,139	-	-	-	-	6,139	3,000	-	-	-	-	3,000
Oil contribution:	900	-	-	-	-	900	450	-	-	-	-	450
COIF divis:	316	-	-	-	-	316	310	-	-	-	-	310
Tithes	-	-	-	-	-	-	13	-	-	-	-	13
transfer of CBS interest:	1,258	-	-	-	-	1,258	4,997	-	-	-	-	4,997
interest:	-	-	-	-	-	-	-	-	-	-	-	-
Total receipts:	31,147	-	-	-	-	31,147	29,947	-	-	-	-	29,947
Money out [debits]												
Oil:	1,700	2,501	-	-	-	4,201	2,133	-	-	-	-	2,133
Water:	278	-	-	-	-	278	174	-	-	-	-	174
insurance:	1,609	-	-	-	-	1,609	1,497	-	-	-	-	1,497
Almshouse subscription:	153	-	-	-	-	153	288	-	-	-	-	288
Routine works & Misc:	3,544	-	-	-	-	3,544	1,860	-	-	-	-	1,860
Cyclical repairs:	-	-	-	504	-	504	-	-	-	1,176	-	1,176
Extraordinary maintenance:	-	-	-	-	21,030	21,030	-	-	-	-	-	-
Charitable purpose residents:	-	250	-	-	-	250	-	56	-	-	-	56
Charitable purpose education:	-	-	578	-	-	578	-	-	-	-	-	-
Professional Fees:	-	-	-	-	-	-	1,218	-	-	-	-	1,218
Business Rates:	-	-	-	-	-	-	-	-	-	-	-	-
Total out-goings:	7,284	2,751	578	504	21,030	32,147	7,170	56	-	1,176	-	8,402
Net income/(expenditure) for the year	23,863	(2,751)	(578)	(504)	(21,030)	(1,000)	22,777	(56)	-	(1,176)	-	21,545
Provision for repairs:	(10,000)	-	-	6,000	4,000	-	(19,274)	-	-	11,710	7,564	-
share of surplus (60:40):	-	-	-	-	-	-	(2,270)	1,362	908	-	-	-
gain/(loss) on Investments:	(1,109)	-	-	-	-	(1,109)	2,954	-	-	-	-	2,954
Funds from last year:	5,698	12,678	10,693	72,116	85,000	186,185	1,511	11,372	9,785	61,582	77,436	161,686
Balances at 31 March 2023	18,451	9,927	10,115	77,612	67,970	184,076	5,698	12,678	10,693	72,116	85,000	186,185
Where those funds?												
Investment Assets				77,612	48,903	126,515				72,116	55,507	127,623
Cash Funds	18,451	9,927	10,115	-	19,067	57,561	5,698	12,678	10,693	-	29,493	58,562
Things we are owed						0						-
Income in Advance/bill outstanding						0						-
Net assets	18,451	9,927	10,115	77,612	67,970	184,076	5,698	12,678	10,693	72,116	85,000	186,185

Sally Punshon (Chair):

Date:

BUSH AND BENNETT CHARITY

INDEPENDENT EXAMINER'S REPORT TO THE TRUSTEES OF BUSH AND FOR THE YEAR ENDED 31 MARCH 2023

I report on the financial statements of the company for the year ended 31 March 2023

Respective responsibilities of Trustees and Examiner

The Trustees are responsible for the preparation of the accounts. The Trustees consider that an audit is not required for this year under section 144(2) of the Charities Act 2011 (the 2011 Act) and that an independent examination is needed.

Having satisfied myself that the Charity is not subject to audit under company law

- examine the accounts under section 145 of the 2011 Act,
- to follow the procedures laid down in the general Directions given by the Charity Commission under section 145(5)(b) of the 2011 Act, and
- to state whether particular matters have come to my attention

Basis of Independent Examiner's Report

My examination was carried out in accordance with the general Directions given by the Charity Commission. An examination includes a review of the accounting records kept by the company and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the financial statements, and seeking explanations from you as Trustees concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in an audit, and consequently no opinion is given as to whether the financial statements present a 'true and fair view' and the report is limited to those matters set out in the statement below.

Independent Examiner's Statement

In connection with my examination, no matter has come to my attention which in any material respect the requirements:

- to keep accounting records
- to prepare accounts which accord with the accounting records and have not been met.

Hilary Seaward
9 Sherlock Road
Cambridge CB3 0HR

Dated
26-May-23

THE BUSH AND BENNETT CHARITY

England & Wales - Charity number 1113297

Accounts

The Bush & Bennett Charity

Babraham

Annual Report (Year End 2021/2022) **The Bush & Bennett Charity**

Trustees

The Trustees were delighted to be joined by The Reverend Kathryn Waite during the summer of 2021 and have very much welcomed Kathryn's immense wisdom and positivity, particularly in the aftermath of the coronavirus restrictions.

Sadly Anna James stepped down from the board during this period, having moved away from the area. We are now actively seeking new Trustees and would particularly appreciate someone with legal experience.

The rest of the board remains unchanged: Hannah Axon; Brian Page (Treasurer); Sally Punshon (Chair) and Marian Watson (Secretary) with continuing support from many others – in particular:

- Ed & Mary Hunt, who provide so much help and support to the individual Almshouse residents and help co-ordinate much of the day-to-day building maintenance.
- Hilary Seaward, our former Treasurer who still provides financial and strategic advice and auditing of the Charity's accounts.

Residents

The Trustees are delighted that all four Almshouses and The Old School House are still occupied by the same residents. Having had no social events the previous year due to the coronavirus restrictions, Trustees and Residents were very happy to meet for tea in the garden at the end of the 2021 summer. In door events have still felt challenging, but we hope for a return to the pub (as well as the gardens) soon!

The Old School Room

As reported last year, the proposals for the restoration of the Old School Room had to be put on hold since the projected costs and the added uncertainty following the coronavirus pandemic made the project completely unviable. It was decided, instead, that we should maximise income for the benefit of the residents of the Almshouses and that the front part of the Old School Room should once again be re-let (but on a shorter lease, to allow flexibility).

There was obviously substantial expenditure on professional fees for this potential project. We do, however, have some particularly good proposals for the space going forward.

Following internal decoration of the front part of the Old School Room and the creation of an outdoor breakout area, we were very happy to rent the space to a wonderful new local business – Cambridge CYP Counselling.

Building Works and Maintenance

All non-essential works/maintenance to the properties were paused because of the coronavirus restrictions, but started again during this year. In particular planning has begun for the replacement of all the Almshouse front doors plus replacing/mending all the wooden cills on the front fascia of the building and it is proposed that all the exterior woodwork is painted during 2022.

Finance

As mentioned above it was good to find another business to use the Front Office of the Old School Room; the income is welcome.

The cost of maintenance work has eaten into the yearly income but, with Listed Buildings, this is to be expected to some degree. We have tried to ensure the work is carried out professionally so that its' life maximises the expenditure.

Income is stable with expenditure being controlled ensuring our limited funds are not going into debt each year. Our main loss over the year has been in the stocks and shares market but this, over time, should hopefully be recovered. Both the Old School House rent and the almshouses maintenance contributions are uplifted each year, based on the relevant CPI month, in accordance with the Almshouse Charities recommendations

School land

The Trustees were very happy to learn that the School and Village Hall Committee are talking once again about the building of a shared facility on School Land. (This land is under covenant to be retained for Babraham School). We are very supportive of the shared vision since the proposed benefits to the school seem to fit well within our education remit and look forward to hearing more.

Sally Punshon

On behalf of the Bush & Bennett Trustees

Report to accompany Annual Accounts y/e 31st March 2022

Bush and Bennet Charity Statement of Financial Activities for the year 06 April 2021 to 31 March 2022	Current/ Maintenance Account	Charitable Purpose 1 Residents	Charitable Purpose 2 Education	Cyclical + routine repair fund	Extraordinary repair fund	Total Funds	Current/ Maintenance Account	Charitable Purpose 1 Residents	Charitable Purpose 2 Education	Cyclical repair fund	Extraordinary repair fund	Total Funds
	Year 2021 - 2022						Year 2020 - 2021					
	£	£	£	£	£	£	£	£	£	£	£	£
Money in [credits]												
Almshouse maintenance contribution:	14,793	-	-	-	-	14,793	14,406	-	-	-	-	14,406
OSH rent:	6,384	-	-	-	-	6,384	6,290	-	-	-	-	6,290
Commercial property:	3,000	-	-	-	-	3,000	1,975	-	-	-	-	1,975
Oil contribution:	450	-	-	-	-	450	-	-	-	-	-	-
COIF divis:	310	-	-	-	-	310	304	-	-	-	-	304
Tithes	13	-	-	-	-	13	63	-	-	-	-	63
transfer of CBS interest:	4,997	-	-	-	-	4,997	-	-	-	-	-	-
interest:	-	-	-	-	-	-	-	-	-	-	-	-
Total receipts:	29,947	-	-	-	-	29,947	23,038	-	-	-	-	23,038
Money out [debits]												
Oil:	2,133	-	-	-	-	2,133	1,416	-	-	-	-	1,416
Water:	174	-	-	-	-	174	261	-	-	-	-	261
insurance:	1,497	-	-	-	-	1,497	1,462	-	-	-	-	1,462
Almshouse subscription:	288	-	-	-	-	288	140	-	-	-	-	140
Routine works & Misc:	1,860	-	-	-	-	1,860	3,851	-	-	-	-	3,851
Cyclical repairs:	-	-	-	1,176	-	1,176	-	-	-	185	-	185
Extraordinary maintenance:	-	-	-	-	-	-	-	-	-	-	-	-
Charitable purpose residents:	-	56	-	-	-	56	-	8	-	-	-	8
Charitable purpose education:	-	-	-	-	-	-	2,000	-	-	-	-	2,000
Professional Fees:	1,218	-	-	-	-	1,218	11,282	-	-	-	-	11,282
Business Rates:	-	-	-	-	-	-	-	-	-	-	-	-
Total out-goings:	7,170	56	-	1,176	-	8,402	20,412	8	-	185	-	20,605
Net income for the year	22,777	(56)	-	(1,176)	-	21,545	2,626	(8)	-	(185)	-	2,433
Provision for repairs:	-19,274	-	-	11,710	7,564	-	-19,274	-	-	11,710	7,564	-
share of surplus (60:40):	-	-	-	-	-	-	-2,433	1,460	973	-	-	-
gain/(loss) on investments:	1,680	-	-	-	-	1,680	16,917	-	-	-	-	16,917
Funds from last year:	1,511	11,372	9,785	61,582	77,436	161,686	3,676	9,920	8,812	50,057	69,872	142,336
Balances at 31 March 2022	6,693	11,316	9,785	72,116	85,000	184,911	1,512	11,372	9,785	61,582	77,436	161,686
Where those funds?												
Investment Assets				72,116	54,233	126,349				61,582	63,087	124,669
Cash Funds	6,695	11,316	9,785		30,767	58,563	1,511	11,372	9,785		14,349	37,017
Things we are owed						0						-
Income in Advance/bill outstanding						0						0
Net assets						184,912	1,511	11,372	9,785	61,582	77,436	161,686

(1)