

**BUTTERFIELD HOMES**  
**FINANCIAL STATEMENTS**  
**FOR THE YEAR ENDED 31 DECEMBER 2021**

**Registered number: 220769**

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

**Charity Number:** 220769

<b>Trustees:</b>	A Edwick E L Hawksworth G E France R Nicholas R S Watson D Jasper
<b>Principal Office:</b>	Butler House 39 Church Hill Baildon Shipley BD17 6PG
<b>Bankers:</b>	Lloyds Bank 45 Hustlergate Bradford BD1 1NT
<b>Independent Examiner:</b>	L R Brain FCA Brosnans Chartered Accountants Birkby House Birkby Lane Brighouse West Yorkshire HD6 4JJ

**Objectives and activities**

To provide homes for aged poor persons who are either a married couple or two sisters, and who are resident in the former township of Baildon or the vicinity thereof at the time of appointment.

**Public benefit**

The trustees have complied with their duty under section 17(5) of the Charities Act 2011 to have due regard to public benefit guidance published by the Charity Commission when performing their role and duties.

**Governance**

The existing trustees are responsible for recruiting and training new trustees as and when required.

The governing document of the charity is its trust deed dated 19 December 1974, and as last amended 11 October 2004.

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

**Activities**

The charity has continued to maintain the properties to a high standard, and the elderly residents have been able to enjoy peaceful occupation.

**Review of the year**

Income for the year amounted to £29,102 (2020: £28,656) before share sales. Expenditure before share purchases totalled £34,585 (2020: £26,796) leaving a cash deficit for the year of £83 (2020: £2,940).

The statement of assets and liabilities now shows net assets of £525,328 (2020: £524,426).

**Investment policy**

The charity's funds are held partly in the bank and partly in charity investment funds managed by CCLA and M&G Investments.

**Reserves policy**

The trustees consider that the present level of reserves is required to enable the charity to maintain the properties to a high standard.

Approved on behalf of the trustees on 28 October 2022 by

**A Edwick**  
Trustee

**D Jasper**  
Trustee

**BUTTERFIELD HOMES**  
**INDEPENDENT EXAMINERS REPORT**  
**FOR THE YEAR ENDED 31 DECEMBER 2021**

I report to the trustees on my examination of the accounts of Butterfield Homes (the Charity) for the year ended 31 December 2021.

**Responsibilities and basis of report**

As the trustees of the Charity 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 2011 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 Act;
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.

**L R Brain FCA**

Brosnans Chartered Accountants  
Birkby House  
Birkby Lane  
Brighouse  
West Yorkshire  
HD6 4JJ

Dated: 28 October 2022

**BUTTERFIELD HOMES**

**STATEMENT OF ASSETS AND LIABILITIES**

**FOR THE YEAR ENDED 31 DECEMBER 2021**

	Note	2021		2020	
		£	£	£	£
<b>Cash at bank</b>			3,636		3,719
<b>Assets</b>					
Freehold property - value per professional valuation	<b>2</b>	480,000		480,000	
COIF CCLA Charities Investment Fund	<b>1</b>	38,835		30,993	
The National Association of Almshouses CIF Accumulation shares - M&G	<b>1</b>	2,857		9,714	
		<u>521,692</u>		<u>520,707</u>	
<b>Total assets</b>		<u>525,328</u>		<u>524,426</u>	
<b>Represented by:-</b>					
<b>General fund:-</b>					
Brought forward			42,358		38,092
Transfer from endowment			568		-
Cash movement (see page 5)			(83)		(2,940)
Dividends received and reinvested			129		390
Additional investments purchased			4,800		4,800
Investment sale proceeds			(10,200)		-
Increase/(decrease) in value of investments			<u>6,256</u>		<u>2,016</u>
			43,828		42,358
<b>Endowment fund</b>			1,500		2,068
<b>Property fund</b>					
Surplus on revaluation			480,000		480,000
<b>Total assets less liabilities</b>			<u>525,328</u>		<u>524,426</u>

Approved on behalf of the trustees on 28 October 2022.

**A Edwick**  
Trustee

**D Jasper**  
Trustee

# BUTTERFIELD HOMES

## RECEIPTS AND PAYMENTS ACCOUNT

FOR THE YEAR ENDED 31 DECEMBER 2021

	2021 £	2020 £
<b><u>Receipts</u></b>		
<b>Income from residents:-</b>		
Resident contributions	29,102	28,656
<b>Gross income</b>	29,102	28,656
<b>Investment sales proceeds</b>	10,200	-
<b>Total receipts</b>	39,302	28,656
<b><u>Payments</u></b>		
Wages - secretary	3,704	2,404
Insurance	1,276	-
Repairs and renewals	22,480	21,127
Garden maintenance	340	183
Accountancy, legal and professional fees	6,300	2,400
Bank charges and interest	21	-
Sundry expenses	-	42
Charitable donations	100	300
Subscriptions	364	340
<b>Gross expenditure</b>	34,585	26,796
<b>Purchase of investments</b>	4,800	4,800
<b>Total payments</b>	39,385	31,596
<b>Net cash receipts</b>	(83)	(2,940)
<b>Cash funds brought forward</b>	3,719	6,659
<b>Cash funds carried forward</b>	3,636	3,719

**BUTTERFIELD HOMES**

**NOTES TO THE ACCOUNTS**

**FOR THE YEAR ENDED 31 DECEMBER 2021**

**1 Investments**

	<b>CCLA Investment Management</b>	<b>M&amp;G NAA CIF</b>	<b>Total</b>
	<b>£</b>	<b>£</b>	<b>£</b>
Valuation brought forward	30,993	9,714	40,707
Additional investments purchased	4,800	129	4,929
Investments sold	(2,700)	(7,500)	(10,200)
Increase/(decrease) in value	5,742	514	6,256
	38,835	2,857	41,692
	38,835	2,857	41,692

**2 Freehold Property**

At 19 November 2008, the Butterfield Homes properties at The Grove, Baildon were valued by Mr Clinton D Fitzpatrick FRICS of Fitzpatrick Commercial Valuers of Bradford. The open market value at that time was assessed at £480,000. The trustees consider this value to still be appropriate.

**3 Accounting Policies**

The accounts of the trust are prepared on a receipts and payments basis.  
Both the current and previous accounting periods covered twelve months.

**4 Trustees Remuneration & Related Party Transactions**

Wages of £3,704 (2020: £2,404) were paid in the year to Ms C Smith for secretarial and management services. Ms C Smith was a trustee of the charity until 22 July 2020, and is the granddaughter of A Edwick (trustee).