

THE VIGNE-BREMNER ALMSHOUSES

31 DECEMBER 2020

REPORT

AND

ACCOUNTS

THE VIGNE-BREMNER ALMSHOUSES

REPORT AND ACCOUNTS

YEAR ENDED 31 DECEMBER 2020

CONTENTS

PAGE

Charity Information	1
Trustees' Report	2
Independent Examiner's Report	3
Balance Sheet	4
Income and Expenditure Account	5
Notes to the Financial Statements	6 - 7

THE VIGNE-BREMNER ALMSHOUSES

REPORT AND ACCOUNTS

YEAR ENDED 31 DECEMBER 2020

CHARITY INFORMATION

Charity Registration No: 213816

TRUSTEES:	Chairman	Rev. A. Downes
	Secretary/Treasurer	Mrs. D. Brown
	Members	Mrs. W. Evans
		Mrs J. Healey
		Mr D Knight
	Co-opted Members	Mr J. Mold

BANKERS: Barclays Bank PLC
Teddington Branch
Kingston Business Centre
6 Clarence Street
Kingston upon Thames
Surrey
KT1 1NY

ACCOUNTANTS: Haines Watts
Chartered Accountants
Aissela
46 High Street
Esher
Surrey
KT10 9QY

THE VIGNE-BREMNER ALMSHOUSES

TRUSTEES REPORT

YEAR ENDED 31 DECEMBER 2020

The Trustees present their report and the accounts of the charity for the year ended 31 December 2020.

OBJECTIVES OF THE CHARITY

The Trustees shall apply the income of the Charity in maintaining the Almshouses and surrounding land for the benefit of persons who by reason of their social or economic circumstances have need of such housing.

The trustees have had regard to the Charity Commission's guidance on public benefit and consider The Vigne-Bremner Almshouses to meet the definition of a public benefit entity under FRS 102.

REVIEW OF ACTIVITIES IN THE YEAR

The Charity's business was conducted satisfactorily during the year.

REVIEW OF FINANCIAL POSITION FOR THE YEAR

The Charity's financial position for the year was satisfactory. The reserves are substantial.

Chairman 

Date :

5.10.21

INDEPENDENT EXAMINER'S REPORT
TO THE TRUSTEES OF THE VIGNE-BREMNER ALMSHOUSES
YEAR ENDED 31 DECEMBER 2020

I report on the accounts of the Vigne-Bremner Alms Houses for the year ended 31 December 2020 which are set out on pages 4 to 7.

Respective Responsibilities of Trustees and Examiner

The charity's trustees are responsible for the preparation of the accounts. The charity's trustees consider that an audit is not required for this year under section 144(2) of the Charities Act 2011 and that an independent examination is needed.

It is our responsibility to;

- Examine the accounts (under section 145 of the 2011 Act);
- Follow the procedures laid down in the General Directions given by the Charity Commissioners (under section 145(5)(b) of the 2011 Act; and
- State whether particular matters have come to our attention.

Basis of Independent Examiner's Statement

The examination was carried out in accordance with the General Directions given by the Charity Commissioners. An examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts, and seeking explanations from you as trustees concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in an audit, and consequently do not express an audit opinion on the view given by the accounts.

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 Act; or
- 2) the accounts do not accord with those records ; or
- 3) the accounts 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.

Stephen Francis on behalf of
HAINES WATTS
Chartered Accountants

Haines Watts

Aissela
46 High Street
Esher
Surrey
KT10 9QY

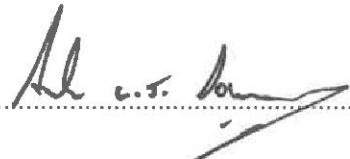
Date: 7/10/21

THE VIGNE-BREMNER ALMSHOUSES

BALANCE SHEET

YEAR ENDED 31 DECEMBER 2020

	<u>Note</u>	2020	2019
FIXED ASSETS			
Land and Buildings	3	1	1
NON-CURRENT ASSETS			
Investments at Cost	4		
N.A.A. Income Shares		11,278	11,278
N.A.A. Accumulation Shares		122,211	102,211
CURRENT ASSETS			
Charities Deposit Fund		8,072	8,072
Prepayments		-	-
Cash at Bank		49,492	47,599
		<u>57,564</u>	<u>55,671</u>
NET ASSETS		<u>191,054</u>	<u>169,160</u>
MEMBERS' FUNDS		<u>£191,054</u>	<u>£169,160</u>
Reserves	5	<u>£191,054</u>	<u>£169,160</u>

 Chairman

5.10.21

 Secretary

Date: 5th October 2021.

The Notes on pages 6 to 7 form an integral part of these Accounts.

THE VIGNE-BREMNER ALMSHOUSES
INCOME AND EXPENDITURE ACCOUNT
YEAR ENDED 31 DECEMBER 2020

INCOME	2019	2019
Rent Contributions Received including heating	40,284	39,785
OPERATING EXPENSES		
Garden Maintenance & General Repairs	9,503	11,672
Insurances and T.V. Licence	1,316	1,278
Water and Sewerage Rates	480	473
Lighting and Heating	5,888	5,077
	<u>17,187</u>	<u>18,500</u>
	<u>23,097</u>	<u>21,285</u>
OVERHEADS		
Secretarial Expenses & Sundries	1,365	1,574
National Association of Almshouses	179	170
Accountancy	540	570
	<u>2,084</u>	<u>2,144</u>
Operating Surplus	<u>21,013</u>	<u>18,971</u>
INVESTMENT INCOME		
N.A.A. Common Investment Fund Income Shares	859	859
Charities Deposit Fund Account	22	58
	<u>881</u>	<u>917</u>
Surplus for the Year (Note 4)	<u><u>£21,894</u></u>	<u><u>£19,888</u></u>

THE VIGNE-BREMNER ALMSHOUSES

NOTES TO THE FINANCIAL STATEMENTS

NOTES TO THE ACCOUNTS 31 DECEMBER 2020

1. STATEMENT OF COMPLIANCE

These financial statements have been prepared in compliance with FRS 102 'The Financial Reporting Standard applicable to the UK and Republic of Ireland, the Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standards applicable in the UK and Republic of Ireland (FRS 102) (Charities SORP (FRS 102) and the Charities Act 2011.

2. ACCOUNTING POLICIES

The principal accounting policies adopted by the charity reflect the recommendations set out in the Statement of Recommended Practice - Accounting by Charities.

(a) The accounts have been prepared under the historical cost convention.

(b) Investment Income - investment income is recognised in the accounts when received. No provision is made for income accrued but not received by the balance sheet date.

(c) Valuation of Investments - investments are stated at their historical cost.

3. LAND AND BUILDINGS

The Freehold Land and Buildings are acquired by Deed of Gift dated 13th May 1891 and are included in the accounts at the nominal value of £1. The insured value of the Buildings and contents is £744,000. No valuation of the Freehold Land has been obtained.

4. INVESTMENTS

(a) National Association of Almshouses Income Shares

	Shares Held	
	31 December 2020	31 December 2019
Number	24,545 <u>=====</u>	24,545 <u>=====</u>
Cost	£11,278 <u>=====</u>	£11,278 <u>=====</u>
Market Value	£20,524 <u>=====</u>	£22,181 <u>=====</u>

THE VIGNE-BREMNER ALMSHOUSES
NOTES TO THE FINANCIAL STATEMENTS
NOTES TO THE ACCOUNTS 31 DECEMBER 2020

(b) National Association of Almshouses Accumulation Shares.

	Shares Held	
	31 December 2020	31 December 2019
Number	3,318 <u>=====</u>	3,075 <u>=====</u>
Cost	£122,211 <u>=====</u>	£102,211 <u>=====</u>
Market Value	£306,930 <u>=====</u>	£293,814 <u>=====</u>

The above holdings and market value have been verified by the Official Custodian for Charities.

During the year, £20,000 was invested in National Association of Almshouses Accumulation Shares.

5. RESERVES

	Extra -ordinary Repairs	Cyclical Repairs	General	Total
Balances Brought Forward	102,211	8,072	58,877	169,160
Surplus for the Year	20,000 <u>=====</u>	- <u>=====</u>	1,894 <u>=====</u>	21,894 <u>=====</u>
Balances at 31 December 2020	£122,211 <u>=====</u>	£8,072 <u>=====</u>	£60,771 <u>=====</u>	£191,054 <u>=====</u>

6. RELATED PARTY TRANSACTIONS

During the year there were no transactions with trustees or other related parties to include remuneration or expenses paid.