

THE CHARLTON AND LINLEY HOMES
(Founded under the Will of Miss Mary Jane Linley deceased)
138 Abbeydale Road South, Beauchief, Sheffield S7 2QS

Chairperson:

Mrs A C Hammond
1 Cockshutt Road
SHEFFIELD
S8 7DX
Telephone 01142 745852

Secretary:

Mr A Ward
75 Westwick Crescent
SHEFFIELD
S8 7DN
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June 2023

Annual Report to Charity Commissioners

Period covered - 6 January 2022 to 5 January 2023. Approved by Trustees 6 June 2023

The period covered by this Annual Report has seen little of any remarkable note as, unlike many Almshouses the tone of the Governing Document covering 10 bungalows, which were built between the later 1920's and 1946, was to enable the residents to enjoy independent living with no personal support staff and able to choose their own utility and telephone providers, internal decorators and plantings of non-permanent plants in a small garden. The Trust is responsible for all the structures and maintenance of the grounds. 24 hour emergency cover for heating and cooking crises was also provided using British Gas HomeCare.

The aim of the Trust had always been to provide accommodation at a low cost to persons who had come into reduced circumstances. Originally this was to be restricted to people over the age of 60, born and living in Sheffield and being practicing members of the United Reformed or Congregational Church for at least 5 years.

With the passage of time, a reduction in poverty, regulatory improvements to social and later private rental housing, together with increased home ownership has reduced the demand for homes of this type. As a result, the Trustees have reduced the strictness of the original conditions for residency by amending the 'Rules' and been successful in meeting the needs of some non-church attending residents who satisfied many of the original conditions from illness to difficulties with stairs.

Unfortunately, there has been no success in finding the missing Charge Certificate and it has been discovered that our solicitor can find no trace of the original Deeds of the Homes and further talks will take place. As a result there has been no progress in considering the adjoining neighbours request mentioned last year.

The Trustees have found some difficulties in attracting new Trustees as existing ones have either died or taken on extra voluntary jobs in their home churches, together with increasing regulations and are considering the numbers required for the future.

During this year the Homes have all had new, improved insulation and front doors fitted with other improvements in order to increase comfort and other measures will come to fruition as income allows.

**Income and Expenditure Account
for the year ended 5th January 2023**

	2023	2022
	£	£
Turnover		
Residents Maintenance Contributions	31,210	30,585
Operating Charges		
Trustee and Administration Services	9,910	9,743
Routine Maintenance	30,237	22,539
Cyclical Maintenance	-	-
Extraordinary Maintenance	-	-
	<hr/> 40,147	<hr/> 32,281
Operating Surplus	(8,937)	(1,696)
Interest Receivable and Similar Income	1,600	593
Interest Payable and Similar Income	-	-
	<hr/> 1,600	<hr/> 593
Surplus on Ordinary Activities	(7,337)	(1,103)
Extraordinary Item : Special Donation	-	8,000
Surplus for Financial Year	<hr/> <u>(7,337)</u>	<hr/> <u>6,897</u>
Movement on Reserves		
Balance B/F	344,387	314,952
Surplus for Year	(7,337)	6,897
Rounding Adjustment	-	-
Routine Maintenance Reserve	30,237	22,539
Cyclical Repairs and Maintenance Reserve	-	-
Extraordinary Repairs Reserve	-	-
Graves Maintenance Reserve	-	-
Balance C/F	<hr/> <u>367,287</u>	<hr/> <u>344,387</u>

Charlton and Linley Homes has not acquired or discontinued any fundamental activities during the above financial years.

The Charity has no recognised gains or losses other than those included in the above Income and Expenditure Account.

Balance Sheet as at 5th January 2023

		2023	2022
		£	£
Fixed Assets			
Tangible Assets			
Housing Properties			
Cost	3	124,055	124,055
Less : Housing Association Grant		107,849	107,849
		<u>16,206</u>	<u>16,206</u>
Investments	2	180,601	180,055
		<u>196,806</u>	<u>196,261</u>
Debtors			
Cash at Bank		<u>7,782</u>	<u>8,769</u>
		<u>7,782</u>	<u>8,769</u>
Creditors			
Amounts falling due within one year		<u>-</u>	<u>-</u>
		<u>-</u>	<u>-</u>
Net Current Assets		<u>7,782</u>	<u>8,769</u>
Total Assets Less Current Liabilities		<u><u>204,588</u></u>	<u><u>205,030</u></u>
Capital and Reserves			
Capital Account		13,983	13,983
Designated Reserves	1	(176,681)	(123,905)
Income and Expenditure Account		367,287	314,952
		<u>204,588</u>	<u>205,030</u>

The financial statements were approved by the Trustees on

and signed on its behalf by :

_____ Trustee

_____ Trustee

Notes to the Balance Sheet as at 5th January 2023**1. Designated Reserves**

	RMF	CMF	ERF	Graves	Total
Balance as at 6th January 2022	(170,185)	5,740	17,701	300	(146,444)
Transfer from General Fund	-	-	-	-	-
Donations	-	-	-	-	-
AAH Recommendations	-	-	-	-	-
Expenditure During Year	(30,237)	-	-	-	(30,237)
Balance as at 5th January 2023	<u>(200,422)</u>	<u>5,740</u>	<u>17,701</u>	<u>300</u>	<u>(176,681)</u>

2. Investments

	Market Value	2023 £	Market Value	2022 £
National Savings Bank	-	12,954	-	12,954
Other Deposits	-	143,400	-	142,935
NAA CIF	69,962	24,247	64,940	24,247
	<u>69,962</u>	<u>180,601</u>	<u>64,940</u>	<u>180,136</u>

3. Housing Properties

	2023 £	2022 £
Market Value for Insurance Purposes	1,006,471	1,006,471

I have prepared the Accounts from books, vouchers and information as supplied and certify as correct in accordance therewith.

J Giddings

**Income and Expenditure Account
for the year ended 5th January 2023**

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