

THE WELL HOMELESS SUPPORT, NEWARK

CHARITY NUMBER 1198466

**5, CHERRY HOLT,
NEWARK, NOTTINGHAMSHIRE.**

ACCOUNTS

YEAR ENDED 31 MAY 2025

INDEX

	<u>Page</u>
Trustees' report	1-2
Independent Examiner's report	3
Statement of financial activities	4
Balance sheet	5
Notes	6-8

REPORT OF THE TRUSTEES' OF THE WELL HOMELESS SUPPORT, NEWARK

The trustees of The Well Homeless Support, Newark present their annual report and summary of accounts for the year ended 31 May 2025.

Aims

The Well aims to support those who are homeless, in danger of homelessness and those who have recently been homeless. Support can be emotional, practical or involve referral to other agencies who are better placed to support (e.g. drug rehabilitation centres, Citizens Advice).

We are a Christian organisation run by churches and volunteers across Newark so we also seek to share our faith with people using our services if they welcome it, in addition to providing a practical demonstration of Christianity for the wider community. However, we would stress that the support we offer is available to all, regardless of beliefs.

Activities

Crisis emergency accommodation

In the light of the difficulties we have had sourcing a site for the NAPpads, we identified that the main stumbling block was the need to have a drain nearby. So when we encountered a new type of temporary accommodation pod, we were delighted to discover that it operates with a chemical toilet and solar panels, allowing it to operate independently. Each of these pods is smaller, sheltering one adult in each space. They are generally supplied in pairs as the solar panel is sufficient to power two pods. We then worked with a local church to secure a site where we can place them. It is anticipated that they will be bought and located by October, ready to be operational for the winter 2025.

One of our main priorities for summer going into autumn 2025 will be to develop the system for admitting people into the pods and assisting them to ensure their stay is short term.

Winter Drop in – day to day practical support through the winter months

The drop in continues to run through the community café. This year we ran from November through to April. Most of the meals were provided by donations of food, given by members of the community and family and friends of our volunteer team. The costs of the building were covered by Newark Baptist Church as part of running the café.

Unfortunately, at the closure of the café in the summer of 2024, a wheelchair user chose to camp in our doorway, having been made homeless because of the antisocial nature of his drug use. We gave careful consideration to the possibility that he was there because we had opened the café in the building, but he made it clear that he was there simply because the doorway was large enough for him to get into and very close to the accommodation he was evicted from. Initially his presence was inconvenient, but over time as he couldn't access hygiene support or medical services, he openly used the area as a toilet in addition to sleeping there. As he had been evicted by the council, they were unwilling to rehouse him. They cited his antisocial behaviour, drug use, and possible dealing as reasons not to rehome. When they did come up with a solution, he refused to take it several times. It took a gargantuan multiagency effort to get him to move into the placement allocated. Sadly, he removed himself from the placement and chose to return to the streets, where his condition deteriorated. Eventually we were able to persuade him to go to the urgent care centre at Newark hospital.

As a result of this incident, the church boarded up the front bay of the café building to prevent people using it as a rough sleeping area. They have applied for planning permission to bring the doorway forward closing up the area for the benefit of the local businesses. This means that the drop in ran at the back of the community café this year, behind the boarded up space. We had a regular four or five guests, one of whom was helped to find accommodation. However, we anticipate a much higher foot fall next year once the building work at the café is finished, as it will be more apparent that we are there.

However, we were able to offer a Christmas meal again this year thanks to the generosity of John Lewis who donated £750 through the community support team at the local Waitrose. This was hosted by the church on Winthorpe Road, who allowed us to use their fuel and premises for free. Everyone who came hugely appreciated this.

Hope into Action house

Five homeless people have been accommodated in the Hope into Action house so far. We found it difficult to get referrals from males needing accommodation with low to medium risk support. Most of the males we encounter have high drug use or more extreme needs than can be accommodated in a residence without full-time on-site staff. However, when we transferred the house to female tenants we were sent two referrals immediately. We have since filled all three places in the house.

The empowerment worker, Rachel, has made an excellent start in post. Her experience in a previous role with Women's Aid, has given her valuable insights into the kind of problems our tenants encounter. This has meant she has been able to build strong coaching relationships with the current residents. We currently have one tenant we are just

starting to get to know, one established tenant working on building her confidence and a third who has learnt to budget and is keen to move to her own place in the near future.

We have been in talks with the leadership team of a local church who are interested in supporting a second HIA house. We are at the point of exploring the financial and practical viability for this. The next stage would be to do a church visit to publicise the work of HIA to their wider congregation. There has been some suggestion that this might be a male house located in the villages aimed at helping people leaving the forces after long periods of service acclimatise to everyday life, so as to avoid homelessness. We are looking forward to seeing what God might do here.

Christian witness

We continue to pray for and with our guests where they are happy for this to happen. We have only seen one person follow up initial enquiries into Christianity this year. However, we continue to make it clear that our faith motivates our actions. All our activities have Christians available to explain their faith if anyone is interested. However, we also continue to care for guests regardless of their beliefs, history, race, sexuality or any other defining factor; remembering that God made everyone and Jesus died for everyone.

We continue to have the support of Churches Together in Newark; we give a regular update at their meetings every six to eight weeks. Individual churches continue to be incredibly generous, allowing us to promote our activities in their services, praying for and giving to the project financially.

Volunteers

A team of twelve volunteers ran the drop in this year. They cooked for, served, cleaned up after and lent an ear to both regular guests and one-off visitors. They were incredibly patient and hardworking throughout the winter into the spring. Their efforts were hugely appreciated and most have expressed a wish to be involved again next year.

Hope into Action currently has nine volunteers. Five of these provide direct support for the tenants on a weekly basis. They help prepare rooms for new tenants, setting up a welcome pack for them and supporting Rachel, our Empowerment Worker, with everyday tasks. They also meet monthly to pray for the house, the tenants and the team. The volunteers we currently have are wonderful, but we are aware that as the projects grow, we will need more, so a priority for next autumn will be to think about how we might recruit more volunteers to support us practically. We hope that the involvement of a new church in HIA will broaden the volunteer team there as necessary.

Financial summary

Most of the financial activity of the charity has centred on the running of our first Hope into Action house. The house would need to be at 70% occupancy to meet its current costs. During the first year it has averaged just under 50% occupancy across the year. This means that while we have not subsidised the house to the extent we did while setting it up, we have spent over £4,000 on it this year.

The next largest expenditure was on food and guest support; this included a £500 donation to IMPACT. They mentor people with addictions; in this capacity they have helped us place many homeless guests with addictions into rehab facilities. The money was given to support their work with homeless addicts. A large proportion of the food costs went on providing Christmas dinner.

Some money has been spent on core expenses, such as public liability insurance and developing a website.

Most of our income this year came from HIA rents. However, we have also received over £2,000 in donations from churches, businesses and individuals. This was incredibly generous of the people concerned especially as we have not sought funds this year. We still have considerable reserves being held in preparation for buying emergency accommodation pods.

Charity Trustees

Chair: Sara Brumhead

Trustees who served throughout the year: Pamela Chard, Lesley Marshall, Cheska Asman

Trustees who resigned during the year: Matt Elsey

Trustees appointed since the year-end: Alison Stubbs

Approved by The Well Steering committee and signed on their behalf by
Sara Brumhead (Chair of trustees) on 1 September 2025

**INDEPENDENT EXAMINER'S REPORT TO THE TRUSTEES OF
THE WELL HOMELESS SUPPORT, NEWARK**

I report on the accounts of The Well Homeless Support, Newark for the year ended 31 May 2025 which are set out on page 4 to 8.

Respective responsibilities of trustees and examiner

As the Charity's trustees you are responsible for the preparation of the accounts; you consider that the audit requirement of section 144 of the Charities Act 2011 (the Charities Act) does not apply, and that an independent examination is needed.

It is my responsibility to:

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

Basis of independent examiner's statement

My examination was carried out in accordance with the General Directions given by the Charity Commissioners. An examination includes a review of the accounting records kept by the Charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts, and seeking explanations from the 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 accounts 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:

(1) which gives me reasonable cause to believe that in any material respect the requirements:

- to keep accounting records in accordance with section 130 of the Charities Act; and
- to prepare accounts which accord with the accounting records and comply with the accounting requirements of the Charities Act.

have not been met; or

(2) to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

David Pattinson, Chartered Accountant
233, London Road,
Balderton,
Newark,
Nottinghamshire.
NG24 3HA

2 September 2025

THE WELL HOMELESS SUPPORT, NEWARK

STATEMENT OF FINANCIAL ACTIVITIES

YEAR ENDED 31 MAY 2025

		Unrestricted funds £	2025 Restricted funds £	Total funds £	Unrestricted funds £	2024 Restricted funds £	Total funds £
	Note						
Income and endowments from:	3						
Donations and legacies		2,141	-	2,141	1,415	-	1,415
Charitable activities		12,475	-	12,475	-	-	-
Total		14,616	-	14,616	1,415	-	1,415
Expenditure on:	4						
Charitable activities		18,890	292	19,182	12,236	121	12,357
Other		243	-	243	243	-	243
Total		19,133	292	19,425	12,479	121	12,600
Net income/(expenditure)		(4,517)	(292)	(4,809)	(11,064)	(121)	(11,185)
Transfer between funds		-	-	-	-	-	-
Net movement in funds		(4,517)	(292)	(4,809)	(11,064)	(121)	(11,185)
Reconciliation of funds:	8						
Total funds brought forward		59,763	721	60,484	70,827	842	71,669
Total funds carried forward		55,246	429	55,675	59,763	721	60,484

The notes on pages 6 to 8 form part of these accounts

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THE WELL HOMELESS SUPPORT, NEWARK

NOTES

YEAR ENDED 31 MAY 2025

1. CONSTITUTION

The Well Homeless Support, Newark is a Charitable Incorporated Organisation and is Registered Charity member 1198466.

2. ACCOUNTING POLICIES

a) Basis of preparation

The accounts have been prepared under the historical cost convention in accordance with applicable accounting standards and the Charities Statement of Recommended Practice (FRS102)(effective January 2015).

b) Funds

Unrestricted funds are not subject to any restrictions regarding their use and are available for general purposes. Within these funds, however, the charity may designate funds for a particular purpose. Restricted funds may be spent only on the projects for which they were given.

c) Grant income and donations

Grants are treated as income in the year to which they relate; donations are accounted for as received.

d) Resources used

Expenditure is recognised when incurred.

e) Tangible fixed assets

Fixed assets are depreciated in equal annual instalments over their expected useful life of ten years.

3. INCOMING RESOURCES

	Unrestricted funds £	2025 Restricted funds £	Total funds £	Unrestricted funds £	2024 Restricted funds £	Total funds £
(a) <u>Donations and legacies</u>						
Grants	-	-	-	-	-	-
Donations	2,141	-	2,141	1,415	-	1,415
	<u>2,141</u>	<u>-</u>	<u>2,141</u>	<u>1,415</u>	<u>-</u>	<u>1,415</u>
(b) <u>Charitable activities</u>						
HIA rental income	11,723	-	11,723	-	-	-
HIA personal charges to guests	752	-	752	-	-	-
	<u>12,475</u>	<u>-</u>	<u>12,475</u>	<u>-</u>	<u>-</u>	<u>-</u>
Total incoming resources	<u>14,616</u>	<u>-</u>	<u>14,616</u>	<u>1,415</u>	<u>-</u>	<u>1,415</u>

THE WELL HOMELESS SUPPORT, NEWARK

NOTES

YEAR ENDED 31 MAY 2025

4. EXPENDITURE

(a) <u>Charitable activities</u>						
Running expenses	1,024	-	1,024	921	-	921
Food	559	-	559	-	-	-
Practical guest provision	-	292	-	-	121	121
Donation to Impact – towards guest provision	500	-	500	-	-	-
Website design	86	-	86	-	-	-
Staff expenses - wages	7,987	-	7,987	4,701	-	4,701
other expenses	-	-	-	643	-	643
training	-	-	-	30	-	30
advertising	-	-	-	200	-	200
telephone	71	-	71	72	-	72
Hope into Action	710	-	710	365	-	365
HIA rent	4,210	-	4,210	2,232	-	2,232
HIA refurbishment, repairs and renewals	1,113	-	1,113	549	-	549
HIA council tax and water	1,986	-	1,986	2,043	-	2,043
HIA light and heat	454	-	454	480	-	480
HIA TV licence	184	-	184	-	-	-
HIA staffing	6	-	6	-	-	-
	<u>18,890</u>	<u>292</u>	<u>19,182</u>	<u>12,236</u>	<u>121</u>	<u>12,357</u>
(b) <u>Other</u>						
Independent Examiner's fee	192	-	192	192	-	192
Depreciation	51	-	51	51	-	51
	<u>243</u>	<u>-</u>	<u>243</u>	<u>243</u>	<u>-</u>	<u>243</u>
Total expenditure	<u>19,133</u>	<u>292</u>	<u>19,425</u>	<u>12,479</u>	<u>121</u>	<u>12,600</u>

5. TANGIBLE FIXED ASSETS

	<u>Equipment</u>
	<u>£</u>
<u>Cost</u>	
1 June 2024 and 31 May 2025	507

<u>Depreciation</u>	
1 June 2024	65
Charged	51

31 May 2025	116

<u>Net book value</u>	
31 May 2025	391

31 May 2024	442

THE WELL HOMELESS SUPPORT, NEWARK

NOTES

YEAR ENDED 31 MAY 2025

6. CURRENT ASSETS: DEBTORS AND PREPAYMENTS

	£
Debtors	8,628
Prepayments	576

	9,204

7. LIABILITIES: AMOUNTS FALLING DUE WITHIN ONE YEAR

	£
Accrued expenses	233
Social security and other taxes	315

	548

8. RESERVES

Outline summary of fund movements

	Fund balances Brought forward	Income	Expenditure	Transfers	Gains and Losses	Fund balance Carried forward
	£	£	£	£	£	£
Unrestricted funds	59,763	14,616	(19,133)	-	-	55,246
Restricted – NSDC, Drop in	721	-	(292)	-	-	429
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	60,484	14,616	(19,425)	-	-	55,675
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Unrestricted funds are those available for the general purposes of the charity. The restricted funds are a grant from NSDC for the Drop in fund and may be spent only on the project for which it was given.

9. TRUSTEES' EXPENSES, REMUNERATION AND BENEFITS

No trustee expenses have been incurred.

No trustees have been paid any remuneration or received any other benefit from an employment with The Well Homeless Support, Newark.