

Trustees' Report and Financial Statements

Registered charity number: 1140893

Company number: 07529092



YEAR ENDED 31st MARCH

2025



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Charity Information

Registered Office

Glen Carne
Barkla Shop
St. Agnes
Cornwall TR5 0XN

Charity No. 1140893
Company No. 7529092
Website: www.glencarne.org.uk

Banking

HSBC
81 Fore Street
Redruth
Cornwall TR15 2BW

CAF Bank Ltd
25 Kings Hill Avenue
Kings Hill
West Malling
Kent ME19 4JQ

Independent Auditor

Streets Audit LLP
Tower House
Lucy Tower Street
Lincoln LN1 1XW

Solicitor

Stephens Scown
Osprey House
Malpas Road
Truro
Cornwall TR1 1UT

Insurance

public liability / buildings

Ansvar Insurance
4th Floor, The Office
1 Market Square
Circus Street
Brighton BN2 9AS



Key Management Personnel

Key Management Personnel include all trustees, the CEO and senior management.

Trustees

- Ruth Clarke (**Chair**)
- Chris Dennis
- John Michael Douglas
- Richard David Paul Gray
(joined 5th June 2024)

Senior Management

- **Chief Executive Officer**
Matthew Gavan
- **Support Manager**
Andrew Crozier

Trustees' Report

Structure, Governance and Management

This report fulfills the requirements of both a Trustees' Report and a Directors' Report as stipulated under company law. Glen Carne is a **company limited by guarantee** (Company No. 7529092) governed by its **Memorandum and Articles of Association**, incorporated on **14 February 2011**, and registered with the **Charity Commission for England and Wales** (Charity No. 1140893).

Trustee Appointment

In accordance with the Articles of Association, the Board of Trustees (who also act as Directors under company law) must comprise a minimum of three members. One-third of the Trustees retire at each Annual General Meeting, with the longest-serving members retiring first. Retiring Trustees are eligible for re-election.

Trustee Induction and Training

New Trustees are provided with a comprehensive induction pack, which includes the Charity Commission's **CC3 – "The Essential Trustee"** guide, the **Trustee Handbook**, Glen Carne's **Articles of Association**, and the latest **annual report and accounts**. Training is offered periodically to ensure Trustees remain informed of their legal responsibilities, governance standards, and sector developments. Trustees are also encouraged to participate in staff training sessions and organisational away days to gain deeper insight into service delivery and the experiences of residents.

Structure and Decision-Making

Glen Carne is governed by an elected **Board of Trustees**, who are responsible for approving policy, setting strategic direction, overseeing business planning, approving budgets, and monitoring financial performance. The Board also reviews overall organisational performance, ensures effective governance, and oversees the recruitment of staff and volunteers. Sub-committees or working groups may be established as required to support policy development and specific areas of strategic focus.

Day-to-day management and operational decisions are delegated to the **senior management team**, led by the Chief Executive. Key management remuneration is determined with reference to **NCVO benchmarks**, **third sector guidelines**, or **independent professional advice**, to ensure fairness and transparency.

Glen Carne operates a **commercial lease** with its founder and former Trustee, **Robert Crozier**, for which an **independent valuation** was undertaken in October 2016 (see note on **page 36**).

Objectives, Activities and Public Benefit

The charitable objectives of Glen Carne are to **relieve need, hardship and distress** among disadvantaged people in Cornwall, primarily through the **provision of accommodation, support, training, and related assistance** as determined by the Trustees from time to time.

The Trustees confirm that they have had due regard to the Charity Commission's guidance on public benefit when carrying out their duties. Glen Carne's activities — including the provision of supported housing, personal development programmes, and move-on support — are designed to relieve need and distress among vulnerable adults in Cornwall and deliver clear public benefit through improved wellbeing, stability, and independence.

The Trustees confirm that they have considered the **Charity Commission's general guidance on public benefit** when reviewing the charity's aims and objectives and in planning future activities.



Achievements and Performance

Capacity and Facilities

Glen Carne provides supported housing for up to **35 residents** at its main site in St Agnes, focusing on individuals with complex needs, many of whom have experienced homelessness or unstable accommodation. Referrals are received from a range of voluntary and statutory agencies, including Cornwall Council, homeless charities, probation services, drug and alcohol teams, mental health professionals, and domestic abuse organisations.

In addition to the St Agnes site, **a further 35 supported housing places are provided in partnership with Homeleigh, Enodoc, and Greenhaven**, offering longer-term accommodation for individuals with severe and enduring mental health issues or learning disabilities across Camborne, Redruth, Truro, Penzance, and Wadebridge.

Eligibility for the St Agnes project normally requires residents to have been free from drug and alcohol use for around six months. The service also acts as a move-on option from other support providers, forming part of a planned progression pathway. Set within three acres of land, the St Agnes site offers extensive gardens, voluntary work opportunities, and a rural environment conducive to recovery, wellbeing, and personal growth. On-site facilities include a gymnasium, promoting both physical and mental health. Partner accommodations support smaller groups of residents with higher or longer-term support needs.

Applications and Support

All referrals to the St Agnes service are invited to attend an initial interview, which explores how Glen Carne can best assist and assesses suitability for the programme. Once accepted, new residents work with the support team to complete a comprehensive **needs assessment**, which informs an **individual Support Plan** tailored to their goals. This may include referrals to specialist services for mental health, addiction recovery, or debt management.



76
referrals received
during the year

Residents are supported to register with a GP, relevant local services, and the **Homechoice** housing register. Emergency food parcels and toiletries are provided where needed. Support typically includes advocacy for social housing, benefit and debt advice, and assistance with volunteering, training, and employment opportunities. Each Support Plan is reviewed regularly to track progress, overcome barriers, and encourage independence.

For residents who move into independent accommodation, Glen Carne provides **floating support and drop-in sessions**, including landlord advocacy and benefits guidance to help sustain new tenancies.

Performance

During **2024/25**, Glen Carne received 76 referrals to the main St Agnes service, a reduction on the previous year.

A total of 11 residents successfully moved on from the St Agnes project during the year.

The figures show a continued significant increase in residents moving into social housing, alongside a slight reduction in private sector tenancies. Access to private rented accommodation remains challenging due to limited supply and increasing landlord pressures (see **Risks and Uncertainties**). Moves into further supported accommodation reduced with previous years.

Move on accommodation	2024–25	2023–24	2022–23
Social housing	73%	47%	29%
Accommodation with support	–	27%	29%
Private sector	18%	20%	17%
Friends/family	–	–	17%
Evictions/Abandoned/Other	9%	6%	–

1,115kg
of donated fresh food
from Tesco/FareShare

Client Provision



During the year, Glen Carne worked closely with **Truro Foodbank** to provide emergency food parcels for residents in immediate need. Through our partnership with **Tesco** and **FareShare**, **1,115kg of surplus fresh food was also redistributed to residents**, reducing waste and supporting food security.

Funding was secured from **Sports England** and **Cash4Clubs** to provide a completely new gym suite (see opposite), including cardio and strength building equipment.

Glen Carne is a recognised **Advocate for ACTS4:35 funding**, enabling access to small grants for essential personal needs not covered by statutory funds — such as spectacles, clothing, or carpeting for move-

on accommodation. The charity also continues to collaborate with statutory partners and voluntary funders to secure additional resources for residents.

Training remains central to staff and residents' personal development. On-site classrooms host a range of sessions delivered by third-party providers.

Glen Carne places strong emphasis on social inclusion and community engagement. Organised activities during the year included cinema trips and speedway visits in Plymouth. These opportunities help encourage teamwork, confidence, and friendship.

Residents are actively encouraged to contribute to **service development** through **consultation** and **feedback opportunities**. Resident representatives also attend part of each Trustee meeting to provide direct feedback on services and experiences.

Glen Carne once again hosted a large Christmas meal for all residents in the lead-up to the holiday. On Christmas Day, residents prepared and shared a group meal, ensuring everyone was able to enjoy companionship and celebration.

54 days
minibus donated to
community groups

Summary

The Trustees are proud of the charity's continued achievements during the year, particularly its ability to maintain over 95% occupancy, deliver tailored support, and enable positive move-on outcomes in a challenging housing environment. **These outcomes demonstrate Glen Carne's ongoing commitment to reducing homelessness and improving lives across Cornwall.**





Risks and Uncertainties

The Trustees have reviewed the principal risks and uncertainties facing the charity and are satisfied that appropriate systems and controls are in place to mitigate them as far as reasonably possible.

The main risks identified during the year include:

1. Changes in housing legislation and policy

The proposed reforms to national housing law introduce uncertainty regarding the future of supported housing, tenancy rights, and housing benefit eligibility. Any changes affecting Local Housing Allowance (LHA) rates, exempt accommodation regulation, or local authority commissioning may directly influence Glen Carne's income streams and the financial viability of placements. The Trustees are monitoring these developments closely and maintaining active communication with sector bodies, funders, and local partners to anticipate and respond to policy change.

2. Limited move-on accommodation

A continuing shortage of affordable and suitable accommodation across Cornwall presents a major operational challenge. There is particularly restricted access to private rented housing, where rising demand and landlord withdrawal from the sector have reduced availability. This limits residents' progression into independent living and increases the duration of stays within supported housing. Glen Carne continues to work with local authorities, housing providers, and private landlords to identify and sustain move-on pathways.

3. Financial dependency on Housing Benefit

The majority of Glen Carne's income is derived from Housing Benefit receipts, which remain subject to national policy and local authority processing. Any delays in payments or reductions in eligible rates could affect cash flow and operational delivery. The Trustees manage this risk through close financial monitoring, prudent budgeting, and maintaining sufficient free reserves to absorb short-term disruption.

4. Low Local Housing Allowance (LHA) levels

The relatively low LHA rates in Cornwall continue to lag behind actual market rents, restricting residents' access to independent tenancies and limiting the charity's ability to expand provision without compromising affordability. The Trustees regularly review financial models and engage with local housing authorities to advocate for fairer rates and greater flexibility within the supported housing framework.

5. Inflationary pressures and cost of living

Increases in energy, food, and staffing costs present ongoing financial pressure. The charity's investment in solar generation and its commitment to value-for-money procurement provide partial mitigation, supported by regular financial forecasting and reserve management.


The Trustees will continue to monitor all identified risks through the charity's risk register and ensure that mitigation measures remain proportionate and responsive to changing circumstances.

Plans for the Future

Looking ahead to **2025/26**, Glen Carne remains committed to strengthening its position as a leading supported housing provider in Cornwall, while ensuring long-term financial stability and compliance with evolving housing regulation.

Key priorities for the coming year include:

- **Becoming or coming under a Registered Provider (RP) status** to enhance compliance, strengthen governance, and create access to broader funding opportunities. RP status will provide additional assurance to local authorities and commissioners, support participation in strategic housing partnerships, and enable greater flexibility in developing new accommodation options.
- **Expanding move-on capacity** by working collaboratively with housing associations, private landlords, and the local authority to identify suitable independent accommodation and sustain tenancy support.
- **Maintaining service quality and compliance** through regular review of policies, staff training, and continued investment in resident welfare and safety.
- **Enhancing financial sustainability** by diversifying income sources, improving energy efficiency, and continuing to manage reserves prudently.
- **Adapting to legislative and regulatory changes** in the housing and welfare sectors, ensuring that Glen Carne remains fully compliant and well-positioned to respond to new opportunities or requirements.



The Trustees remain confident that Glen Carne is well placed to continue meeting the needs of vulnerable adults across Cornwall, providing stability, hope, and pathways to independence for those at risk of homelessness or social exclusion.

A man with short brown hair and a mustache, wearing a blue and white plaid shirt, is looking upwards and to the right with a thoughtful expression. He is standing in a park with green grass, trees with autumn foliage, and a blue sky in the background.

Simon

Finding Hope

This interview captures Simon's honest and inspiring journey, structured around the three key phases of his recovery: the struggle, the transformation at Glen Carne, and his aspirations for a purposeful future.

Part 1: Before the Project – The Struggle

Andy: Before you found your way to us, could you describe your living situation and the daily reality you were facing?

Simon: Just prior, I was living at my mum's house. It was honestly the only place I could fall back on because of how difficult my life had become. I'd occasionally try to go away for work somewhere, but those efforts always broke down, and I'd inevitably end up back at my mum's, which was far from ideal.

Andy: You mentioned a long struggle. What were the main challenges that brought you to that breaking point?

Simon: I was struggling really badly with alcohol and substance misuse, primarily alcohol. It started when I was 19, but over the last 10 years, it became a severe dependency. Towards the end, I couldn't even face a morning without a drink. I couldn't keep a job for any length of time. My physical health was suffering massively—I was having seizures and was in and out of the hospital constantly, sometimes due to accidents. I was just generally unwell and unable to hold down any meaningful relationships.

Andy: How did you see your future then? Was there any hope?

Simon: Up until I finally decided to get help, I felt completely stuck. I honestly couldn't see a future that looked any different from the hopeless, lost existence I was trapped in at the time.

Andy: Considering the risks to your health, what was the defining moment that finally pushed you into detox and rehab?

Simon: That's a strange one, because doctors in the hospital constantly warned me, but I'd leave and go straight back to drinking. The real change happened after a particularly bad year where I lost about ten jobs in a month. When I lost that final job, something just clicked in my head. I was sick of it, sick of letting people down. I finally realised that I couldn't continue. It wasn't nearly dying that did it; it was simply realising I had to change while I still had a little fight left in me to do it.

Part 2: At the Project – The Transformation and Service

Andy: After completing detox and rehab at We Are With You (Chy), you arrived here at Glen Carne. What has been the most significant, tangible change in your life since you moved into the project?

Simon: My physical and mental health is worlds apart from where it was. I'm doing lots of exercise now—Gareth, my support worker, and I go to the gym and running. The project has given me the freedom to actually pursue little ideas for my future, allowing me to branch out while always having that invaluable support network right here.

Andy: That active approach sounds powerful. What specific aspects of the support have you found most effective during your recovery?

Simon: The way Gareth and I often had our support meetings over a run or exercise was incredibly beneficial. It's therapeutic to get things out while you're being physically active. Beyond Gareth, knowing that Matt, Steve, you, or anyone else is in the office means there is always someone there I can go talk to if something is wrong. The little groups they run—cooking, the music group, and the golf trips—also make a huge difference.

Andy: We've seen a huge growth in your confidence, especially through your volunteering. You've been fantastic working with We Are With You. What inspired you to use your own experience to help others?

Simon: It was inspired by my own positive experience through rehab. I started going to a Mutual Aid Partnership (MAP) group, and they noticed the positive steps I was taking. After I finished rehab, I started coming back to that same group as a facilitator. To be sat with the same people, but now in a position to help run the group—that was a huge moment for me. I felt a definite shift in my mindset, and hopefully, other people there saw that and felt some hope too. I've definitely grown immensely as a person through that work.



Part 3: Looking Ahead – Aspirations and Purpose

Andy: That is a testament to your resilience. You’ve found great fulfilment in service. How has stepping into that facilitator role changed your sense of self-worth and purpose going forward?

Simon: It changed something profound in my mind. It showed me that my struggles weren’t just a burden; they’re a tool. It’s given me a true sense of purpose—I can now use my lived experience to genuinely connect with, and help others. I’m not just focused on surviving anymore; I’m focused on contributing.



Andy: As you look toward moving on from Glen Carne, what are your next immediate steps for building independent stability?

Simon: I’m currently focused on the practical steps of securing my own place. It’s about ensuring I maintain the structure I’ve built here, especially the regular exercise and the social connections that keep me accountable. The incredible support I’ve had here has prepared me to take that next big step confidently.

Andy: Given the purpose you’ve found, is working in the field of recovery something you aspire to do professionally long-term?

Simon: Absolutely. My long-term goal is definitely to work full-time in support or peer mentoring. It feels like the most meaningful way I can contribute. It’s about turning the most challenging part of my life into a strength and helping people realise that recovery is possible.



Andy: That’s an incredible aspiration. Finally, looking back at everything you’ve overcome, what is the single most important message or piece of advice you’d give to someone who is currently in that place of hopelessness you once felt?

Simon: I would tell them that it takes time and hard work, but it is absolutely worth it in the end. It’s the best thing I’ve ever done. The hope is there—you just have to reach for it. For me, it’s a huge thing to realise I’m no longer a liability; I can start to build my life up. I genuinely can’t wait to see what the future holds now.

Andy: Simon, your resilience and courage are truly inspiring. Thank you for sharing your story of recovery and the incredible new purpose you’ve found.



The transition was terrifying. I moved into Glen Carne straight from four months of alcohol treatment, feeling like a fragile, hollow shell of the man I used to be. The real world—the simple act of living independently—felt overwhelmingly impossible, and nervousness was a constant, unwelcome companion.

I vividly remember the day I arrived. I was still settling my anxieties when I was approached by one of the kindest faces I have ever encountered: Andy. His warmth wasn't just professional; it was genuinely reassuring. He made sure I was happy, handed me a bag filled with food, and gave me the space to settle into my room. This simple, immediate stability—a safe place, food, and human kindness—was the first sign that this place was different. All the residents followed suit, making me feel welcome from the very first hour.

The following day, I was given a full tour of the site, and I realised Glen Carne is not just accommodation; it's

a sanctuary. The sprawling property, the astonishing views, and the meticulously kept garden became tangible reminders of the beauty I was fighting to reclaim. The world outside my anxiety was still vibrant and real.

My anchor during my 13-month stay was my key worker, Steve P. He is, without a doubt, the most sincere and kind-hearted person I have ever met. Steve was always there when I needed him, offering support and perspective that I often felt I didn't deserve. He didn't just guide me; he believed in me when I had no belief left in myself. His consistent, gentle support was the foundation upon which I rebuilt my life.

Today, I can safely say I am a completely different man. The man who walked through those doors was broken; the man who walked out was equipped, confident, and ready for life. That transformation is a direct result of the grace and structure I found at Glen Carne. I can't thank them enough for giving me the essential tools I needed—not just to exist, but to live fully and independently.

If you are reading this and struggling with the worry of making this crucial move, please trust me: those anxieties will wash away once you step foot through those doors. Glen Carne is where hope gets its second wind.



Jamie

Finding My Way Back

A Journey of Healing

The Darkness Before the Dawn

For four years, I was trapped in a situation that stripped me of my stability and my sense of self. My situation was dire, rooted in the intense, covert, narcissistic, domestic, psychological, and emotional abuse I endured. My abuser possessed an incredible, almost powerful, skill for manipulation and deception. They convinced me to make life-altering sacrifices, including moving out of my excellent rented flat in St. Austell and prematurely retiring from my care career of over 45 dedicated years. The deceit was masterful; I was fooled into believing I would receive support to launch a freelance commercial business while living with her.

The moment I moved into her flat, the illusion shattered. I discovered the stark reality of her narcissistic personality disorder. I was not there as a partner, but for servitude and abuse. She had created circumstances that made it almost impossible for me to leave, even resorting to lying and scenarios to try to blackmail me, spreading character assassination among my friends and acquaintances. I was consumed by a terrible state of depression, stress, and anxiety. I felt completely lost.

Thank goodness my GP recognized the urgency of my situation and referred me to the abuse organization, First Light, which swiftly connected me with the Council. Eventually, after an interview with the kind manager, Andy, I was offered accommodation at the Glen Carne organisation. This referral was nothing short of a divine intervention—it was my first genuine ray of hope.

A Gift from God: Healing at Glen Carne

Arriving at Glen Carne was like receiving a gift from God. It was a sanctuary where I could finally breathe. The compassionate, caring, encouraging, and supportive staff were truly remarkable; they didn't just help me—they mentally resuscitated me. Their unwavering support gave me a new life, and I immediately found myself amongst other welcoming fellow clients, who became new friends on this journey.

Glen Carne offered a full spectrum of provisions designed entirely around the individual. Crucially, there is NO pressure here. Recovery is designed to happen at my pace, allowing me the time and

space needed to heal without judgment. Their care is holistic: a wonderful psychotherapist is available to clients, and through these sessions, I was correctly diagnosed with PTSD, and the appropriate treatment was administered. I also appreciate that for anyone who chooses to be involved, Christian Bible study is available, offering spiritual grounding.

The organization takes care of practical necessities, too. Transport is provided for essential trips like shopping, medical reasons, and Church Services. My support worker assists with complex financial and benefits matters, and we are diligently covering future permanent housing options with the Council or private accommodations, based entirely on my choice. I have also been able to participate in a variety of activities, from playing pool and using the gymnasium, to cooking, art sessions, music, and scenic walks.

The Glen Carne project has been a life saver. I truly can't thank the manager, Andy, and all the staff enough for rescuing me and giving me the tools to build a positive new path forward.

Embracing a Horizon of Possibility

Today, my perspective is one of immense gratitude and renewed determination. The four years lost, and the premature end to my care career, are no longer seen as a defeat but as a turning point—a difficult prerequisite to the strength and resilience I have found.

My aspirations now are focused on stability, peace, and realizing my potential. I am actively working with the team to secure a permanent home where I can finally feel safe and secure. With the healing I've undergone and the clarity I've gained, I am confident in launching the freelance commercial business I initially intended, but this time, I will do it on my own terms, supported by genuine strength and self-belief.

My future is now a horizon of possibility. The darkness is behind me, and I am walking toward a future defined by my own choices, my own pace, and my own joy. I know the path to complete recovery is ongoing, but thanks to the structure and love I found at Glen Carne, I am no longer a victim; I am a survivor, empowered, and ready to embrace the life I deserve.

Barry

When I arrived at Glen Carne, I was adrift in what felt like an endless, grey sea. I was in a truly dark place, exhausted and overwhelmed, grappling simultaneously with severe physical and mental health struggles that had stripped away my will and my dignity. I felt utterly broken.

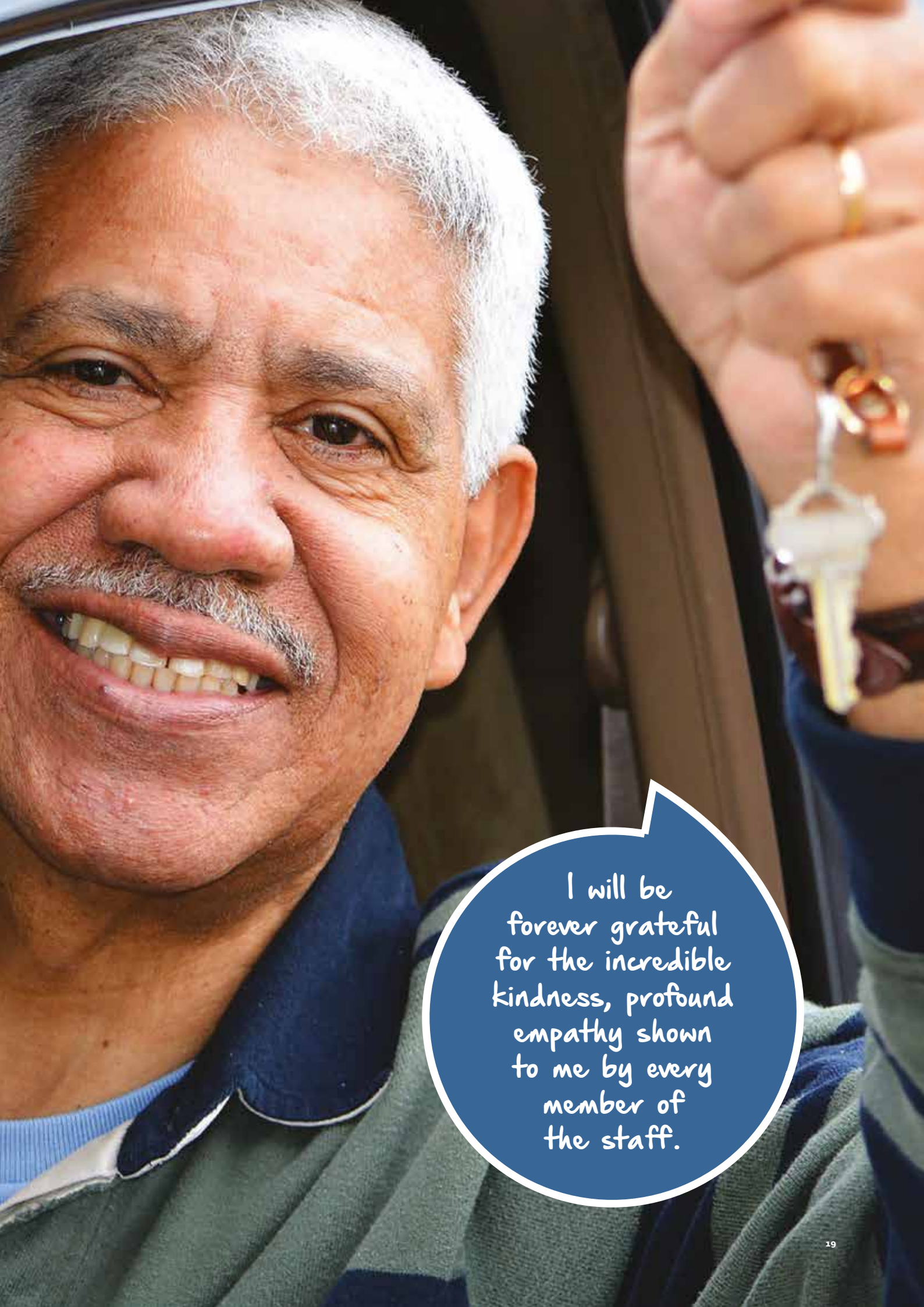
The moment the staff welcomed me, however, that initial feeling of fear began to lift. They didn't just admit me; they met me with open arms and genuine warmth, making me feel seen and safe for the first time in what felt like years. Their first priority was not paperwork, but me. They sat down and devised a deeply personalised support plan, methodically examining every area of my life that needed rebuilding—from the foundational struggles of my physical well-being to the crushing weight on my mind.

Over the months that followed, this plan became my compass. The journey wasn't immediate or easy, but the staff's unwavering presence made all the difference. Slowly, steadily, I began to achieve the goals we had set together. With each small victory—each day I managed to care for myself a little better, each skill I re-learned—I felt an internal shift. My confidence and self-esteem, which had been nonexistent, began to bloom like spring flowers. I started getting involved with the onsite courses, finding a passion for learning again and realising that I still had so much to offer.

The support extended to the practical hurdles that had felt insurmountable. They guided me

through the complex maze of my benefits, alleviating a huge amount of financial stress. Because of their help, I am now completely financially stable. The most significant milestone came when I secured a Motability car. It wasn't just a vehicle; it was the key that unlocked my world. It gave me back my independence, allowing me to finally leave the confines of my own mind and start visiting the beautiful coves and historic towns of Cornwall. That ability to explore and breathe freely has been transformative.

Now, I stand on the threshold of my next chapter. I'm currently accessing social housing and hoping to move into my own home soon. The thought of having my own space, built on the solid foundation Glen Carne helped me lay, is exhilarating. I will be forever grateful for the incredible kindness, profound empathy, and consistent support shown to me by every member of the staff. I want to give a special, heartfelt thank you to Steve, who was more than just a staff member; he was a steadfast mentor, offering guidance, encouragement, and the occasional much-needed push during my entire stay. Glen Carne didn't just house me; they helped me find my life again.



I will be
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BEFORE GLEN CARNE, MY LIFE WAS A COLLAPSING ZACHARY'S THE DAY I CHOSE HOPE

Before Glen Carne, my life was a suffocating loop of shadows. I was drowning in the cycle of substance misuse, desperate to belong, to just fit in with a crowd that ultimately led me nowhere but deeper into isolation.

The loneliness was crushing, a raw vulnerability that left me exposed and feeling invisible. When I lost the love of my life, the world tilted and went dark. That was the moment—the brutal, undeniable instant—I knew I had finally hit rock bottom. There was no way forward I could see, only oblivion.

It was my support worker who saw a flicker of light in that darkness and made the referral to Glen Carne. I walked in expecting judgment, or at best, sterile indifference. What I received, from the very first minute, was dignity and respect.

They didn't see an addict or a statistic; they saw me, an actual person deserving of care. Considering the despair I had just crawled out of, that simple act of being treated like a human being was revolutionary. It meant the world, and it was the lifeline I desperately needed to hold onto.

**YOU DIDN'T JUST HELP ME;
YOU SAVED ME.**

I owe everything to this place and the incredible people within its walls. To every staff member and fellow resident—from the

bottom of my heart, you didn't just help me; you saved me. You provided the structure, the kindness, and the unconditional belief that allowed me to stand back up and begin to heal.

I'm not sharing this for sympathy; I'm sharing it as a beacon of hope. If you're standing on the outside, or if you're a potential new resident filled with fear, please know that change is possible. The journey is hard, but it is worth it.

Now, I'm celebrating a new chapter: moving into my own flat. I must give a very special, huge thank you to Simon for



TORY

all his unwavering help and support during this transition. You made what felt impossible, possible. As I look ahead, I know the future isn't guaranteed, but with every sunrise, we can say we're one step closer to those better days. And that, for me, is true progress.

Trustees' Financial Review

The charity's reserves and its policy are set out as follows:

Unrestricted Funds:	2024–25	2023–24
Designated Funds		
Solar Panels	£27,193	£30,583
Fixed Assets	£158,000	£138,780
Long term commitments	£177,026	£177,026
General Funds	£133,147	£95,953
Restricted Funds	–	£6,195
Total Funds	£495,366	£448,537
Annual Operating Expenditure (excluding outside providers)	£871,518	£805,454
Ratio of Free Reserves to Annual Operating Expenditure	15%	12%

The charity maintained a stable financial position during the year, with income levels sufficient to support operational commitments and sustain the delivery of core services. The Trustees continue to monitor financial performance closely to ensure resources are used effectively and in line with the charity's objectives.

The Trustees consider that the charity's reserves policy should ensure an appropriate level of financial stability and enable the organisation to continue meeting its charitable objectives for the foreseeable future.

At the year end, unrestricted reserves totalled **£495,366**. These funds are held to cover future depreciation of fixed assets, to meet long-term financial commitments, and to maintain sufficient free reserves for operational purposes.

A **designated fund for fixed assets of £185,193** has been established to represent the value of the charity's tangible assets.

The Trustees are also developing a **designated contingency fund** to provide financial protection in the event of an unforeseen event requiring the closure of the charity. The target for this fund is to hold sufficient reserves to cover six months of operating costs, lease obligations, and potential redundancy liabilities. At present, the balance of this fund stands at **£177,026**, which provides for redundancy costs and approximately two months of running costs and lease commitments.

This leaves **free reserves of £133,147**, available to support the charity's ongoing operations and service delivery.

The Trustees review the reserves policy and levels annually to ensure they remain appropriate in relation to the charity's operational requirements, risk profile, and longer-term commitments.

The majority of the charity's income is derived from **Housing Benefit receipts** and **solar energy generation**, supplemented by income from **grant making trusts and CCLA investment fund**. Residents also contribute **£17 per week** towards heating and electricity costs. The continued use of solar panels supports the charity's commitment to environmental sustainability and reduces energy expenditure, though energy and living costs are expected to rise in future years.

Statement of Trustees' Responsibilities

The Trustees (who are directors of Glen Carne for the purposes of company law) are responsible for preparing the Trustees' Annual Report and the financial statements in accordance with applicable law and United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice).

Company law requires Trustees to prepare financial statements for each financial year, which give a true and fair view of the state of affairs of the charitable company and of the incoming resources and application of resources, including the income and expenditure, of the charitable company for that period. In preparing these financial statements, the Trustees are required to:

- select suitable accounting policies and then apply them consistently;
- observe the methods and principles in the Charities SORP 2015 (FRS 102);
- make judgments and estimates that are reasonable and prudent;
- state whether applicable UK Accounting Standards have been followed, subject to any material departures disclosed and explained in the financial statements;
- prepare the financial statements on an ongoing concern basis unless it is inappropriate to presume that the charitable company will continue in operation.

The Trustees are responsible for keeping adequate accounting records that disclose with reasonable accuracy at any time the financial position of the charitable company and enable them to ensure that the financial statements comply with the Companies Act 2006. They are also responsible for safeguarding the assets of the charitable company and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

In so far as the Trustees are aware:

- there is no relevant information of which the charitable company's auditor is unaware; and
- the Trustees have taken all steps that they ought to have taken to make themselves aware of any relevant information and to establish that the auditor is aware of that information.

Approved by the Trustees on 4th December 2025

Signed on their behalf by



Ruth Clarke
Trustee

Independent Auditor's Report to the Members of Glen Carne Limited

Opinion

We have audited the financial statements of Glen Carne Limited (the 'charitable company') for the year ended 31 March 2024 which comprise the Statement of Financial Activities, the Summary Income and Expenditure account, the Balance Sheet the Statement of Cash Flows and the related notes. 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 charitable company's affairs as at 31 March 2025 and of its incoming resources and application of resources 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 charitable company 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 trustees' 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 group and parent charity's ability to continue as a going concern for a period of at least 12 months from when the financial statements are authorised for issue. Our responsibilities and the responsibilities of the trustees 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 annual report, other than the financial statements and our auditor's report thereon. The trustees are responsible for the other information. Our opinion on the financial statements does not cover the other information and, except to the extent otherwise explicitly stated in our report, we do not express any form of assurance conclusion thereon. In connection with our audit of the financial statements, 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 audit or otherwise appears to be materially misstated. If we identify such material inconsistencies or apparent material misstatements, we are required to determine whether there is a material misstatement in the financial statements or a material misstatement of the other information. 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

In the light of the knowledge and understanding of the charitable company and its environment obtained in the course of the audit, we have not identified material misstatements in the Trustees' Report.

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

- ◆ adequate accounting records have not been kept or returns adequate for our audit have not been received from branches not visited by us;
- ◆ the financial statements are not in agreement with the accounting records and returns;
- ◆ certain disclosures of trustees' remuneration specified by law are not made;
- ◆ we have not received all the information and explanations we require for our audit; or
- ◆ the trustees were not entitled to prepare the financial statements in accordance with the small companies regime and take advantage of the small companies exemption in preparing the Trustees' Report and take advantage of the small companies exemption from the requirement to prepare a Strategic Report.

Responsibilities of the trustees

As explained more fully in the Trustees' Responsibilities Statement set out on page 6 the trustees (who are also the directors of the charitable company for the purposes of company law) are 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 trustees determine 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 trustees are responsible for assessing the charitable company'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 trustees either intend to liquidate the charitable company 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 144 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.

The extent to which our procedures are capable of detecting irregularities, including fraud, is detailed below.

- ◆ Enquiry of management and those charged with governance around actual and potential litigation and claims.
- ◆ Enquiry of entity staff in tax and compliance functions to identify any instances of non-compliance with laws and regulations.
- ◆ Reviewing minutes of meetings of those charged with governance.
- ◆ Reviewing legal and professional nominal ledger accounts and online company searches.
- ◆ Reviewing financial statement disclosures and testing to supporting documentation to assess compliance with applicable laws and regulations.
- ◆ Auditing the risk of management override of controls, including through testing journal entries and other adjustments for appropriateness, and evaluating the business rationale of significant transactions outside the normal course of business.

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 minutes of meetings of those charged with governance;
- ◆ Enquiring of management as to actual and potential litigation and claims, and;
- ◆ Reviewing any correspondence with HMRC, relevant regulators and the charity's legal advisors.

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.

A further description of our responsibilities for the audit of the financial statements is located on the Financial Reporting Council's website at www.frc.org.uk/auditorsresponsibilities. This description forms part of our auditor's report.

Use of our report

This report is made solely to the charitable company's trustees, 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 charitable company's trustees 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 charitable company and its members, as a body, for our audit work, for this report, or for the opinions we have formed.



Streets Audit LLP

Chartered Accountants & Statutory Auditor

Tower House, Lucy Tower Street, Lincoln, LN1 1XW

Date: 4th December 2025

Streets Audit LLP are eligible to act as auditors in terms of section 1212 of the Companies Act 2006.

Glen Carne

Statement of Financial Activities

for the year ended 31 March 2025

			Restricted		
	Note	Unrestricted	income	Total	Prior year
		funds	funds	funds	funds
		2025	2025	2025	2024
		£	£	£	£
Income and endowments from:					
Donations and legacies	4	30	1,645	1,675	1,632
Charitable activities	5	1,597,422	36,237	1,633,659	1,523,274
Investments	6	4,808	-	4,808	3,386
Other		8,528	-	8,528	8,263
Total		<u>1,610,788</u>	<u>37,882</u>	<u>1,648,670</u>	<u>1,536,555</u>
Expenditure on:					
Charitable activities	8	1,577,115	28,540	1,605,655	1,465,083
Total		<u>1,577,115</u>	<u>28,540</u>	<u>1,605,655</u>	<u>1,465,083</u>
Net income/(expenditure) before investment gains/(losses)		33,673	9,342	43,015	71,472
Net gains/(losses) on investments		3,814	-	3,814	6,397
Net income/(expenditure)		<u>37,487</u>	<u>9,342</u>	<u>46,829</u>	<u>77,869</u>
Transfers between funds		15,537	(15,537)	-	-
Other gains/(losses)		-	-	-	-
Net movement in funds		<u>53,024</u>	<u>(6,195)</u>	<u>46,829</u>	<u>77,869</u>
Reconciliation of funds:					
Total funds brought		<u>442,342</u>	<u>6,195</u>	<u>448,537</u>	<u>370,668</u>
Total funds carried forward		<u>495,366</u>	<u>-</u>	<u>495,366</u>	<u>448,537</u>

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

All income and expenditure derive from continuing activities

Glen Carne
Balance Sheet
As at 31 March 2025

		2025		2024	
	Note	£	£	£	£
Fixed Assets					
Tangible Assets	13		185,193		169,363
Investments	14		<u>204,802</u>		<u>150,988</u>
			389,995		320,351
Current Assets					
Debtors	12	97,722		64,041	
Cash at bank and in hand		<u>75,488</u>		<u>128,689</u>	
		173,210		192,730	
Creditors: Amounts falling due within one year	13	(67,839)		(64,544)	
Net current assets			<u>105,371</u>		<u>128,186</u>
Total assets less current liabilities			495,366		448,537
Net assets			<u>495,366</u>		<u>448,537</u>
The funds of the charity:					
Restricted funds			-		6,195
Unrestricted funds					
Other reserves		362,219		346,389	
Unrestricted income funds		<u>133,147</u>		<u>95,953</u>	
Total unrestricted funds			495,366		442,342
Total charity funds			<u>495,366</u>		<u>448,537</u>

These accounts have been prepared in accordance with the special provisions of Part 15 of the Companies Act 2006 relating to small companies.

For the year ended 31 March 2025 the company was entitled to exemption under section 477 of the Companies Act 2006 relating to small companies.

The members have not required the company to obtain an audit in accordance with section 476 of the Companies Act 2006.

The directors acknowledge their responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of accounts.

Approved by the Board on 4th December 2025 and signed on its behalf by:



Ruth Clarke

Glen Carne
Statement of Cash Flows
As at 31 March 2025

	2025	2024
	£	£
Cashflows from operating activities		
Net income/(expenditure) per Statement of Financial Activities	46,829	77,869
Adjustments for:		
Depreciation of property, plant and equipment	14,121	13,963
(Profit)/loss on revaluation of investments	(3,814)	(6,397)
Dividends, interest and rents from investments	(4,808)	(3,386)
(Increase)/Decrease in trade and other receivables	(33,681)	(14,553)
Increase/(Decrease) in trade and other payables	3,295	5,920
Net cash provided by /(used in) operating activities	<u>21,942</u>	<u>73,416</u>
Cashflows from investing activities		
Purchase of property, plant and equipment	(29,951)	(5,905)
Dividends, interest and rents from investments	4,808	3,386
Purchase of investments	(50,000)	-
Net cash provided by /(used in) investing activities	<u>(75,143)</u>	<u>(2,519)</u>
Net (decrease)/increase in cash and cash equivalents	(53,201)	70,897
Cash and cash equivalents at the beginning of the year	128,689	57,792
Cash and cash equivalents at the end of the year	<u><u>75,488</u></u>	<u><u>128,689</u></u>
Components of cash and cash equivalents:		
Cash at bank and in hand	75,488	128,689
	<u><u>75,488</u></u>	<u><u>128,689</u></u>

Glen Carne

Notes to the Accounts

1 Accounting policies

1.1 Basis of accounting

The accounts have been prepared under the historical cost convention and in accordance with:

- 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 (FRS102) second edition - October 2019 (effective 1 January 2019);
- the Financial Reporting Standard applicable in the United Kingdom and Republic of Ireland (FRS 102);
- the Companies Act 2006 and
- the Charities Act 2011.

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 charity constitutes a public benefit entity as defined by FRS102

1.2 Change in basis of accounting or to previous accounts

There has been no change to the accounting policies (valuation rules and method of accounting) since last year and no changes have been made to accounts for previous years.

1.3 Fund accounting policy

Unrestricted income funds are general funds that are available for use at the trustees' discretion in furtherance of the objectives of the charity.

Designated funds are amounts that are allocated for specific purposes by the charity itself.

Restricted funds are those donated for use in a particular area or for specific purposes, the use of which is restricted to that area or purpose.

Revaluation funds are unrestricted funds which include a revaluation reserve representing the restatement of investment assets at their market value.

1.4 Income

There has been no offsetting of assets and liabilities, or income and expenses, unless required or permitted by the FRS102 SORP or FRS102.

Items of income are recognised and included in the accounts when all of the following criteria are met:

- the charity has entitlement to the funds;
- any performance conditions attached to the item(s) of income have been met or are fully within the control of the charity;
- there is sufficient certainty that receipt of the income is considered probable; and
- the amount can be measured reliably.

Donations and legacies are voluntary income received by way of donations and gifts. It is included within the accounts when receivable and only when the charity has unconditional entitlement to the income.

Tax reclaims on donations and gifts are included in the accounts at the same time as the gift/donation to which it relates

Glen Carne

Notes to the Accounts

Donated goods and services are only included in income (with an equivalent amount in expenditure) where the benefit to the Charity is reasonably quantifiable, measurable and material.

The value of services provided by volunteers is not included within the accounts.

1.5 Resources expended

Liabilities are recognised where there is a legal or constructive obligation committing the charity to the expenditure. All expenditure is accounted for on an accruals basis and includes the attributable value added tax which cannot be recovered.

Grants payable are charged in the year when the offer is conveyed to the recipient except in those cases where the offer is conditional, such grants being recognised as expenditure when the conditions attaching are fulfilled. Grants offered subject to conditions which have not been met at the year-end are noted as a commitment, but not accrued as expenditure.

Charitable expenditure comprises those costs incurred by the charity in the delivery of its activities and services for its beneficiaries. It includes both costs that can be allocated directly to such activities and those costs of an indirect nature necessary to support them.

Support costs are the those costs required to support the charity in carrying out its activities and meeting its objects.

Governance costs include costs associated with meeting the constitutional and statutory requirements of the Charity, including the preparation and examination of the statutory accounts, the costs of trustee meetings and other costs linked to the strategic management of the Charity including the cost of any legal advice to trustees on governance or constitutional matters.

1.6 Tangible fixed assets and depreciation

All assets costing more than £200 are capitalised.

Tangible fixed assets are stated at cost less depreciation.

Depreciation is provided on all tangible fixed assets at rates calculated to write off the cost less estimated residual value of each asset over its expected useful life, which is reviewed annually. The rates used are as follows:-

Leasehold property	- 5% straight line
Office equipment	- 25% straight line
Household capital items	-10% straight line
Motor vehicles	-25% reducing balance

1.7 Taxation

The charity is exempt from corporation tax on its charitable activities.

1.8 Stocks

Stock is included at the lower of cost or net realisable value. Donated items of stock are recognised at fair value which is the amount the charity would have been willing to pay for the items on the open market.

Glen Carne

Notes to the Accounts

1.9 Debtors

Trade and other debtors are recognised at the settlement amount due after any trade discount offered. Prepayments are valued at the amount prepaid net of any trade discounts due.

1.10 Cash at bank and in hand

Cash at bank and cash in hand includes cash and short term highly liquid investments with a short maturity of three months or less from the date of acquisition or opening of the deposit or similar account.

1.1 Creditors and provisions

Creditors and provisions are recognised where the charity has 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 to settle the obligation can be measured or estimated reliably. Creditors and provisions are normally recognised at their settlement amount after allowing for any trade discounts due.

1.1 Pension costs

The charity operates a defined contribution pension scheme. Contributions are charged in the statement of financial activities as they become payable in accordance with the rules of the scheme.

1.1 Leases

Rentals under operating leases are charged to the statement of financial activities on a straight-line basis over the lease term.

2 Company Status

The charity is a company limited by guarantee and has no share capital.

The charity is incorporated in England.

In the event of the charity being wound up, the liability in respect of the guarantee is limited to £10 per member of the charity.

The members of the charity are the trustees named on page 1.

Glen Carne

Notes to the Accounts

3 Statement of Financial Activities - prior year

	Unrestricted funds 2024 £	Restricted income funds 2024 £	Total funds 2024 £
Income			
Income and endowments from:			
Donations and legacies	452	1,180	1,632
Charitable activities	1,509,074	14,200	1,523,274
Investments	3,386	-	3,386
Other	8,263	-	8,263
Total	1,521,175	15,380	1,536,555
Expenditure			
Expenditure on:			
Charitable activities	1,455,413	9,670	1,465,083
Total	1,455,413	9,670	1,465,083
Net income/(expenditure) before investment gains/(losses)	65,762	5,710	71,472
Net gains/(losses) on investments	6,397	-	6,397
Net income/(expenditure)	72,159	5,710	77,869
Transfers between funds	75	(75)	-
Other gains/(losses)	-	-	-
Net movement in funds	72,234	5,635	77,869
Reconciliation of funds:			
Total funds brought forward	370,108	560	370,668
Total funds carried forward	442,342	6,195	448,537

4 Donations and Legacies

	Unrestricted funds £	Restricted income funds £	Total funds 2025 £	Prior year funds 2024 £
Appeals and donations	30	1,645	1,675	1,632
	30	1,645	1,675	1,632

Glen Carne

Notes to the Accounts

5 Incoming resources from charitable activities

	Unrestricted funds	Restricted income funds	Total funds	Prior year funds
			2025	2024
	£	£	£	£
<i>Grant Income:</i>				
Cornwall Community Foundation	-	-	-	10,000
Duchy Health	-	-	-	4,200
Cornwall Council	-	19,777	19,777	-
Sport England	-	14,460	14,460	-
Sported Foundation	-	2,000	2,000	-
<i>Primary Purpose Trading:</i>				
Housing (Glen Carne)	753,310	-	753,310	756,249
Housing (Outside)	839,602	-	839,602	752,825
Housing (Privately funded)	4,510	-	4,510	-
	<u>1,597,422</u>	<u>36,237</u>	<u>1,633,659</u>	<u>1,523,274</u>

6 Investment income

	Unrestricted funds	Restricted income funds	Total funds	Prior year funds
			2025	2024
	£	£	£	£
CCLA COIF Charities Fund	4,797	-	4,797	3,377
Interest on cash deposits	11	-	11	9
	<u>4,808</u>	<u>-</u>	<u>4,808</u>	<u>3,386</u>

7 Other income

	Unrestricted funds	Restricted income funds	Total funds	Prior year funds
			2025	2024
	£	£	£	£
Solar panels	8,528	-	8,528	8,263
	<u>8,528</u>	<u>-</u>	<u>8,528</u>	<u>8,263</u>

Glen Carne

Notes to the Accounts

8 Expenditure on charitable activities

	Unrestricted	Restricted	Total	Prior year
	2025		2025	2024
	£	£	£	£
Direct costs				
Rent	185,215	-	185,215	185,215
Lease payments	39,472	-	39,472	49,640
Support payments	686,668	-	686,668	602,566
Registered provider	1,590	-	1,590	-
Household maintenance	139,998	923	140,921	109,800
Council tax	5,665	-	5,665	5,387
Fire safety	4,934	-	4,934	4,557
Professional fees	1,950	6,000	7,950	7,920
Client provision	8,228	1,840	10,068	11,124
Security	107,959	-	107,959	105,722
	<u>1,181,679</u>	<u>8,763</u>	<u>1,190,442</u>	<u>1,081,931</u>
Support costs				
Wages and salaries	235,400	-	235,400	228,864
Staff NIC (Employers)	18,520	-	18,520	17,947
Pensions	5,024	-	5,024	5,329
Staff training	6,863	-	6,863	4,922
Staff Welfare	2,539	-	2,539	1,780
Light, heat and power	27,968	-	27,968	32,317
Insurance	8,875	-	8,875	8,601
Telephone and fax	16,879	-	16,879	7,886
Printing, postage and stationery	3,066	-	3,066	5,164
Computer costs	2,026	-	2,026	2,940
Licences	6,278	-	6,278	9,344
Sundry expenses	5,323	-	5,323	5,089
Cleaning	10,017	-	10,017	7,241
Owned vehicle expenses	13,346	-	13,346	12,328
Travel and subsistence	756	-	756	1,411
Advertising & Marketing	62	-	62	940
Legal and professional fees	2,884	19,777	22,661	4,987
Bank charges	118	-	118	115
Depreciation	14,121	-	14,121	13,963
Total Support Costs	<u>380,065</u>	<u>19,777</u>	<u>399,842</u>	<u>371,168</u>

Glen Carne

Notes to the Accounts

Governance Costs

Cost of trustee meetings	290	-	290	40
Accountancy fees	7,161	-	7,161	3,544
The audit or independent examination of the charity's accounts	7,920	-	7,920	8,400
Total Governance Costs	<u>15,371</u>	<u>-</u>	<u>15,371</u>	<u>11,984</u>
Total Charitable Expenditure	<u><u>1,577,115</u></u>	<u><u>28,540</u></u>	<u><u>1,605,655</u></u>	<u><u>1,465,083</u></u>

9 Net income/ expenditure

Net income/expenditure is stated after charging:

	2025	2024
	£	£
Auditors' / Examiners' remuneration	7,920	8,400
Depreciation of tangible fixed assets	<u>14,121</u>	<u>13,963</u>

10 Staff costs

The average monthly number of employees during the year was as follows:

	2025	2024
	Number	Number
Staff in charitable activities	7	7
Volunteers (nos of people involved excluding Trustees)	<u>5</u>	<u>5</u>

The aggregate payroll costs of these persons were as follows:

	2025	2024
	£	£
Wages and salaries	235,400	228,864
Social security	18,520	17,947
Pensions	<u>5,024</u>	<u>5,329</u>
	<u><u>258,944</u></u>	<u><u>252,140</u></u>

Total employee benefits received by key management personnel 115,520 108,366

No employee received emoluments in excess of £60,000 in either the current or the prior year.

The charity operates a defined contributions scheme with NOW pensions. The pension cost shown represents the contributions payable by the charity to the scheme for the period.

The outstanding contributions at the end of the financial period were: 983 1,131

11 Trustees' remuneration and expenses

Trustees received no remuneration, benefits in kind or expenses during the current or prior year.

Glen Carne

Notes to the Accounts

12 Related party transactions

12.1 Name of related party and description of relationship

Robert Crozier, Father of Support Manager Andrew Crozier and father-in-law to Chief Executive Officer Matthew Gavan.

Description of transaction and amounts involved:

Rents the St Agnes property to the charity at an annual rent of £185,215 (2024 £185,215)

12.2 Name of related party and description of relationship

Jules Acton, partner of trustee John Douglas.

Description of transaction and amounts involved:

Provides supervision services to the staff of the charity with costs of £1,160 (2024 £640)

12.3 Name of related party and description of relationship

Cornwall Community Accountancy Service a charity of which trustee Chris Dennis is also a trustee.

Description of transaction and amounts involved:

Provides accountancy services to the charity with costs of £6,825 (2024 £3,135)

13 Tangible fixed assets

	Land and buildings	Computer equipment	Vehicles	Household Capital Items	Total
	£	£	£	£	£
Cost					
As at 1 April 2024	184,597	12,029	39,350	84,179	320,155
Additions	-	-	-	29,951	29,951
As at 31 March 2025	184,597	12,029	39,350	114,130	350,106
Depreciation					
As at 1 April 2024	43,046	9,766	34,162	63,818	150,792
Charge for the year	9,230	1,336	1,297	2,258	14,121
As at 31 March 2025	52,276	11,102	35,459	66,076	164,913
Net Book Value					
As at 31 March 2025	132,321	927	3,891	48,054	185,193
As at 31 March 2024	141,551	2,263	5,188	20,361	169,363

Glen Carne

Notes to the Accounts

14 Investments

	CCLA COIF Charities Fund £
Market value	
As at 31 March 2024	150,988
New investments made during the period	50,000
Revaluation of investments as at the period end.	3,814
As at 31 March 2025	<u>204,802</u>
Net book value	
As at 31 March 2024	150,988
As at 31 March 2025	<u>204,802</u>
All investment assets were held in the UK	

15 Debtors

	2025 £	2024 £
Accrued income	86,828	57,782
Prepayments	6,106	199
Other debtors	4,788	6,060
	<u>97,722</u>	<u>64,041</u>

16 Creditors: Amounts falling due within one year

	2025 £	2024 £
Trade creditors	18,610	24,297
Taxation and social security	4,742	4,771
Accruals and deferred income	43,503	34,345
Other creditors	983	1,131
	<u>67,838</u>	<u>64,544</u>

Glen Carne

Notes to the Accounts

17 Operating lease commitments

Total commitments under non-cancellable operating leases are as follows:

	2025 Land and buildings £	2025 Other £	2024 Land and buildings £	2024 Other £
Operating leases with expiry date:				
Within one year	221,974		185,214	
In the second to fifth years inclusive	840,880			
Over 5 years				
	<u>1,062,854</u>	<u>-</u>	<u>185,214</u>	<u>-</u>

18 Analysis of funds

	As at 1 April 2024 £	Incoming Resources £	Resources Expended £	Transfers £	As at 31 March 2025 £
Restricted Funds					
Acts435	195	1,645	(1,840)	-	-
People in Mind	6,000	-	(6,000)	-	-
Fitness equipment	-	16,460	(923)	(15,537)	-
Registered Provider Partne	-	19,777	(19,777)	-	-
	<u>6,195</u>	<u>37,882</u>	<u>(28,540)</u>	<u>(15,537)</u>	<u>-</u>
General Funds					
Unrestricted funds	95,953	1,610,788	(1,562,994)	(10,600)	133,147
Designated funds					
Tangible Fixed Assets	169,363	-	(14,121)	29,951	185,193
Long term commitments	177,026	-	-	-	177,026
Total Unrestricted funds	<u>442,342</u>	<u>1,610,788</u>	<u>(1,577,115)</u>	<u>19,351</u>	<u>495,366</u>
Revaluation reserve	-	3,814	-	(3,814)	-
Total funds	<u>448,537</u>	<u>1,652,484</u>	<u>(1,605,655)</u>	<u>-</u>	<u>495,366</u>

19 Net assets by fund

	Unrestricted funds	Restricted income funds	Total funds	Prior year funds
Tangible assets	185,193	-	185,193	169,363
Investments	204,802	-	204,802	150,988
Current assets	173,210	-	173,210	192,730
Creditors: Amounts falling due within one year	(67,839)	-	(67,839)	(64,544)
Net Assets	<u>495,366</u>	<u>-</u>	<u>495,366</u>	<u>448,537</u>

Notes:

This image shows a full page of a document template designed for handwriting practice. It consists of approximately 20 evenly spaced, horizontal blue dashed lines extending across the entire width of the page. The background is plain white, providing a clear contrast for the lines. There are no margins, text, or other markings present.



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