

Trustees' Annual Report for the period 1st January 2025 to 31st December 2025

Section A: Reference and Administration Details

Charity Name: The Rose Trust

Registered Charity Number: 208004

Charity's Principal Address: Carillon Cottage
High Street
Wadhurst
East Sussex TN56AA

Names of charity trustees who manage the charity:

Trustee Name	Office	Dates acted if not for full year
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Rev. Paul Ratcliff	Chair	
Jean Hardcastle		
David Pratt		
Adam Ward		
Charles Smallwood		
Sheona Taylor		Joined 1 st August, 2025

Section B: Structure, governance and management

Description of charity's trusts

Type of governing document: Trust Deed dated 3 January, 1944 as amended by deed dated 24 October 2017

How the charity is constituted: Trust

Trustee selection methods: Elected by the full board of trustees

Section C: Objectives and activities

Summary of objects of charity: Provision of low-cost housing and alleviation of poverty in Wadhurst.

THE ROSE TRUST

Registered Charity No: 208004

MONETARY ASSETS:

Cash Funds per Receipts and Payments Accounts

Cash in hand	57	
Bank Current Account	20,146	
Bank Savings Account	41,840	
Balances in hand at end of year		<u>62,043</u>

Other monetary assets & liabilities:

Assets:

Debtors- rent owed	4,250	
Deposit at Gaby Hardwicke	500	
Accrued Interest on Deposit	22	
Prepayment - Insurance	<u>2,653</u>	7,425

Advance Receipts:

Rents received in advance & Rents overpaid	0
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NON MONETARY ASSETS:

Properties let to tenant beneficiaries

	Date Acquired	Cost	Insured value of buildings
Freehold land and nine cottages in Western Road, Wadhurst, East Sussex	3.1.1944	NIL	£3,213,045

Signed by a Trustee on behalf of all Trustees:



Print name: P. RATCLIFFE

Date of Approval: 22/4/26

**INDEPENDENT EXAMINER'S REPORT ON THE ACCOUNTS OF
THE ROSE TRUST**

**Report to the Trustees on the accounts for the year ended 31st December 2025
set out on pages 1 & 2**

Respective responsibilities of the Trustees and Examiner:

The Charity's Trustees are responsible for the preparation of the accounts but, at the Trustees' request, I have prepared accounts on their behalf. The Trustees consider that an audit is not required for this year under section 144(2) Charities Act 2011 (the Act) and that an independent examination is needed. It is my responsibility to:

- (a) examine the accounting records under Section 145 of the Act.
- (b) follow the procedures specified in the General Directions given by the Charity Commissioners (under Section 145(5)(b) of the Act and
- (c) state whether particular matters have come to my attention.

Basis of independent examiner's statement

My examination was carried out in accordance with General Directions given by the Charity Commissioners. My examination included a review of the accounting records kept by the Charity. The procedures undertaken by me do not provide all the evidence that would be required by an audit and consequently no opinion is given as to whether the accounts represent a true and fair view and this 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 requirement to keep accounting records in accordance with Section 130 of the Act have not been met. The accounts drawn up by me accord with the accounting records and comply with the accounting requirements of the Act.
- (2) to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

Signed:



Date: March 20th, 2026

Name: Roger Lockwood

Address: Highbrow, Jonas Lane, Wadhurst, East Sussex

THE ROSE TRUST

Registered Charity No: 208004

Receipts and payments for the financial year ended 31st December 2025

RECEIPTS:	2025	2024
Rentals from tenants	38,024	37,275
Interest Income	1,840	-
	<u>39,864</u>	<u>37,275</u>
 PAYMENTS:		
Property repairs, maintenance and renewals	44,257	5,363
Gas Service & Repairs	-	2,265
Insurance: Buildings	4,916	4,728
Employer's liability	617	617
Legal Fees	3,107	12,809
Estate Agents	3,240	-
Secretary's Salary	9,955	6,375
Office Expenses	305	330
Miscellaneous	-	616
	<u>66,397</u>	<u>33,103</u>
 Excess/Shortfall of receipts over payments	- 26,533	4,172
 Cash Funds at end of previous year	88,577	84,404
 Balances in hand at end of year per Statement of Assets	<u>62,043</u>	<u>88,577</u>