

THE MILNTHORP HOMES

England & Wales · Charity number 214051

Details

Status Registered

Legal form Other

Registered 1963-01-20

Register [View on the Charity Commission register](#)

Contact

Address 8 The Quadrant
Buxton
Derbyshire
SK17 6AW

Phone 0129823038

Activities

Objects: HOMES FOR NECESSITOUS PERSONS SINGLE OR MARRIED MEN OR WOMEN WHO ARE UNABLE TO MAINTAIN THEMSELVES UNAIDED.

Activities: The trust was established in 1904 by Joseph Milnthorp for the purposes of providing homes for persons in need, having "no regard to the religious or political opinions of the applicants who must be unable to maintain themselves in comfort by their own means or exertions".

Classification

- **How:** Provides Buildings/facilities/open Space
- **What:** Accommodation/housing
- **Who:** Elderly/old People

Geography

- **Area of benefit:** BUXTON
- Derbyshire

Finances

| Period end | Income | Expenditure | Assets | Employees |
|------------|---------|-------------|--------|-----------|
| 2025-12-31 | £77,810 | £59,560 | - | - |
| 2024-12-31 | £75,800 | £53,880 | - | - |
| 2023-12-31 | £67,476 | £51,970 | - | - |
| 2022-12-31 | £66,126 | £60,879 | - | - |
| 2021-12-31 | £68,795 | £60,186 | - | - |

Trustees

| Name | Role | Appointed |
|------------------------------|-------|------------|
| HELEN LOUISE MARCHANT | Chair | |
| Fiona Wylie | | 2019-11-06 |
| RUTH HAYTER | | |

THE MILNTHORP HOMES

England & Wales - Charity number 214051

Accounts

THE MILNTHORP HOMES

ANNUAL REPORT

FOR THE

YEAR ENDING 31 DECEMBER 2025

The Milnthorp Homes

Registered Charity No. 214051

Correspondence address:

C/O Real Big Estates Ltd
T/A Wright Marshall
8 The Quadrant
Buxton
Derbyshire
SK17 6AW

Tel: 01298 23038

Almshouses address:

The Milnthorp Homes
28 – 40 Macclesfield Road
Buxton
Derbyshire
SK17 9AQ

Almshouse Association Member No. 608

The Charity's Trust

The trust was established in 1904 by Joseph Milnthorp for the purposes of providing homes for persons in need, having “no regard to the religious or political opinions of the applicants who must be unable to maintain themselves in comfort by their own means or exertions”.

Twelve homes were built at Macclesfield Road, Buxton, and these continue to remain available for occupation today, originally four being for married couples and four for single men and four for women. The balance of occupancy now varies.

Trustees

The serving trustees for the year were:


Helen Marchant
Ruth Hayter
Fiona Heathcote

The trustees make up three of the five Governors of the Homes, the fourth being ex-officio the Mayor of the Borough of High Peak and the fifth being Ms K Critchlow, a local solicitor.

Review of 2025

At the end of the year all 12 of the Homes were occupied and accommodated 13 residents.

Inspections of the homes were carried out in May and general maintenance repairs have been carried out following the visit; structural inspection of all the loft spaces has been completed.

Signed 
for Wright Marshall Estates Agents as Managing Agents

Date 02/04/2026

THE MILNTHORP HOMES

ANNUAL REPORT

FOR THE

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Inspections of the homes were carried out in May and general maintenance repairs have been carried out following the visit.

Signed
for Wright Marshall Ltd as Managing Agents

Date

THE MILNTHORP HOMES

ACCOUNTS

for the year ended 31st December 2024

Charity no. 214051

Independent Examiner's Report to the Trustees of The Milnthorp Homes

We report on the accounts of the Charity for the year ended 31st December 2024 which are set out on pages 2 to 6.

RESPECTIVE RESPONSIBILITIES OF TRUSTEES AND INDEPENDENT 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 of the Charities Act 2011 (the 2011 Act), and that an independent examination is needed.

It is my responsibility to:

- examine the accounts (under section 145 of the 2011 Act);
- to follow the procedures laid down in the General Directions given by the Charity Commission (under section 145(5)(b) of the 2011 Act); and
- to state whether particular matters have come to my attention.

BASIS OF INDEPENDENT EXAMINER'S STATEMENT

My examination was carried out in accordance with the General Directions given by the Charity Commission. 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 I do not express an audit opinion on whether the accounts present a 'true and fair view'.

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 trustees have not met the requirements to ensure that:

- proper accounting records are kept (in accordance with sections 130 of the Act); and
- accounts are prepared which agree with the accounting records and comply with the accounting requirements of the Act; or

(2) to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

BullockWoodburn Limited
Norfolk House
Hardwick Square North
BUXTON
Derbyshire
SK17 6PU

Date 17/06/2024

THE MILNTHORP HOMES

INCOME ACCOUNT For the year ended 31st December 2024

| | | This year | | Last year | |
|--|----------|-----------|--------|-----------|--------|
| | | £ | £ | £ | £ |
| Income: | | | | | |
| Rents receivable | | | 74,784 | | 66,543 |
| Sundry Income | (Note 1) | | - | | - |
| National Association of Almshouses | | | 930 | | 873 |
| Royal Bank of Scotland interest | | | 85 | | 60 |
| | | | 75,799 | | 67,476 |
| | | | | | |
| Rates and insurance | (Note 2) | 5,360 | | 8,034 | |
| Lighting and heating | (Note 3) | 10,443 | | 8,547 | |
| Repairs and maintenance | (Note 4) | 14,005 | | 10,117 | |
| Warden call service | (Note 5) | 5,469 | | 5,472 | |
| Telephone and advertising | (Note 6) | 1,171 | | 803 | |
| Accountancy, Legal and professional fees | (Note 7) | 10,962 | | 12,392 | |
| Miscellaneous expenses | (Note 8) | 721 | | 556 | |
| Depreciation | (Note 9) | 5,747 | | 6,049 | |
| | | | 53,878 | | 51,970 |
| | | | | | |
| EXCESS OF INCOME OVER EXPENDITURE | | | 21,921 | | 15,506 |

THE MILNTHORP HOMES

BALANCE SHEET

For the year ended 31st December 2024

| | This year | | Last year | |
|--|-----------|---------|-----------|---------|
| | £ | £ | £ | £ |
| FIXED ASSETS | (Note 9) | | | |
| Freehold land and buildings | 73,559 | | 73,559 | |
| Fixtures and equipment | 109,175 | | 114,922 | |
| | | 182,734 | | 188,480 |
| INVESTMENTS | | | | |
| National Association of Almshouses: | (Note 10) | | | |
| 17,876 (17,876) Income units at cost | 4,871 | | 4,871 | |
| 5,093 (5,093) Income units at cost | 3,803 | | 3,803 | |
| 770 (640) Accumulation shares at cost | 51,241 | | 36,241 | |
| | | 59,915 | | 44,915 |
| CURRENT ASSETS | | | | |
| Rents in arrears | 239 | | 1,838 | |
| Royal Bank of Scotland deposit account | 6,560 | | 5,544 | |
| Petty Estate Agents Limited | 49,202 | | 35,397 | |
| Prepayments | 419 | | - | |
| | | 56,420 | | 42,779 |
| | | 299,068 | | 276,174 |
| CURRENT LIABILITIES | | | | |
| Accruals | 1,868 | | 895 | |
| | | 1,868 | | 895 |
| NET ASSETS | | 297,200 | | 275,279 |
| GENERAL FUND | | 8,095 | | 8,095 |
| CYCLICAL MAINTENANCE FUND | | 85 | | 85 |
| BENEFACTORS: | | | | |
| Mrs. Wilson | 210 | | 210 | |
| Miss S.A. Black | 150 | | 150 | |
| Mr. J.T. Kirk | 25 | | 25 | |
| Mrs. M.A. Skelmerdine | 5 | | 5 | |
| Mrs. N. Millward | 8 | | 8 | |
| Mr. A. Pilkington | 100 | | 100 | |
| Miss Wheeldon | 198 | | 198 | |
| | | 696 | | 696 |
| | | 8,876 | | 8,876 |
| INCOME ACCOUNT | | | | |
| Beginning of year | 266,403 | | 250,897 | |
| Excess of income over expenditure | 21,921 | | 15,506 | |
| End of year | | 288,324 | | 266,403 |
| | | 297,200 | | 275,279 |

I hereby agree the income and expenditure account, balance sheet and notes to the accounts as set out on pages 2 to 6 on behalf of the trustees.

Mrs H Marchant
Trustee

Date

THE MILNTHORP HOMES

NOTES TO THE ACCOUNTS

for the year ended 31st December 2024

Charity no. 214051

THE MILNTHORP HOMES

NOTES TO THE ACCOUNTS
For the year ended 31st December 2024

| | This year £ | Last year £ |
|--|----------------|----------------|
| 1. SUNDRY INCOME | | |
| Miscellaneous Receipt | - | - |
| | - | - |
| | - | - |
| 2. RATES AND INSURANCE | | |
| Property insurance | 1,990 | 1,952 |
| Council tax | 149 | 2,974 |
| TV Licence | 53 | 38 |
| Water rates | 3,168 | 3,070 |
| | 5,360 | 8,034 |
| | 5,360 | 8,034 |
| 3. LIGHTING AND HEATING | | |
| Gas | 9,046 | 6,893 |
| Electricity/ electrical work | 1,397 | 1,654 |
| | 10,443 | 8,547 |
| | 10,443 | 8,547 |
| 4. REPAIRS AND MAINTENANCE | | |
| Property repairs | 1,657 | 3,067 |
| Gardening | 2,090 | 1,530 |
| Plumbing and central heating repairs | 9,134 | 2,170 |
| Fire extinguisher maintenance | 223 | 285 |
| Decorating | - | 1,845 |
| Cleaning | 30 | 130 |
| Gas safety inspection and service contract | 871 | 1,090 |
| | 14,005 | 10,117 |
| | 14,005 | 10,117 |
| 5. WARDEN CALL SERVICE | | |
| High Peak Borough Council alarm system | 3,097 | 3,594 |
| Tunstall Telecom alarm rental | 2,372 | 1,878 |
| | 5,469 | 5,472 |
| | 5,469 | 5,472 |
| 6. TELEPHONE AND ADVERTISING | | |
| Telephone charges | 898 | 530 |
| Advertising | 273 | 273 |
| | 1,171 | 803 |
| | 1,171 | 803 |

THE MILNTHORP HOMES

NOTES TO THE ACCOUNTS continued
For the year ended 31st December 2024

| | This year | Last year | |
|---|--|---------------------------------------|--|
| | £ | £ | |
| 7. PROFESSIONAL FEES | | | |
| Accountancy fees | 2,715 | 229 | |
| Management fees | 8,247 | 7,163 | |
| Quinquennial inspection | - | 5,000 | |
| | <u>10,962</u> | <u>12,392</u> | |
| 8. MISCELLANEOUS EXPENSES | | | |
| Gifts to residents | 264 | 260 | |
| National Association of Almshouses subscription | 457 | - | |
| Bank charges | - | 296 | |
| | <u>721</u> | <u>556</u> | |
| 9. FIXED ASSETS | | | |
| | Freehold land and buildings | Fixtures and Equipment | |
| | £ | £ | |
| Net book value at beginning of year | 73,559 | 114,922 | |
| Additions | - | - | |
| | <u>73,559</u> | <u>114,922</u> | |
| Depreciation for year | | 5,747 | |
| | | <u>5,747</u> | |
| Net book value at end of year | <u>73,559</u> | <u>109,175</u> | |
| 10. NATIONAL ASSOCIATION OF ALMSHOUSES INVESTMENTS | | | |
| | Units | Cost | Valuation at 31/12/2024 |
| | | £ | £ |
| Income units | 17,876 | 4,871 | 16,594 |
| Income units - extraordinary repair fund | 5,093 | 3,803 | 4,727 |
| Accumulation shares | 770 | 51,241 | 93,199 |
| | <u>23,739</u> | <u>59,915</u> | <u>114,520</u> |
| Accumulation shares | | | |
| | brought forward | 640 | 36,241 |
| | Purchased | 130 | 15,000 |
| | carried forward | <u>770</u> | <u>51,241</u> |

THE MILNTHORP HOMES

ACCOUNTS

for the year ended 31st December 2024

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THE MILNTHORP HOMES

INCOME ACCOUNT For the year ended 31st December 2024

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|--|------------------|--------|------------------|--------|
| | £ | £ | £ | £ |
| Income: | | | | |
| Rents receivable | | 74,784 | | 66,543 |
| Sundry Income | (Note 1) | - | | - |
| National Association of Almshouses | | 930 | | 873 |
| Royal Bank of Scotland interest | | 85 | | 60 |
| | | 75,799 | | 67,476 |
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| Rates and insurance | (Note 2) | 5,360 | | 8,034 |
| Lighting and heating | (Note 3) | 10,443 | | 8,547 |
| Repairs and maintenance | (Note 4) | 14,005 | | 10,117 |
| Warden call service | (Note 5) | 5,469 | | 5,472 |
| Telephone and advertising | (Note 6) | 1,171 | | 803 |
| Accountancy, Legal and professional fees | (Note 7) | 10,962 | | 12,392 |
| Miscellaneous expenses | (Note 8) | 721 | | 556 |
| Depreciation | (Note 9) | 5,747 | | 6,049 |
| | | 53,878 | | 51,970 |
| | | | | |
| EXCESS OF INCOME OVER EXPENDITURE | | 21,921 | | 15,506 |

THE MILNTHORP HOMES

BALANCE SHEET

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|--|-----------|---------|-----------|---------|
| | £ | £ | £ | £ |
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for the year ended 31st December 2024

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THE MILNTHORP HOMES

NOTES TO THE ACCOUNTS continued
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| | carried forward | 770 | 51,241 |

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England & Wales - Charity number 214051

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ANNUAL REPORT

FOR THE

YEAR ENDING 31 DECEMBER 2023

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Ruth Hayter
Fiona Heathcote

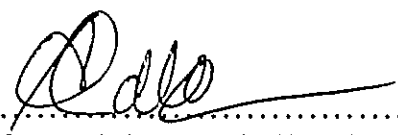
The trustees make up three of the five Governors of the Homes, the fourth being ex-officio the Mayor of the Borough of High Peak and the fifth being Mrs L Crowe, a local solicitor.

Review of 2023

At the end of the year 12 of the Homes were occupied and accommodated 13 residents.

The Quinquennial inspections of Homes was undertaken and as a result of this various repair works, mainly external, to the stonework and roofs were put in hand.

All homes have been fitted with secondary glazing with approval from the local conservation office.

Signed 
for Wright Marshall Ltd as Managing Agents

Date 16.4.2024

THE MILNTHORP HOMES

ACCOUNTS

for the year ended 31st December 2023

Charity no. 214051

Independent Examiner's Report to the Trustees of The Milnthorp Homes

We report on the accounts of the Charity for the year ended 31st December 2023 which are set out on pages 2 to 6.

RESPECTIVE RESPONSIBILITIES OF TRUSTEES AND INDEPENDENT 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 of the Charities Act 2011 (the 2011 Act), and that an independent examination is needed.

It is my responsibility to:

- examine the accounts (under section 145 of the 2011 Act);
- to follow the procedures laid down in the General Directions given by the Charity Commission (under section 145(5)(b) of the 2011 Act); and
- to state whether particular matters have come to my attention.

BASIS OF INDEPENDENT EXAMINER'S STATEMENT

My examination was carried out in accordance with the General Directions given by the Charity Commission. 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 I do not express an audit opinion on whether the accounts present a 'true and fair view'.

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 trustees have not met the requirements to ensure that:

- proper accounting records are kept (in accordance with sections 130 of the Act); and
- accounts are prepared which agree with the accounting records and comply with the accounting requirements of the Act; or

(2) to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

Bullock Woodburn Limited

**BullockWoodburn Limited
Norfolk House
Hardwick Square North
BUXTON
Derbyshire
SK17 6PU**

Date 17/06/2024

THE MILNTHORP HOMES

INCOME ACCOUNT

For the year ended 31st December 2023

| | | This year | | Last year | |
|--|----------|-----------|--------|-----------|--------|
| | | £ | £ | £ | £ |
| Income: | | | | | |
| Rents receivable | | | 66,543 | | 65,313 |
| Sundry Income | (Note 1) | | - | | - |
| National Association of Almshouses | | | 873 | | 804 |
| Royal Bank of Scotland interest | | | 60 | | 9 |
| | | | 67,476 | | 66,126 |
| | | | | | |
| Rates and insurance | (Note 2) | 8,034 | | 6,491 | |
| Lighting and heating | (Note 3) | 8,547 | | 12,009 | |
| Repairs and maintenance | (Note 4) | 10,117 | | 24,257 | |
| Warden call service | (Note 5) | 5,472 | | 3,703 | |
| Telephone and advertising | (Note 6) | 803 | | 781 | |
| Accountancy, Legal and professional fees | (Note 7) | 12,392 | | 1,500 | |
| Miscellaneous expenses | (Note 8) | 556 | | 7,260 | |
| Depreciation | (Note 9) | 6,049 | | 4,878 | |
| | | | 51,970 | | 60,879 |
| | | | | | |
| EXCESS OF INCOME OVER EXPENDITURE | | | 15,506 | | 5,247 |

THE MILNTHORP HOMES

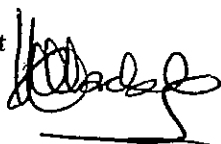
BALANCE SHEET

For the year ended 31st December 2023

| | This year | | Last year | |
|--|-----------|---------|-----------|---------|
| | £ | £ | £ | £ |
| FIXED ASSETS | (Note 9) | | | |
| Freehold land and buildings | 73,559 | | 73,559 | |
| Fixtures and equipment | 114,922 | | 92,680 | |
| | | 188,480 | | 166,239 |
| INVESTMENTS | | | | |
| National Association of Almshouses: | (Note 10) | | | |
| 17,876 (17,876) Income units at cost | 4,871 | | 4,871 | |
| 5,093 (5,093) Income units at cost | 3,803 | | 3,803 | |
| 640 (640) Accumulation shares at cost | 36,241 | | 36,241 | |
| | | 44,915 | | 44,915 |
| CURRENT ASSETS | | | | |
| Rents in arrears | 1,838 | | 858 | |
| Royal Bank of Scotland deposit account | 5,544 | | 4,610 | |
| Petty Estate Agents Limited | 35,397 | | 44,651 | |
| | | 42,779 | | 50,119 |
| | | 276,174 | | 261,273 |
| CURRENT LIABILITIES | | | | |
| Accruals | 895 | | 1,500 | |
| | | 895 | | 1,500 |
| NET ASSETS | | 275,279 | | 259,773 |
| GENERAL FUND | | 8,095 | | 8,095 |
| CYCLICAL MAINTENANCE FUND | | 85 | | 85 |
| BENEFACTORS: | | | | |
| Mrs. Wilson | 210 | | 210 | |
| Miss S.A. Black | 150 | | 150 | |
| Mr. J.T. Kirk | 25 | | 25 | |
| Mrs. M.A. Skelmerdine | 5 | | 5 | |
| Mrs. N. Millward | 8 | | 8 | |
| Mr. A. Pilkington | 100 | | 100 | |
| Miss Wheeldon | 198 | | 198 | |
| | | 696 | | 696 |
| | | 8,876 | | 8,876 |
| INCOME ACCOUNT | | | | |
| Beginning of year | 250,897 | | 245,650 | |
| Excess of income over expenditure | 15,506 | | 5,247 | |
| End of year | | 266,403 | | 250,897 |
| | | 275,279 | | 259,773 |

I hereby agree the income and expenditure account, balance sheet and notes to the accounts as set out on pages 2 to 6 on behalf of the trustees.

Mrs H Marchant
Trustee



Date 24/6/24

THE MILNTHORP HOMES

NOTES TO THE ACCOUNTS

for the year ended 31st December 2023

Charity no. 214051

THE MILNTHORP HOMES

NOTES TO THE ACCOUNTS For the year ended 31st December 2023

| | This year £ | Last year £ |
|--|----------------------|----------------------|
| 1. SUNDRY INCOME | | |
| Miscellaneous Receipt | - | - |
| | <u>-</u> | <u>-</u> |
| | <u><u>-</u></u> | <u><u>-</u></u> |
| 2. RATES AND INSURANCE | | |
| Property insurance | 1,952 | 1,662 |
| Council tax | 2,974 | 2,181 |
| TV Licence | 38 | 30 |
| Water rates | 3,070 | 2,619 |
| | <u>8,034</u> | <u>6,492</u> |
| | <u><u>8,034</u></u> | <u><u>6,492</u></u> |
| 3. LIGHTING AND HEATING | | |
| Gas | 6,893 | 9,174 |
| Electricity/ electrical work | 1,654 | 2,835 |
| | <u>8,547</u> | <u>12,009</u> |
| | <u><u>8,547</u></u> | <u><u>12,009</u></u> |
| 4. REPAIRS AND MAINTENANCE | | |
| Property repairs | 3,067 | 7,616 |
| Gardening | 1,530 | 1,445 |
| Plumbing and central heating repairs | 2,170 | 11,774 |
| Fire extinguisher maintenance | 285 | 528 |
| Decorating | 1,845 | 2,295 |
| Cleaning | 130 | 80 |
| Gas safety inspection and service contract | 1,090 | 519 |
| | <u>10,117</u> | <u>24,018</u> |
| | <u><u>10,117</u></u> | <u><u>24,018</u></u> |
| 5. WARDEN CALL SERVICE | | |
| High Peak Borough Council alarm system | 3,594 | 2,156 |
| Tunstall Telecom alarm rental | 1,878 | 1,547 |
| | <u>5,472</u> | <u>2,876</u> |
| | <u><u>5,472</u></u> | <u><u>2,876</u></u> |
| 6. TELEPHONE AND ADVERTISING | | |
| Telephone charges | 530 | 565 |
| Advertising | 273 | 216 |
| | <u>803</u> | <u>642</u> |
| | <u><u>803</u></u> | <u><u>642</u></u> |

THE MILNTHORP HOMES

NOTES TO THE ACCOUNTS continued
For the year ended 31st December 2023

| | This year £ | Last year £ |
|-----------------------------|----------------|----------------|
| 7. PROFESSIONAL FEES | | |
| Accountancy fees | 229 | 1,500 |
| Management fees | 7,163 | 7,055 |
| Quinquennial inspection | 5,000 | - |
| | 12,392 | 8,555 |

8. MISCELLANEOUS EXPENSES

| | | |
|--------------------|-----|-----|
| Gifts to residents | 260 | 205 |
| Bank charges | 296 | - |
| | 556 | 205 |

9. FIXED ASSETS

| | Freehold land and buildings £ | Fixtures and Equipment £ |
|-------------------------------------|--|-----------------------------------|
| Net book value at beginning of year | 73,559 | 92,680 |
| Additions | - | 28,291 |
| | 73,559 | 120,971 |
| Depreciation for year | | 6,049 |
| Net book value at end of year | 73,559 | 114,922 |

10. NATIONAL ASSOCIATION OF ALMSHOUSES INVESTMENTS

| | Units | Cost £ | Valuation at 31/12/2023 £ |
|--|--------|-----------------|------------------------------------|
| Income units | 17,876 | 4,871 | 16,056 |
| Income units - extraordinary repair fund | 5,093 | 3,803 | 4,574 |
| Accumulation shares | 640 | 36,241 | 71,709 |
| | 23,609 | 44,915 | 92,339 |
| Accumulation shares | | | |
| | | brought forward | 640 |
| | | Purchased | - |
| | | carried forward | 640 |
| | | 36,241 | 36,241 |

THE MILNTHORP HOMES

ACCOUNTS

for the year ended 31st December 2023

Charity no. 214051

Independent Examiner's Report to the Trustees of The Milnthorp Homes

We report on the accounts of the Charity for the year ended 31st December 2023 which are set out on pages 2 to 6.

RESPECTIVE RESPONSIBILITIES OF TRUSTEES AND INDEPENDENT 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 of the Charities Act 2011 (the 2011 Act), and that an independent examination is needed.

It is my responsibility to:

- examine the accounts (under section 145 of the 2011 Act);
- to follow the procedures laid down in the General Directions given by the Charity Commission (under section 145(5)(b) of the 2011 Act); and
- to state whether particular matters have come to my attention.

BASIS OF INDEPENDENT EXAMINER'S STATEMENT

My examination was carried out in accordance with the General Directions given by the Charity Commission. 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 I do not express an audit opinion on whether the accounts present a 'true and fair view'.

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 trustees have not met the requirements to ensure that:

- proper accounting records are kept (in accordance with sections 130 of the Act); and
- accounts are prepared which agree with the accounting records and comply with the accounting requirements of the Act; or

(2) to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

Bullock Woodburn Limited

**BullockWoodburn Limited
Norfolk House
Hardwick Square North
BUXTON
Derbyshire
SK17 6PU**

Date 17/06/2024

THE MILNTHORP HOMES

INCOME ACCOUNT

For the year ended 31st December 2023

| | | This year | | Last year | |
|--|----------|--------------|----------------------|--------------|---------------------|
| | | £ | £ | £ | £ |
| Income: | | | | | |
| Rents receivable | | | 66,543 | | 65,313 |
| Sundry Income | (Note 1) | | - | | - |
| National Association of Almshouses | | | 873 | | 804 |
| Royal Bank of Scotland interest | | | 60 | | 9 |
| | | | <u>67,476</u> | | <u>66,126</u> |
| | | | | | |
| Rates and insurance | (Note 2) | 8,034 | | 6,491 | |
| Lighting and heating | (Note 3) | 8,547 | | 12,009 | |
| Repairs and maintenance | (Note 4) | 10,117 | | 24,257 | |
| Warden call service | (Note 5) | 5,472 | | 3,703 | |
| Telephone and advertising | (Note 6) | 803 | | 781 | |
| Accountancy, Legal and professional fees | (Note 7) | 12,392 | | 1,500 | |
| Miscellaneous expenses | (Note 8) | 556 | | 7,260 | |
| Depreciation | (Note 9) | <u>6,049</u> | | <u>4,878</u> | |
| | | | 51,970 | | 60,879 |
| EXCESS OF INCOME OVER EXPENDITURE | | | <u><u>15,506</u></u> | | <u><u>5,247</u></u> |

THE MILNTHORP HOMES

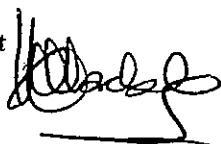
BALANCE SHEET

For the year ended 31st December 2023

| | (Note 9) | This year | | Last year | |
|--|-----------|-----------|---------|-----------|---------|
| | | £ | £ | £ | £ |
| FIXED ASSETS | | | | | |
| Freehold land and buildings | | 73,559 | | 73,559 | |
| Fixtures and equipment | | 114,922 | | 92,680 | |
| | | | 188,480 | | 166,239 |
| INVESTMENTS | | | | | |
| National Association of Almshouses: | (Note 10) | | | | |
| 17,876 (17,876) Income units at cost | | 4,871 | | 4,871 | |
| 5,093 (5,093) Income units at cost | | 3,803 | | 3,803 | |
| 640 (640) Accumulation shares at cost | | 36,241 | | 36,241 | |
| | | | 44,915 | | 44,915 |
| CURRENT ASSETS | | | | | |
| Rents in arrears | | 1,838 | | 858 | |
| Royal Bank of Scotland deposit account | | 5,544 | | 4,610 | |
| Petty Estate Agents Limited | | 35,397 | | 44,651 | |
| | | | 42,779 | | 50,119 |
| | | | 276,174 | | 261,273 |
| CURRENT LIABILITIES | | | | | |
| Accruals | | 895 | | 1,500 | |
| | | | 895 | | 1,500 |
| NET ASSETS | | | 275,279 | | 259,773 |
| GENERAL FUND | | | 8,095 | | 8,095 |
| CYCLICAL MAINTENANCE FUND | | | 85 | | 85 |
| BENEFACTORS: | | | | | |
| Mrs. Wilson | | 210 | | 210 | |
| Miss S.A. Black | | 150 | | 150 | |
| Mr. J.T. Kirk | | 25 | | 25 | |
| Mrs. M.A. Skelmerdine | | 5 | | 5 | |
| Mrs. N. Millward | | 8 | | 8 | |
| Mr. A. Pilkington | | 100 | | 100 | |
| Miss Wheeldon | | 198 | | 198 | |
| | | | 696 | | 696 |
| | | | 8,876 | | 8,876 |
| INCOME ACCOUNT | | | | | |
| Beginning of year | | 250,897 | | 245,650 | |
| Excess of income over expenditure | | 15,506 | | 5,247 | |
| End of year | | | 266,403 | | 250,897 |
| | | | 275,279 | | 259,773 |

I hereby agree the income and expenditure account, balance sheet and notes to the accounts as set out on pages 2 to 6 on behalf of the trustees.

Mrs H Marchant
Trustee



Date 24/6/24

THE MILNTHORP HOMES

NOTES TO THE ACCOUNTS

for the year ended 31st December 2023

Charity no. 214051

THE MILNTHORP HOMES

NOTES TO THE ACCOUNTS For the year ended 31st December 2023

| | This year £ | Last year £ |
|--|----------------------|----------------------|
| 1. SUNDRY INCOME | | |
| Miscellaneous Receipt | - | - |
| | <u>-</u> | <u>-</u> |
| | <u><u>-</u></u> | <u><u>-</u></u> |
| 2. RATES AND INSURANCE | | |
| Property insurance | 1,952 | 1,662 |
| Council tax | 2,974 | 2,181 |
| TV Licence | 38 | 30 |
| Water rates | 3,070 | 2,619 |
| | <u>8,034</u> | <u>6,492</u> |
| | <u><u>8,034</u></u> | <u><u>6,492</u></u> |
| 3. LIGHTING AND HEATING | | |
| Gas | 6,893 | 9,174 |
| Electricity/ electrical work | 1,654 | 2,835 |
| | <u>8,547</u> | <u>12,009</u> |
| | <u><u>8,547</u></u> | <u><u>12,009</u></u> |
| 4. REPAIRS AND MAINTENANCE | | |
| Property repairs | 3,067 | 7,616 |
| Gardening | 1,530 | 1,445 |
| Plumbing and central heating repairs | 2,170 | 11,774 |
| Fire extinguisher maintenance | 285 | 528 |
| Decorating | 1,845 | 2,295 |
| Cleaning | 130 | 80 |
| Gas safety inspection and service contract | 1,090 | 519 |
| | <u>10,117</u> | <u>24,018</u> |
| | <u><u>10,117</u></u> | <u><u>24,018</u></u> |
| 5. WARDEN CALL SERVICE | | |
| High Peak Borough Council alarm system | 3,594 | 2,156 |
| Tunstall Telecom alarm rental | 1,878 | 1,547 |
| | <u>5,472</u> | <u>2,876</u> |
| | <u><u>5,472</u></u> | <u><u>2,876</u></u> |
| 6. TELEPHONE AND ADVERTISING | | |
| Telephone charges | 530 | 565 |
| Advertising | 273 | 216 |
| | <u>803</u> | <u>642</u> |
| | <u><u>803</u></u> | <u><u>642</u></u> |

THE MILNTHORP HOMES

England & Wales - Charity number 214051

Accounts

THE MILNTHORP HOMES

ANNUAL REPORT

FOR THE

YEAR ENDING 31 DECEMBER 2022

The Milnthorp Homes

Registered Charity No. 214051

Correspondence address:

C/O Wright Marshall Ltd
8 The Quadrant
Buxton
Derbyshire
SK17 6AW

Tel: 01298 23038

Almshouses address:

The Milnthorp Homes
28 – 40 Macclesfield Road
Buxton
Derbyshire
SK17 9AQ

Almshouse Association Member No. 608

The Charity's Trust

The trust was established in 1904 by Joseph Milnthorp for the purposes of providing homes for persons in need, having “no regard to the religious or political opinions of the applicants who must be unable to maintain themselves in comfort by their own means or exertions”.

Twelve homes were built at Macclesfield Road, Buxton, and these continue to remain available for occupation today, originally four being for married couples and four for single men and four for women. The balance of occupancy now varies.

Trustees

The serving trustees for the year were:

Helen Marchant
Ruth Hayter
Fiona Heathcote

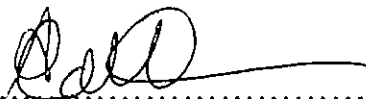
The trustees make up three of the five Governors of the Homes, the fourth being ex-officio the Mayor of the Borough of High Peak and the fifth being Mrs L Crowe, a local solicitor.

Review of 2022

At the end of the year 10 of the Homes were occupied and accommodated 11 residents.

Inspections of the homes we able to go ahead this year and were carried out by Helen Marchant, Fiona Wylie and Abby Calladine

Homes no. 4 & 7 are vacant and work is in progress ready for re-letting this year.

Signed 
for Wright Marshall Ltd as Managing Agents

Date 22-03-2023

THE MILNTHORP HOMES

ACCOUNTS

for the year ended 31st December 2022

Charity no. 214051

THE MILNTHORP HOMES

INCOME ACCOUNT For the year ended 31st December 2022

| | This year | | Last year | |
|--|-----------|--------|-----------|--------|
| | £ | £ | £ | £ |
| Income: | | | | |
| Rents receivable | | 65,313 | | 68,037 |
| Sundry Income | (Note 1) | - | | - |
| National Association of Almshouses | | 804 | | 758 |
| Royal Bank of Scotland interest | | 9 | | - |
| | | 66,126 | | 68,795 |
| Expenditure: | | | | |
| Rates and insurance | (Note 2) | 6,491 | | 4,550 |
| Lighting and heating | (Note 3) | 12,009 | | 14,425 |
| Repairs and maintenance | (Note 4) | 24,257 | | 24,018 |
| Warden call service | (Note 5) | 3,703 | | 2,876 |
| Telephone and advertising | (Note 6) | 781 | | 642 |
| Accountancy, Legal and professional fees | (Note 7) | 1,500 | | 696 |
| Miscellaneous expenses | (Note 8) | 7,260 | | 7,844 |
| Depreciation | (Note 9) | 4,878 | | 5,135 |
| | | 60,879 | | 60,186 |
| EXCESS OF INCOME OVER EXPENDITURE | | 5,247 | | 8,609 |

THE MILNTHORP HOMES

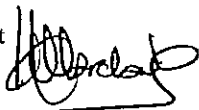
BALANCE SHEET

As at year ended 31st December 2022

| | This year | | Last year | |
|--|-----------|---------|-----------|---------|
| | £ | £ | £ | £ |
| FIXED ASSETS | (Note 9) | | | |
| Freehold land and buildings | 73,559 | | 73,559 | |
| Fixtures and equipment | 92,680 | | 97,555 | |
| | | 166,238 | | 171,114 |
| INVESTMENTS | (Note 10) | | | |
| National Association of Almshouses: | | | | |
| 17,876 (17,876) Income units at cost | 4,871 | | 4,871 | |
| 5,093 (5,093) Income units at cost | 3,803 | | 3,803 | |
| 640 (436) Accumulation shares at cost | 36,241 | | 36,241 | |
| | | 44,915 | | 44,915 |
| CURRENT ASSETS | | | | |
| Rents in arrears | 858 | | 891 | |
| Royal Bank of Scotland deposit account | 4,610 | | 3,797 | |
| Wright Marshall Limited | 44,652 | | 33,808 | |
| | | 50,120 | | 38,496 |
| | | 261,273 | | 254,525 |
| CURRENT LIABILITIES | | | | |
| Accruals | 1,500 | | - | |
| | | 1,500 | | - |
| NET ASSETS | | 259,773 | | 254,525 |
| GENERAL FUND | | 8,095 | | 8,095 |
| CYCLICAL MAINTENANCE FUND | | 85 | | 85 |
| BENEFACTORS: | | | | |
| Mrs. Wilson | 210 | | 210 | |
| Miss S.A. Black | 150 | | 150 | |
| Mr. J.T. Kirk | 25 | | 25 | |
| Mrs. M.A. Skelmerdine | 5 | | 5 | |
| Mrs. N. Millward | 8 | | 8 | |
| Mr. A. Pilkington | 100 | | 100 | |
| Miss Wheeldon | 198 | | 198 | |
| | | 696 | | 696 |
| | | 8,876 | | 8,876 |
| INCOME ACCOUNT | | | | |
| Beginning of year | 245,650 | | 237,039 | |
| Excess of income over expenditure | 5,247 | | 8,610 | |
| End of year | | 250,897 | | 245,649 |
| | | 259,773 | | 254,525 |

I hereby agree the income and expenditure account, balance sheet and notes to the accounts as set out on pages 2 to 6 on behalf of the trustees.

Mrs H Marchant
Trustee



Date 15/3/23

THE MILNTHORP HOMES

NOTES TO THE ACCOUNTS

for the year ended 31st December 2022

Charity no. 214051

THE MILNTHORP HOMES

NOTES TO THE ACCOUNTS
For the year ended 31st December 2022

| | This year £ | Last year £ |
|--|----------------|----------------|
| 1. SUNDRY INCOME | | |
| Miscellaneous Receipt | - | - |
| | <u>-</u> | <u>-</u> |
| | <u>-</u> | <u>-</u> |
| 2. RATES AND INSURANCE | | |
| Water rates | 2,618 | 2,284 |
| Property insurance | 1,662 | 1,526 |
| Council tax | 2,182 | 703 |
| TV Licence | 30 | 38 |
| | <u>6,492</u> | <u>4,551</u> |
| | <u>6,492</u> | <u>4,551</u> |
| 3. LIGHTING AND HEATING | | |
| Gas | 9,174 | 12,945 |
| Electricity/ electrical work | 2,835 | 1,480 |
| | <u>12,009</u> | <u>14,425</u> |
| | <u>12,009</u> | <u>14,425</u> |
| 4. REPAIRS AND MAINTENANCE | | |
| Property repairs | 7,616 | 5,865 |
| Gardening | 1,445 | 1,470 |
| Plumbing and central heating repairs | 11,774 | 15,942 |
| Fire extinguisher maintenance | 528 | 83 |
| Decorating | 2,295 | - |
| Cleaning | 80 | - |
| Gas safety inspection and service contract | 519 | 658 |
| | <u>24,257</u> | <u>24,018</u> |
| | <u>24,257</u> | <u>24,018</u> |
| 5. WARDEN CALL SERVICE | | |
| High Peak Borough Council alarm system | 2,156 | 2,157 |
| Tunstall Telecom alarm rental | 1,547 | 719 |
| | <u>3,703</u> | <u>2,876</u> |
| | <u>3,703</u> | <u>2,876</u> |
| 6. TELEPHONE AND ADVERTISING | | |
| Telephone charges | 565 | 642 |
| Advertising | 216 | - |
| | <u>781</u> | <u>642</u> |
| | <u>781</u> | <u>642</u> |

THE MILNTHORP HOMES

NOTES TO THE ACCOUNTS continued
For the year ended 31st December 2022

| | This year £ | Last year £ | |
|---|--|---------------------------------------|---|
| 7. PROFESSIONAL FEES | | | |
| Accountancy fees | 1,500 | 696 | |
| Legal fees | - | - | |
| | <u>1,500</u> | <u>696</u> | |
| 8. MISCELLANEOUS EXPENSES | | | |
| Rent collection | 7,055 | 7,624 | |
| Gifts to residents | 205 | 220 | |
| | <u>7,260</u> | <u>7,844</u> | |
| 9. FIXED ASSETS | Freehold land and buildings | Fixtures and Equipment | |
| | £ | £ | |
| Net book value at beginning of year | 73,559 | 97,557 | |
| Additions | - | - | |
| | <u>73,559</u> | <u>97,557</u> | |
| Depreciation for year | - | 4,878 | |
| Net book value at end of year | <u>73,559</u> | <u>92,680</u> | |
| 10. NATIONAL ASSOCIATION OF ALMSHOUSES INVESTMENTS | | | |
| | Units | Cost | Valuation at ²⁰²² 31/12/2022 |
| | | £ | £ |
| Income units | 17,876 | 4,871 | 15,786 |
| Income units - extraordinary repair fund | 5,093 | 3,803 | 4,497 |
| Accumulation shares | 640 | 36,241 | 67,518 |
| | <u>23,609</u> | <u>44,915</u> | <u>87,801</u> |
| Accumulation shares | | | |
| | brought forward | 640 | 36,241 |
| | Purchased | - | - |
| | carried forward | <u>640</u> | <u>36,241</u> |

Independent Examiner's Report to the Trustees of The Milnthorp Homes

We report on the accounts of the Charity for the year ended 31st December 2022 which are set out on pages 2 to 6.

RESPECTIVE RESPONSIBILITIES OF TRUSTEES AND INDEPENDENT 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 of the Charities Act 2011 (the 2011 Act), and that an independent examination is needed.

It is my responsibility to:

- examine the accounts (under section 145 of the 2011 Act);
- to follow the procedures laid down in the General Directions given by the Charity Commission (under section 145(5)(b) of the 2011 Act); and
- to state whether particular matters have come to my attention.

BASIS OF INDEPENDENT EXAMINER'S STATEMENT

My examination was carried out in accordance with the General Directions given by the Charity Commission. 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 I do not express an audit opinion on whether the accounts present a 'true and fair view'.

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 trustees have not met the requirements to ensure that:

- proper accounting records are kept (in accordance with sections 130 of the Act); and
- accounts are prepared which agree with the accounting records and comply with the accounting requirements of the Act; or

(2) to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.



BullockWoodburn Limited
Norfolk House
Hardwick Square North
BUXTON
Derbyshire
SK17 6PU

Date 13/04/2023

THE MILNTHORP HOMES

England & Wales - Charity number 214051

Accounts

THE MILNTHORP HOMES

ANNUAL REPORT

FOR THE

YEAR ENDING 31 DECEMBER 2021

The Milnthorp Homes

Registered Charity No. 214051

Correspondence address:

C/O Wright Marshall Ltd
8 The Quadrant
Buxton
Derbyshire
SK17 6AW

Tel: 01298 23038

Almshouses address:

The Milnthorp Homes
28 – 40 Macclesfield Road
Buxton
Derbyshire
SK17 9AQ

Almshouse Association Member No. 608

The Charity's Trust

The trust was established in 1904 by Joseph Milnthorp for the purposes of providing homes for persons in need, having “no regard to the religious or political opinions of the applicants who must be unable to maintain themselves in comfort by their own means or exertions”.

Twelve homes were built at Macclesfield Road, Buxton, and these continue to remain available for occupation today, originally four being for married couples and four for single men and four for women. The balance of occupancy now varies.

Trustees

The serving trustees for the year were:

Helen Marchant
Ruth Hayter
Fiona Heathcote

The trustees make up three of the five Governors of the Homes, the fourth being ex-officio the Mayor of the Borough of High Peak and the fifth being Mrs L Crowe, a local solicitor.

Review of 2021

At the end of the year 10 of the Homes were occupied and accommodated 11 residents.

Inspections of the homes we able to go ahead this year and were carried out by Helen Marchant, Fiona Wylie and Abby Calladine

Homes no. 2 & 4 are vacant and work is in progress ready for re-letting this year.

Signed 
for Wright Marshall Ltd as Managing Agents

Date 18/3/2022

THE MILNTHORP HOMES

ACCOUNTS

for the year ended 31st December 2021

Charity no. 214051

BullockWoodburn Limited

Chartered Certified Accountants

Independent Examiner's Report to the Trustees of The Milnthorp Homes

We report on the accounts of the Charity for the year ended 31st December 2021 which are set out on pages 3 to 7.

RESPECTIVE RESPONSIBILITIES OF TRUSTEES AND INDEPENDENT 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 of the Charities Act 2011 (the 2011 Act), and that an independent examination is needed.

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- to state whether particular matters have come to my attention.

BASIS OF INDEPENDENT EXAMINER'S STATEMENT

My examination was carried out in accordance with the General Directions given by the Charity Commission. 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 I do not express an audit opinion on whether the accounts present a 'true and fair view'.

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 trustees have not met the requirements to ensure that:

- proper accounting records are kept (in accordance with sections 130 of the Act); and
- accounts are prepared which agree with the accounting records and comply with the accounting requirements of the Act; or

(2) to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

Bullock Woodburn Limited
Norfolk House
Hardwick Square North
BUXTON
Derbyshire
SK17 6PU

**Chartered Certified Accountants &
Registered Auditors**

Date

10/2/2022

THE MILNTHORP HOMES

INCOME ACCOUNT

For the year ended 31st December 2021

| | This year | | Last year | |
|---|--------------|---------------------|--------------|----------------------|
| | £ | £ | £ | £ |
| Income: | | | | |
| Rents receivable | | 68,037 | | 68,686 |
| Sundry Income (Note 1) | | - | | - |
| National Association of Almshouses | | 758 | | 804 |
| Royal Bank of Scotland interest | | - | | 2 |
| | | <u>68,795</u> | | <u>69,492</u> |
| Profit on sale M&G Investments income shares | | <u>-</u> | | <u>-</u> |
| | | 68,795 | | 69,492 |
| Expenditure: | | | | |
| Rates and insurance (Note 2) | 4,550 | | 4,050 | |
| Lighting and heating (Note 3) | 14,425 | | 25,134 | |
| Repairs and maintenance (Note 4) | 24,018 | | 5,601 | |
| Warden call service (Note 5) | 2,876 | | 5,008 | |
| Telephone and advertising (Note 6) | 642 | | 870 | |
| Accountancy, Legal and professional fees (Note 7) | 696 | | 954 | |
| Miscellaneous expenses (Note 8) | 7,844 | | 7,997 | |
| Depreciation (Note 9) | <u>5,135</u> | | <u>5,405</u> | |
| | | 60,186 | | 55,019 |
| EXCESS OF INCOME OVER EXPENDITURE | | <u><u>8,609</u></u> | | <u><u>14,473</u></u> |

THE MILNTHORP HOMES

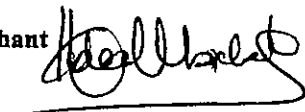
BALANCE SHEET

As at year ended 31st December 2021

| | This year | | Last year | |
|---|-----------|---------|-----------|---------|
| | £ | £ | £ | £ |
| FIXED ASSETS | (Note 9) | | | |
| Freehold land and buildings | 73,559 | | 73,559 | |
| Fixtures and equipment | 97,555 | | 102,691 | |
| | | 171,114 | | 176,250 |
| INVESTMENTS | (Note 10) | | | |
| National Association of Almshouses: 17,876 (17,876) Income units at cost | 4,871 | | 4,871 | |
| 5,093 (5,093) Income units at cost | 3,803 | | 3,803 | |
| 640 (436) Accumulation shares at cost | 36,241 | | 28,241 | |
| | | 44,915 | | 36,915 |
| CURRENT ASSETS | | | | |
| Rents in arrears | 891 | | 3,548 | |
| Royal Bank of Scotland deposit account | 3,797 | | 3,039 | |
| Wright Marshall Limited | 33,808 | | 26,164 | |
| | | 38,496 | | 32,751 |
| | | 254,525 | | 245,915 |
| CURRENT LIABILITIES | | | | |
| | | - | | - |
| NET ASSETS | | 254,525 | | 245,915 |
| GENERAL FUND | | 8,095 | | 8,095 |
| CYCLICAL MAINTENANCE FUND | | 85 | | 85 |
| BENEFACTORS: | | | | |
| Mrs. Wilson | 210 | | 210 | |
| Miss S.A. Black | 150 | | 150 | |
| Mr. J.T. Kirk | 25 | | 25 | |
| Mrs. M.A. Skelmerdine | 5 | | 5 | |
| Mrs. N. Millward | 8 | | 8 | |
| Mr. A. Pilkington | 100 | | 100 | |
| Miss Wheeldon | 198 | | 198 | |
| | | 696 | | 696 |
| | | 8,876 | | 8,876 |
| INCOME ACCOUNT | | | | |
| Beginning of year | 237,039 | | 222,566 | |
| Excess of income over expenditure | 8,610 | | 14,473 | |
| End of year | | 245,649 | | 237,039 |
| | | 254,525 | | 245,915 |

I hereby agree the income and expenditure account, balance sheet and notes to the accounts as set out on pages 3 to 7 on behalf of the trustees.

Mrs H Marchant
Trustee



Date 17/3/22.

THE MILNTHORP HOMES
NOTES TO THE ACCOUNTS
for the year ended 31st December 2021

Charity no. 214051

THE MILNTHORP HOMES

NOTES TO THE ACCOUNTS
For the year ended 31st December 2021

| | This year £ | Last year £ |
|--|----------------|----------------|
| 1. SUNDRY INCOME | | |
| Miscellaneous Receipt | - | - |
| | - | - |
| | <u>-</u> | <u>-</u> |
| 2. RATES AND INSURANCE | | |
| Water rates | 2,284 | 2,117 |
| Property insurance | 1,526 | 1,619 |
| Council tax | 703 | - |
| TV Licence | 38 | 38 |
| | <u>4,551</u> | <u>3,774</u> |
| 3. LIGHTING AND HEATING | | |
| Gas | 12,945 | 21,215 |
| Electricity/ electrical work | 1,480 | 1,338 |
| | <u>14,425</u> | <u>22,553</u> |
| 4. REPAIRS AND MAINTENANCE | | |
| Property repairs | 5,865 | 3,415 |
| Gardening | 1,470 | 1,358 |
| Plumbing and central heating repairs | 15,942 | 1,582 |
| Fire extinguisher maintenance | 83 | 248 |
| Gas safety inspection and service contract | 658 | 950 |
| | <u>24,018</u> | <u>7,553</u> |
| 5. WARDEN CALL SERVICE | | |
| High Peak Borough Council alarm system | 2,157 | 2,741 |
| New warden call system | - | 10,515 |
| Tunstall Telecom alarm rental | 719 | - |
| | <u>2,876</u> | <u>13,256</u> |
| 6. TELEPHONE AND ADVERTISING | | |
| Telephone charges | 642 | 713 |
| Advertising | - | - |
| | <u>642</u> | <u>713</u> |

THE MILNTHORP HOMES

NOTES TO THE ACCOUNTS continued
For the year ended 31st December 2021

| | This year £ | Last year £ | |
|---|--|---------------------------------------|-------------------------------|
| 7. PROFESSIONAL FEES | | | |
| Accountancy fees | 696 | 642 | |
| Legal fees | - | - | |
| | <u>696</u> | <u>642</u> | |
| 8. MISCELLANEOUS EXPENSES | | | |
| Rent collection | 7,624 | 6,894 | |
| Gifts to residents | 220 | 275 | |
| National Association of Almshouses subscription | - | - | |
| | <u>7,844</u> | <u>7,169</u> | |
| 9. FIXED ASSETS | | | |
| | Freehold land and buildings | Fixtures and Equipment | |
| | £ | £ | |
| Net book value at beginning of year | 73,559 | 102,690 | |
| Additions | - | - | |
| | <u>73,559</u> | <u>102,690</u> | |
| Depreciation for year | - | 5,135 | |
| Net book value at end of year | <u>73,559</u> | <u>97,555</u> | |
| 10. NATIONAL ASSOCIATION OF ALMSHOUSES INVESTMENTS | | | |
| | Units | Cost | Valuation at 31/12/2021 |
| | | £ | £ |
| Income units | 17,876 | 4,871 | 16,294 |
| Income units - extraordinary repair fund | 5,093 | 3,803 | 4,642 |
| Accumulation shares | 640 | 36,241 | 66,989 |
| | <u>23,609</u> | <u>44,915</u> | <u>87,925</u> |
| Accumulation shares | | | |
| | brought forward | 554 | 28,241 |
| | Purchased | 86 | 8,000 |
| | carried forward | <u>640</u> | <u>36,241</u> |

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(2) to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

BullockWoodburn Limited
Norfolk House
Hardwick Square North
BUXTON
Derbyshire
SK17 6PU

Chartered Certified Accountants &
Registered Auditors

Date 28/4/2022