

Registered Charity Number: 208512

The St. Mary's Charities
(also known as St. Mary's Hospital Charities)

**The Trustees' Annual Report and
Unaudited Receipts and Payments Account**

For the year ended 31st December 2020

The St. Mary's Charities
(also known as St. Mary's Hospital Charities)

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The St. Mary's Charities
(also known as St. Mary's Hospital Charities)

Legal and Administration Details
for the year ended 31 December 2020

Registered Charity Number	208512
The Corresponding Member	Mr Vince Mitchell
The Principal Address	Church Office Church Centre Causeway Horsham RH12 1HE Telephone: 01403 253762 Email: office@horshamstmarys.org.uk

The Trustees : - all for the time being and by virtue of their office

Revd. Canon Lisa Barnett	Rector of the Parish of Horsham
Mr Nigel Stalley (retired 10 th May 2021)	Churchwarden of the Parish of Horsham
Mr Stephen Benson	Churchwarden of St. Mary's Church, Horsham
Mrs Morag Davies	Churchwarden of St. Mary's Church, Horsham

The Hon. Treasurer	Mr Vince Mitchell
The Hon. Secretary to the Trustees	

The Warden of St. Mary's House	Mrs Sirpa Camp and Ms Joanne Kinsley-Smith (from September 2020)
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Bankers	National Westminster Bank PLC 47 The Carfax Horsham West Sussex
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Insurers	Grout Insurance Brokers (RSA underwritten)
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Independent Examiner	Mr Mark Thompson (Kestrel Accounting)
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The St. Mary's Charities

(also known as St. Mary's Hospital Charities)

Report of the Trustees

for the year ended 31 December 2020

The Trustees have pleasure in submitting their annual report together with the unaudited accounts of the charity for the year ended 31 December 2020.

Administration Details Constitution

The charity is set up under a Trust Deed which sets out the objectives and purposes of the charity.

Structure, Governance and Management

The Trust Deed was adopted on 6th March 1908 as amended 26th June 1953, Charities Commissioners Order sanction of 13th December 1990 and further amendment January 2005.

St. Mary's House is managed by the Trustees, which comprises the Rector of the Parish of Horsham, the Churchwarden of the Parish of Horsham and the Churchwardens of St. Mary's Church, Horsham. The Trustees meet at least four times in each year and deal with the administration of the charity overseeing financial accountability, risk management and any other administrative business of St. Mary's House. The operational management of the organisation is undertaken by the Trustees and volunteers.

Objectives and Activities

The purpose of the Charity is the provision and maintenance of accommodation for approximately 10 persons, normally of pensionable age, who do not have the financial resources to purchase their own accommodation. The Charity aims to provide a caring and supportive Christian community for its elderly residents.

The only employee of the Charity is the Warden of St Mary's House.

The bulk of the accommodation is as units comprising sitting room, bedroom, bathroom/toilet and kitchen. There is one two bedroomed unit. The units are split between two houses, east and west.

Activities during the year

- Flat 2 recarpeted, new cooker installed, kitchen door and radiator removed
- Flat 8 cooker replaced and kitchen door removed
- Flat 14 cooker replaced
- West House doors replaced with certified and integral doors and frames
- West House loft area fitted with fire break screen
- East House redundant boiler chimney reduced in height and capped off
- East House Fire Risk assessment conducted

The St. Mary's Charities (also known as St. Mary's Hospital Charities)

Report of the Trustees - continued for the year ended 31 December 2020

Public Benefit Statements

The Trustees have had regard to the Charity Commission's guidance on their legal duty on public benefit and are satisfied that that the Charity delivers public benefit; due regard is paid to the guidance on public benefit when deciding on what new projects the charity should undertake.

Investments

Two reserve funds were in existence during 2020:

1. A routine Maintenance Fund
2. An extraordinary Repair Fund

At the end of 2020, the extraordinary repair account was closed with the funds being incorporated into the routine maintenance account.

It is the Trustees' general policy, wherever possible, to pay for all maintenance and repairs from income. When the decision is taken to transfer monies to the Reserve, the Trustees always take full account of the general financial position of the Almshouse as well as what they see as the medium term needs (ie. up to four years ahead)

All investments are currently held with:

The Central Board of Finance of the Church of England and
The M&G Charity Multi Asset Fund

M&G Charities Investments advised that the poor result was due to a difficult trading year.

Other Assets

The Land and Building Asset (based on replacement insurance valuations at 2019)
£2.488M

Liabilities

As at 31 December 2020 (2019: £nil), there was ongoing project work in respect of the repairs to the boundary wall to the property. Payments made in 2020 totalled £1,602 and it was anticipated that further payments to be made in 2021 would be approximately £4,000, to be met from unrestricted funds.

Trustees

No remuneration was paid to the Trustees during the year (2019: £ nil).

The St. Mary's Charities
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Report of the Trustees - continued
for the year ended 31 December 2020

Statement of the Trustees' Responsibilities

The Charities Act 2011 requires the Trustees to keep proper books of account with respect to the affairs of the charity, and to prepare statements of unaudited accounts for each accounting year consisting of a Receipts and Payments account together with notes to the accounts. They are also responsible for safeguarding the assets of the charity and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

In preparing these accounts, the Trustees are expected to:

- Select suitable accounting policies and then apply them consistently;
- Make judgements and estimates that are reasonable and prudent;
- Follow the recommendations of the Charity Commission and of the accounting profession with regard to the form and content of the unaudited accounts and to disclose and explain any departures therefrom;
- Prepare the unaudited accounts on a going concern basis unless it is inappropriate to presume that the charity will be able to meet its objectives; and
- Consider the Charity Commission's guidance on public benefit.

Declaration

The Trustees have approved the Trustees' Report and signed on behalf of the Trustees.

Signature ...S A Benson.....

Position Churchwarden of St. Mary's Church, Horsham

Date 1st February 2021

The St. Mary's Charities

(also known as St. Mary's Hospital Charities)

Independent Examiner's Report to the Trustees for the year ended 31 December 2020

I report to the Trustees on my examination of the accounts of The St. Mary's Charities (also known as St. Mary's Hospital Charities) for the year ended 31 December 2020.

Responsibilities and basis of report

As the Trustees of the Charity, you are responsible for the preparation of the accounts in accordance with the requirements of the Charities Act 2011 ("the Act").

I report in respect of my examination of the Charity's accounts carried out under Section 145 of the 2011 Act and in carrying out my examination I have followed all the applicable directions given by the Charity Commission under Section 145 (5) (b) of the Act.

My work has been undertaken so that I might state to the Group's Trustees those matters I am required to state to them in an Independent Examiner's Report and for no other purpose. To the fullest extent permitted by law, I do not accept or assume responsibility to anyone other than the group and the Group's Trustees, as a body, for my work or for this report.

Independent Examiner's Statement

I have completed my examination. I can confirm that no material matters have come to my attention in connection with my examination giving me cause to believe that in any material respect:

1. Accounting records were not kept in respect of the charity as required by Section 130 of the Act; or
2. The accounts do not accord with those records
3. The financial statements do not comply with the applicable requirements concerning the form and content of accounts set out in the Charities (Accounts and Reports) Regulations 2008 other than any requirement that the accounts give a "true and fair view" which is not a matter considered as part of an independent examination.

I have no concerns and have come across no other matters in connection with the examination to which attention should be drawn in this report in order to enable a proper understanding of the accounts to be reached.

Signed Mark Thompson, Kestrel Accounting

Date 26th February 2021

Address 3 Brown Twins Road, Hurstpierpoint, West Sussex, BN6 9XT

The St. Mary's Charities
(also known as St. Mary's Hospital Charities)

Year Ended 31 December 2020

RECEIPTS AND PAYMENTS ACCOUNT

GENERAL FUNDS	Note	Unrestricted Funds 2020 £	Endowment Funds 2020 £	TOTAL 2020 £	TOTAL 2019 £
Income Receipts					
Weekly Maintenance Charge:					
Rent		34,606		34,606	33,371
Heating		5,904		5,904	5,733
Total:		40,510	-	40,510	39,104
Income from Investments					
Dividends	1	71	218	289	289
CBF Deposit Interest	2	175	-	175	434
Bank Interest		41	-	41	77
Other receipts					
Miscellaneous - Guest Rent		180		180	790
Miscellaneous - Donation from Resident		-	-	-	137
TOTAL RECEIPTS:		40,977	218	41,195	40,831
Direct Charitable Expenditure					
Projects	3	22,219		22,219	20,757
Other payments:					
Water Rates		2,169		2,169	2,089
Electricity - net	4	1,158		1,158	1,222
Telephone		245		245	149
Insurance		2,359		2,359	2,026
Repairs, Maintenance etc	5	14,844		14,844	10,238
Cleaning		1,656		1,656	1,621
Gas		3,356		3,356	3,234
Warden		3,002		3,002	1,380
Miscellaneous and office expenses		842		842	175
NAA Subscription		250		250	240
Alarm System		1,936		1,936	1,936
HDC - Rates vacant flats		935		935	769
TOTAL PAYMENTS :		54,971	-	54,971	45,836
Excess (deficit) of receipts over payments		(13,994)	218	(13,776)	(5,005)
Transfers between funds	6	218	(218)	-	-
		(13,776)	-	(13,776)	(5,005)
Bank and Investment Balances at 1 January 2020					
Net Gain / (loss) on investments		93,566	26,390	119,956	120,891
		0	(1,213)	(1,213)	4,070
Bank and Investment Balances at 31 December 2020		£ 79,790	£ 25,177	£ 104,967	£ 119,956

The St. Mary's Charities
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Year Ended 31 December 2020

Statement of Assets and Liabilities

	Unrestricted Funds	Endowment Funds	Total 2020	Total 2019
Cash Funds				
Bank Current Account	50		50	50
Bank Reserve Account	36,459		36,459	50,483
Petty Cash	129		129	56
Investment Assets				
CBF Deposit - Routine maintenance fund	41,457		41,457	38,107
CBF Deposit - Cyclical maintenance fund	-		-	3,175
M&G Charity Multi Asset Units - Accumulation Units				
ERF		5,164	5,164	5,333
Robert Woodruff Crowhurst 160 Units		14,803	14,803	15,289
M&G Charity Multi Asset Units - Income Units				
Eversfield Bequest		200	200	217
Lea Bequest		1,094	1,094	1,182
Tanner Charity		446	446	482
Susan Ellen Miller		923	923	997
Robert Woodruff Crowhurst		2,547	2,547	2,753
General Fund	1,695		1,695	1,832
TOTAL	79,790	25,177	104,967	119,956

Movements of cash during the year

	Bank accounts and petty cash	CBF Deposit accounts	M&G Charity Multi Asset Units	Total 2020
Balance as at 1 January 2020	50,589	41,282	28,085	119,956
Total receipts	40,731	175	289	41,195
Total payments	(54,971)	-	-	(54,971)
Transfers between funds	289	-	(289)	-
Net Gain / (loss) on investments	-	-	(1,213)	(1,213)
Balance as at 31 December 2020	36,638	41,457	26,872	104,967

Signed on behalf of the Trustees.

Signature Mr Vince Mitchell
Position Treasurer, The St. Mary's Hospital Charities
Date 25th February 2021

The St. Mary's Charities
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Year Ended 31 December 2020

Notes to the Accounts

Note	Unrestricted Funds 2020 £	Endowment Funds 2020 £	TOTAL 2020 £	TOTAL 2019 £
1 Income from Investments - Dividends				
Eversfield Bequest		8	8	8
Lea Bequest		46	46	46
Tanner Bequest		19	19	19
Susan Ellen Miller		39	39	39
Robert Woodruffe Crowhurst		106	106	106
General Fund	71		71	71
Total	£71	£218	£289	£289
2 CBF Deposit Interest				
St Mary's Hospital Charity	162		162	411
St. Mary's Amenities Fund	13		13	23
Total	£175	£-	£175	£434
3 Direct Charitable Expenditure on Projects				
Replacement doors and frames			20,617	
Initial work on external boundary wall to the property			1,602	
Total			£22,219	£20,757
4	Electricity expenses are shown net of residents contributions			
5 Repairs and maintenance				
Gardening expenses			3,272	
3 new cookers and installation			960	
Plumbing repairs			629	
New carpets			1,303	
Electrical repairs			1,704	
Boiler servicing and repairs			1,515	
Roof repairs			3,540	
Fire Alarm servicing			1,185	
Other			736	
Total			£14,844	£10,238