

THE ALMSHOUSE CHARITY OF WYNN ELLIS
TRUSTEES' REPORT AND ACCOUNTS
FOR THE YEAR ENDED 31 DECEMBER 2021
CHARITY NUMBER - 209247

THE ALMSHOUSE CHARITY OF WYNN ELLIS

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FOR THE YEAR ENDED 31 DECEMBER 2021**

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**TRUSTEES AND ADVISORS
FOR THE YEAR ENDED 31 DECEMBER 2021**

Trustees

Reverend Simon Tillotson (Chairman)
Jean Martin (resigned 05 July 2021)
Anthony Gambrill
Valerie Kenny
Robert Sissons (appointed 05 July 2021)
Ian McCartney (appointed 08 November 2021)

Correspondence address

52-54 High Street
Whitstable
Kent
CT5 1BG

Bankers

CAF (Charities Aid Foundation)
25 Kings Hill Avenue
Kings Hill
West Malling
Kent ME19 4TA

Independent examiner

MHA MacIntyre Hudson
Victoria Court
17-21 Ashford Road
Maidstone
Kent
ME14 5DA

Charity number

209247

**TRUSTEES REPORT
FOR THE YEAR ENDED 31 DECEMBER 2021**

The Trustees present their report and accounts for the year ended 31 December 2021.

Governing Document and Constitution

The Almshouse Charity of Wynn Ellis is a charitable trust governed by the Charity Commission Scheme dated the 8 March 1989 and all correspondence should be addressed as shown on page 1.

Objects of the Charity

The objects of the Trust are to maintain The Wynn Ellis Almshouses in order to provide accommodation for residents meeting the qualification requirements of the scheme.

By maintaining The Wynn Ellis Almshouses, accommodation is provided for residents who meet the qualification requirements of the scheme.

Recruitment, appointment, induction and training of new trustees

The Trustees will appoint new trustees as and when necessary, and when one of the existing Trustees resigns. A new Trustee will be appointed by being duly proposed and seconded at a meeting of the Trustees. No training is necessary. However, a full understanding of the Charity Trust Deed is necessary.

Trustees are kept up to date as they receive regular updates from the Charity Commission.

Review of achievements during the year and public benefit statement

The charity continues to provide housing for those people in need in Whitstable. The Almshouse flats have all been occupied throughout the year, and the benefit to the public is that they provide a safe and comfortable residence at a low cost to single ladies in Whitstable, who have little capital and income.

Risk review

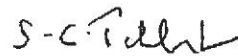
The Trustees have considered the major risks to the charity and have taken the action they consider necessary to maintain the charity's income in order to achieve its objectives.

Charity's ability to continue as a going concern.

The charity is financed from rents collected from tenants of the Almshouses and from interest on invested funds and this will continue in the future.

The Trustees have considered the circumstances of Covid -19 and do not regard them as having an impact on the charity's activities. After making appropriate enquiries, the Trustees have a reasonable expectation that the charity has adequate resources to continue in operational existence for the foreseeable future. For this reason they continue to adopt the going concern basis in preparing the financial statements.

This report was approved by the trustees and signed on its' behalf by:-



.....
S Tillotson
Chairperson

Date: 14.9.2022

**INDEPENDENT EXAMINER'S REPORT
FOR THE YEAR ENDED 31 DECEMBER 2021**

I report to the charity trustees on my examination of the accounts of the charity for the year ended 31 December 2021 which are set out on pages 4 to 6.

Responsibilities and basis of report

As the charity's trustees 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 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.

Independent examiner's statement

I have completed my examination. I confirm that no material matters have come to my attention in connection with the 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 2011 Act; or
2. the accounts do not accord with those records.

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.



.....
D Cochrane-Dyet BSc BFP FCA
MHA MacIntyre Hudson
Victoria Court
17-21 Ashford Road
Maldstone
Kent
ME14 5DA

Date: 16 September 2022

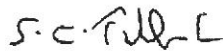
**RECEIPTS AND PAYMENTS ACCOUNT
FOR THE YEAR ENDED 31 DECEMBER 2021**

	Notes	Unrestricted funds £	Restricted funds £	Total 2021 £	Total 2020 £
Receipts					
Rental income		48,413	-	48,413	53,368
Investment income	1	315	-	315	312
Total receipts		48,728	-	48,728	53,680
Payments					
Cost of generating funds	2	15,797	-	15,797	9,972
Administrative expenses	3	39,186	-	39,186	22,106
Loan repayments - Canterbury City Council		17,178	-	17,178	17,178
Total payments		72,161	-	72,161	49,256
Net of receipts / (payments)		(23,433)	-	(23,433)	4,424
Cash balances brought forward at 1 January 2021		53,021	-	53,021	48,597
Cash balances carried forward at 31 December 2021		29,588	-	29,588	53,021

**STATEMENT OF ASSETS AND LIABILITIES
FOR THE YEAR ENDED 31 DECEMBER 2021**

	2021 £	2020 £
Cash funds		
CAF Cash & CAF Gold Accounts	29,588	53,020
Investment assets		
M&G NAACIF accumulation fund	29,810	26,340
CCLA COIF income fund	12,255	10,733
	42,065	37,073
Liabilities		
Accountancy fees	2,020	1,573
Administrative expenses	2,400	1,200
Canterbury City Council loan	137,740	148,587
	142,160	151,360

These accounts were approved by the trustees and signed by:



S Tillotson
Chairperson

Date: 14.09.2022

**NOTES TO THE ACCOUNTS
FOR THE YEAR ENDED 31 DECEMBER 2021**

1 Investment income		
Investment income - CCLA	315	309
Bank interest	-	3
	<u>315</u>	<u>312</u>
2 Costs of generating funds		
Property repairs	9,292	5,132
Property insurance	1,704	1,656
Other property expenses	3,182	1,565
Lifeline rental	<u>1,619</u>	<u>1,619</u>
	<u>15,797</u>	<u>9,972</u>
3 Administrative expenses		
Furley Page professional fees	36,187	19,080
Independent examiners fees	1,888	2,764
Sundries	<u>1,111</u>	<u>262</u>
	<u>39,186</u>	<u>22,106</u>
4 Related party transactions		
An annual payment of £500 is paid to Mr Anthony Gambrill for his role as emergency contact for residents, the amount thereby payable in the year was £500 (2020: £125).		