

## THE STAMFORD MUNICIPAL ALMSHOUSE CHARITIES CHAIRMAN'S ANNUAL REPORT 2023

1. This report describes the activities and achievements of the Board of Trustees of the Stamford Municipal Almshouse Charities (Charity No. 216140, established by a Charity Commission Charter dated 22nd October 1964), for the year ending 31<sup>st</sup> December 2022. The Trust's charitable objective is unchanged, namely to provide accommodation on a needs basis to residents of the Stamford area requiring help.

### **Trustees**

2. Councillor Andrew Croft was elected Chair in December 2021 and continues in the role.

3. The Board of Trustees met 4 times during the year, namely in March, June, September and December. The Charity continues to seek to add to the Trustees' number, with people bringing specific skills for the future operation of Stamford Municipal Almshouse Charities.

### **Residents**

4. The Chair and Clerk have visited the residents twice yearly to continue a face to face approach and maintain regular contact. The Clerk remains the first point of call for any issues or emergencies.

All the Charity's Almshouses were occupied at the end of the 2022, except for the one unit at Fryers' Callis which is uninhabitable at present.

5. Hopkins Hospital, following the complete restructuring from 4 into 2 units and internal refit in the first half of 2022 at a cost nearing £110000, now has two residents in an excellent standard of accommodation. The most recent was occupied in the summer of 2022, following their application via our selection panel.

## **Achievements.**

6. The Charity continues to run on a "shoestring budget" basis with insufficient funds available to carry out necessary refurbishments we would like to see happen. Essential maintenance to the charity's almshouses and commercial assets is never ending. We are actively seeking financial help to keep our properties in excellent condition.

7. As mentioned in 5., the Charity has turned 4 bedsits which were in derelict condition into 2 modern and comfortable one bedroom apartments. This came at a cost and any future refurbishment of the almshouses will be dependent on successful external funding.

## **Assets**

8. A list of the Charity's property assets (as re-assessed in Dec 2019) is as follows:

### Almshouses:

a. 1 – 4 Fryer's Callis	£807,000
b. 1 – 4 Hopkins' Hospital	£880,000
c. 1 & 2 Austin Friars Lane	£500,000
Almshouses Total:	£2,187,000

### Commercial :

d. 1 – 3 Snowden's Hospital	£375,000
e. 6/6a St Mary's Street	£840,000
Commercial Total:	£1,215,000
<b>Overall Total:</b>	<b><u>£3,402,000</u></b>

9. Annual income from the commercial properties listed above was as follows:

Snowden's Hospital:	£7826.16
Shop, 6, St Mary's Street:	£14463.96
Flat, 6a, St Mary's Street:	£6866.92

Annual Accounts and Investments

10. The annual accounts and a summary of the Charity's investments as at 31 Dec 2022 will be submitted separately by the Clerk.

A CROFT

Chairman, Board of Trustees

31<sup>st</sup> August 2022



**Section A**

**Independent Examiner's Report**

**Report to the trustees/  
members of**

Charity Name

Stamford Municipal Almshouse Charities

**On accounts for the year  
ended**

31<sup>st</sup> December 2022

**Charity no  
(if any)**

**Set out on pages**

1 to 4

(remember to include the page numbers of additional sheets)

I report to the trustees on my examination of the accounts of the above charity ("the Trust") for the year ended 31<sup>st</sup> December 2022

**Responsibilities and  
basis of report**

As the charity trustees of the Trust, 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 Trust's accounts carried out under section 145 of the 2011 Act and in carrying out my examination, I have followed 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 (other than that disclosed below \*) in connection with the examination which gives me cause to believe that in, any material respect:

- accounting records were not kept in accordance with section 130 of the Act or
- the accounts do not accord with the accounting records

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

*\* Please delete the words in the brackets if they do not apply.*

**Signed:**

**Date:** 23<sup>rd</sup> October 2023

**Name:**

Michael Jacklin

**Relevant professional  
qualification(s) or body  
(if any):**

FCCA

**Address:**

Jackson & Grimes Limited

22 St Georges Street

Stamford Lincolnshire PE9 2BU