

Trustees' Annual Report for the period

	Period start date			Period end date		
	01	April	2024		31	March 2025
From				To		

Section A Reference and administration details

Charity name Independent Housing Opportunities (Tandridge)

Other names charity is known by

Registered charity number (if any) 1188326

Charity's principal address Diana Francis House

Alexander Crescent

CATERHAM

Postcode

CR3 5ZG

Names of the charity trustees who manage the charity

	Trustee name	Office (if any)	Dates acted if not for whole year	Name of person (or body) entitled to appoint trustee (if any)
1	Pete Atkins			
2	Michael Anderson			
3	Andrew Davies	Interim Chair Treasurer		
4	Ian Brown		06/09/2024 – 31/03/2025	
5	Beth Wood		06/09/2024 – 31/03/2025	
6				
7				
8				
9				
10				
11				
12				
13				
14				
15				
16				
17				
18				
19				
20				

Names of the trustees for the charity, if any, (for example, any custodian trustees)

Name	Dates acted if not for whole year

Names and addresses of advisers (Optional information)

Type of adviser	Name	Address

Name of chief executive or names of senior staff members (Optional information)

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Section B Structure, governance and management

Description of the charity's trusts

Type of governing document (eg. trust deed, constitution)	Constitution
How the charity is constituted (eg. trust, association, company)	Trust
Trustee selection methods (eg. appointed by, elected by)	Elected at Annual Meeting

Additional governance issues (Optional information)

You **may choose** to include additional information, where relevant, about:

- policies and procedures adopted for the induction and training of trustees;
- the charity's organisational structure and any wider network with which the charity works;
- relationship with any related parties;
- trustees' consideration of major risks and the system and procedures to manage them.

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Section C Objectives and activities

Summary of the objects of the charity set out in its governing document

To provide affordable housing which could relieve poverty, homelessness or unsatisfactory housing conditions of people with a physical or sensory impairment or mild learning disability

Summary of the main activities undertaken for the public benefit in relation to these objects (include within this section the statutory declaration that trustees have had regard to the guidance issued by the Charity Commission on public benefit)

NO activities have been carried out by the CIO to date.
The CIO has no money and has not entered into any contracts to date.
The CIO has been established to take on the assets and liabilities of the (current/existing) IHOT registered charity (Reg No 1058275) in due course.
Please refer to the annual reports and accounts as submitted by that organisation.
The earliest date the transfer of assets and liabilities to the CIO will take place is likely to be at the end of a financial year (31 March) – the earliest will be at the end of 2025/26.

Additional details of objectives and activities (Optional information)

You **may choose** to include further statements, where relevant, about:

- policy on grantmaking;
- policy programme related investment;
- contribution made by volunteers.

**Summary of the main
achievements of the charity
during the year**

SEE SECTION C

Section E

Financial review

Brief statement of the charity's policy on reserves

SEE SECTION C

There have been no activities carried out by the CIO – so 'zero/nil' CC16a has been prepared and submitted.

Details of any funds materially in deficit

Further financial review details (Optional information)

You **may choose** to include additional information, where relevant about:

- the charity's principal sources of funds (including any fundraising);
- how expenditure has supported the key objectives of the charity;
- investment policy and objectives including any ethical investment policy adopted.

Section F


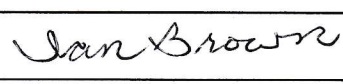
Other optional information

Section G

Declaration

The trustees declare that they have approved the trustees' report above.

Signed on behalf of the charity's trustees

Signature(s)		
Full name(s)	Andrew Davies	Ian Brown
Position (eg Secretary, Chair, etc)	Chair	Trustee/Board member
Date	18 December 2025	18 December 2025



CHARITY COMMISSION
FOR ENGLAND AND WALES

Independent Housing Opportunities (Tandridge)

1188326

Receipts and payments accounts

CC16a

For the period
from

01/04/2024

To

31/03/2025

Section A Receipts and payments

	Unrestricted funds to the nearest £	Restricted funds to the nearest £	Endowment funds to the nearest £	Total funds to the nearest £	Last year to the nearest £
A1 Receipts					
No receipts in period	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
Sub total (Gross income for AR)	-	-	-	-	-
A2 Asset and investment sales, (see table).					
No assets held in period	-	-	-	-	-
	-	-	-	-	-
Sub total	-	-	-	-	-
Total receipts	-	-	-	-	-
A3 Payments					
No payments in period	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
Sub total	-	-	-	-	-
A4 Asset and investment purchases, (see table)					
No assets held in period	-	-	-	-	-
	-	-	-	-	-
Sub total	-	-	-	-	-
Total payments	-	-	-	-	-
Net of receipts/(payments)	-	-	-	-	-
A5 Transfers between funds	-	-	-	-	-
A6 Cash funds last year end	-	-	-	-	-
Cash funds this year end	-	-	-	-	-

Section B Statement of assets and liabilities at the end of the period

Categories	Details	Unrestricted funds to nearest £	Restricted funds to nearest £	Endowment funds to nearest £
B1 Cash funds				
	No cash held in period	-	-	-
		-	-	-
		-	-	-
	Total cash funds	-	-	-

B2 Other monetary assets**Details**

	Unrestricted funds to nearest £	Restricted funds to nearest £	Endowment funds to nearest £
No other assets held in period	-	-	-
	-	-	-
	-	-	-
	-	-	-
	-	-	-
	-	-	-

B3 Investment assets**Details**

	Fund to which asset belongs	Cost (optional)	Current value (optional)
No investments held in period		-	-
		-	-
		-	-
		-	-
		-	-
		-	-


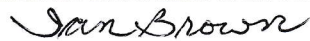
B4 Assets retained for the charity's own use**Details**

	Fund to which asset belongs	Cost (optional)	Current value (optional)
No assets held in period		-	-
		-	-
		-	-
		-	-
		-	-
		-	-
		-	-
		-	-
		-	-
		-	-

B5 Liabilities**Details**

	Fund to which liability relates	Amount due (optional)	When due (optional)
No liabilities in period		-	
		-	
		-	
		-	
		-	

Signed by one or two trustees on
behalf of all the trustees

Signature	Print Name	Date of approval
	Andrew Davies	18/12/2025
	Ian Brown	18/12/2025