

Bakers Almshouses Stutton

Trustees Statement for 2024 Charity Commission Return

2024 has continued to be a challenging time for the Charity. We have one of five units empty due to serious damp issues which have rotted the wooden floor, joists and plates. We are applying for Grants to undertake this work and a much larger programme of essential work to the exterior, including repointing, French drains and rain water management which will keep the Almshouses damp free for the residents. Our income has reduced by a fifth due to the uninhabitable Almshouse. We have successfully obtained a Grant to complete the replacement of the remaining single glazed windows with double glazed units.

BAKER'S ALMSHOUSES

INCOME AND EXPENDITURE ACCOUNT FOR THE PERIOD 8 APRIL 2024 TO 31 DECEMBER 2024

FUNDS		UNRESTRICTED		DESIGNATED ENDOWMENT TOTAL	
		GENERAL	FUNDNDFUNDS		
INCOME	Dividends		256		256
	Maintenace charges from residents	13,054	13,054	Bank interest	354 354
	Windows grant				
Total incoming resources			13,664		o 13,664
EXPENDITURE	Property management fees				
	Administration fees				
	General and water rates		2,239		2,239
	Heat and light		1,171		1,171
	Repairs and maintenance - General		417		417
	Repairs and maintenance -Windows replacement		7,521		7,521
	Gardening Insurance Sundries				7,935
	Total resources expended		118		118
			1,171		1,171
			495	7,935	495
Net incoming/(outgoing) resources before transfers			13,132	7,935	o 21,067
Transfer between funds			532	(7,935)	o (7,403)
Unrealised gains/(losses) on investments			532	(7,935)	o (7,403)
Realised gains on investments				1,360	170 1,530
B/Fwd 8 April 2024			532	(6,575)	170 (5,873)
BAKER'S ALMSHOUSES			28,185	39, 165	7,368 74,718
BALANCE SHEET AS AT 31 DECEMBER 2024			28,717	32,590	7,538 68,845

		DEC 2024	DEC 2024
FIXED ASSETS	Investments		32,194
CURRENT ASSETS	Debtors	1,160	
	Cash at bank and in hand	36,103	
		37,263	
CREDITORS	Amounts falling due within one year	612	
			36,651
Total Net Assets			68,845
Represented by			
CAPITAL FUNDS	Endowment fund		7,538
INCOME FUNDS	General fund	28,717	
	Designated Fund	7,934	
	Repair fund	24,656	
			61,307
			68,845

Chairman of Trustees

Jennifer M. Seggar

Phil Seggar

Hon. Treasurer

Date: 22 September 2025