

Year 1 - 13th Feb 2023 to 31st January 2024

Reference and administrative details

Heart for Chorley
1201928
C/O 178 Pall Mall

Trustees:

Beverley Taylor - Sean Reddaway - John Handforth

Objectives and activities

1. The prevention or relief of poverty of people who are homeless and those at risk of homelessness in Chorley and the surrounding areas in particular by the provision of housing and accommodation and associated assistance and longer-term help in securing and maintaining stable housing.
2. The relief of those in need by reason of addiction, criminality, unemployment, financial hardship, homelessness and those at risk of homelessness in Chorley in particular by the provision of recovery and support services and self-help coaching services designed encourage beneficiaries to assess their options, make more effective decisions and take ownership of their actions.

Trustees' Report Achievements & performance

Heart for Chorley identified a suitable accommodation, successfully partnered with Green Pastures, who completed the purchase and lease to us.





Passionate about doing something that counts
Heart for Chorley, C/O 178 Pall Mall, Chorley. PR7 2LD
01257 221285
Registered Charity No 1201928

All flats were made ready and furnished, and residents moved in on, the 19th of June 2023.

Provided supported Housing accommodation services to 9 individuals. 6 were homeless with 1 of them rough sleeping. 2 were at risk of homelessness. 1 was a positive referral to us for more independence. 100% occupancy at year end. 4 residents left the service - 2 [unplanned and negative] evictions and 2 [unplanned and positive] move-on. The positive move-ons were as a result of the team taking quick advantage of availability to better manage destructive behaviours.

Referral process has been amended and all referrals to residential accommodation come from Chorley Borough Council only as we work more closely with them to fulfil their Prevention of Homelessness strategy. This is to ensure that all referrals are Chorley responsibilities (owed a duty) and to reduce the number of imports to the borough.

Financial Review

Finances are difficult this year due to not receiving full Housing Benefit yet but we have had some support from local residents which helped to cover set up and business costs. The year ended with a positive balance but with money being owed to Green Pastures for the lease. GPs expected this and were patient to wait for Housing Benefit. The budget and cash flow moving forward looks positive.

Plans for the financial future include fund raising and grants with a view to providing training services and acquiring independent office space. Current office space is provided by Dizzy Duck Designs Ltd, a local business of which one of our Trustees is a Director. DDD has financed many materials and resources for repairs of the flats and donates back-office services. Heart for Chorley plans to onboard its own systems in the near future.

Risks

All risk assessments follow the same five areas. To the:

- Individual
- Others in the house
- House/ building
- Charity/ business
- Community/ neighbourhood

Our beneficiaries are vulnerable people that often present with complex issues. All actions from risk assessments are driven by the question 'can we manage this for the benefit of the beneficiaries?'

Risk assessments with significance:

COVID risk assessment has identified the use of technology for monitoring residents of the supported house and providing support when isolation is needed. CCTV and biometric locks have been installed. Use of internet-based technologies for communication to continue support plans and coaching. We are confident that provision will not be detrimentally affected by COVID.

Funding risk assessments have identified that Housing Benefit being the sole funding source to the accommodation is low risk for loss but high for impact. Regular small donations from local residents and businesses have been identified as the most secure long-term donation source and a plan will be implemented next year. Other community support has very low overheads and has a low impact from the loss of financial resources.

Governance risk assessment has identified that 3 Trustees is not an effective number for the complexities of supported housing and homelessness. A plan is in place to recruit. Two of the three current Trustees are applying almost full-time hours to the operation of the Charity and support to the residents and other beneficiaries. This risks conflict of interest when making governance decisions as Trustees. Risk assessment identifies that a paid worker should be recruited as soon as we are in receipt of full Housing Benefit payments and the two trustees should either step back from operational responsibilities or step down as Trustees.

A training plan needs to be actioned for all Trustees once recruitment is completed.

Current Trustees are:

Beverly Taylor (Chair), Sean Reddaway & John Handforth.

Financial Statement

Income	Unrestricted	Restricted	Total
Donations	£7,208.96		£7,208.96
Grant		£1,000.00	£1,000.00
Housing benefit	£11,674.20		£11,674.20
Repayments to petty cash	£77.31		£77.31
Service Charge & Rent	£2,391.76		£2,391.76
Gift Aid	£832.50		£832.50
Total Income	£22,184.73	£1,000.00	£23,184.73
Expenditure			
Building repairs	£640.00		£640.00
Insurance	£671.89		£671.89
Lease	£7,414.84		£7,414.84
Loan to resident	£75.24		£75.24
Marketing	£46.46		£46.46
Refreshments	£38.90		£38.90
S/Charge refund	£80.00		£80.00
Setup costs	£4,812.02		£4,812.02
Travel	£98.80		£98.80
TV, Phone Internet	£973.70		£973.70
Utilities	£1,324.90		£1,324.90
Total Expenditure	£16,176.75	£0.00	£16,176.75
Surplus/ loss			£7,007.98

Current Assets

Bank balances	6902.7	Current account
Petty Cash	105.28	
Debtors	0	
	7007.98	

Current Liabilities

Creditors	0
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Net Current Assets

7007.98

Total Assets

7007.98

Represented by Reserves:

Unrestricted	6007.98
Restricted	1000