

Financial Statements for the year ended 31 December 2020

for

Trustees of St Anne's Homes

Trustees of St Anne's Homes

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for the year ended 31 December 2020**

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Trustees of St Anne's Homes
Charity Particulars
for the year ended 31 December 2020

REGISTERED CHARITY NUMBER: 227146

TRUSTEES:

	Sir Ian Macdonald of Sleat (Chairman)
	Mrs G M Bapty
	Mr R E Dean
	Mr M D McKie
	Mrs S M Bembridge (Vice Chairman)
	Mrs J B Bayne
	Mr B Beckett

TREASURER Mr D McKie

CLERK TO THE TRUSTEES: Mrs J A Wilson

ADDRESS: 165 Queensgate
Bridlington
East Yorkshire
YO16 7JE

REPORTING ACCOUNTANTS: Atkinsons
Chartered Accountants
Eaglehurst
12 Quay Road
Bridlington
East Yorkshire
YO15 2AD

BANKERS: National Westminster Bank plc
2 King Street
Bridlington
East Yorkshire
YO15 2DB

Trustees of St Anne's Homes

Report of the Trustees for the year ended 31 December 2020

Under the Scheme made by the Board of Charity Commissioners on 26 January 1960, the Trustees of the Charity were empowered to provide Almshouses for persons of good character who through age, health or other causes would benefit from living in such accommodation.

Twenty Almshouses have been erected consisting of sixteen bungalows and four flats.

Various rents are charged to the residents depending on the accommodation provided and whether or not the properties have undergone refurbishment.

During the year, the Almshouses were fully occupied, except during the period a property may be in the process of being refurbished.

The Trustees submit their Annual Report and the Accounts for the year ended 31 December 2020.

The deficit for the year of (£4,884) has been allocated:

Accumulated Income Account (£4,884)

The ground floor of 2 Sands Lane is used as a communal room for the residents.
Flat 2A is occupied by the warden.

The buildings, shown at cost in the Balance Sheet, at £48,530 were insured for a sum of £2,000,000

The results for the year are deemed to be satisfactory and the finances of the Scheme are on a sound footing.

The Trustees have amended the constitution of the Scheme, as required by current legislation.

RESPONSIBILITIES FOR PREPARING THE FINANCIAL STATEMENTS

Company law requires the Trustees to prepare Accounts that give a true and fair view of the state of affairs of the Charity and of the profit or loss for its financial year. In doing so, the Trustees are required to:-

- select suitable accounting policies and apply them consistently;
- make judgements and estimates that are reasonable and prudent; and
- prepare the Accounts on the going concern basis unless it is inappropriate to presume that the Charity will continue.

The Trustees are responsible for maintaining proper accounting records that disclose with reasonable accuracy, at any time, the financial position of the Charity and to enable them to ensure that the Accounts comply with the Charities Act 1993. They are also responsible for safeguarding the assets of the Charity and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

UNINCORPORATED CHARITIES

The Report of the Trustees has been prepared in accordance with the regulations made under the Charities Act 1993.

In addition, advantage has been taken of the Companies Act 1985 (Audit Exemption) Regulations 1994 (as amended).

BY ORDER OF THE BOARD

Mr R E Dean
Trustee

Mrs G M Bapty
Trustee

01 June 2021
Date

Independent Examiner's Report to the Trustees of

St Anne's Homes

I report to the trustees on my examination of the accounts of St Anne's Homes (the Trust) for the year ended 31 December 2020, which are set out on pages 4 to 6.

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 Trustee'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 2011 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 Trust as required by section 130 of the Act: or
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.

Atkinsons
Chartered Accountants
Eaglehurst
12 Quay Road
Bridlington
East Yorkshire
YO15 2AD

Date: 01/06/2021

Trustees of St Anne's Homes

Income and Expenditure Account for the year ended 31 December 2020

	2020	2019
	£	£
Income		
	120	300
Hire of Guest Room	66,915	68,020
Contributions from Residents	3,471	3,402
Income from Investments	302	548
Deposit Account Interest		
	70,808	72,270
Less Expenses		
	10,173	10,353
Warden's Salary	-	130
Warden's Sundry Costs	171	289
Warden's Pension Costs	1,380	1,944
Water rates/Council Tax	24,181	15,378
Maintenance	5,180	4,703
Insurance	4,581	2,204
Electricity	4,500	4,470
Garden Expenses	648	544
Annual Luncheon	2,404	2,360
Secretary's Honorarium	600	660
Treasurer's Honorarium	494	494
Accountancy Charges	130	-
Telephone	95	-
Legal Fees	4,615	1,590
Sundries		
	59,152	45,119
	11,656	27,151
Surplus for the year	16,540	8,055
Refurbishment	(4,884)	19,096
Deficit/Surplus for the year		
Allocation of Surplus:		
Accumulated Income Account	(4,884)	19,096

Trustees of St Anne's Homes

Balance Sheet as at 31 December 2020

	£	2020 £	£	£	2019 £	£
Capital Funds - Assets						
Buildings at Cost		48,530			48,530	
Furnishings		319			319	
Investments at Cost						
Charities Official Investment Fund				18,595		
- Income Shares	18,595			615		
- Accumulating Units	<u>615</u>	19,210		<u>615</u>	19,210	
			68,059			68,059
Income Funds - Assets						
Investments at Cost						
Charities Official Investment Fund				18,622		
- Accumulation Units	18,622			16,863		
- Income Shares	<u>16,863</u>	35,485		<u>16,863</u>	35,485	
Cash at National Westminster				54,833		
Bank - Current Account	48,064			114,689		
COIF - Deposit Account	<u>114,989</u>	163,053		<u>114,689</u>	169,522	
Cash in Hand	58			142		
Payments in Advance	1,233			1,233		
Less: Accrued Liabilities	<u>(450)</u>	841		<u>(2119)</u>	(744)	
			199,379			204,263
			<u>267,438</u>			<u>272,322</u>
 Represented by:-						
			68,059			68,059
Capital Endowment Fund						
Income Funds						
Accumulated Income Account/Repair Fund		153,449			158,333	
Extraordinary Repair Fund		18,385			18,385	
Cyclical Maintenance Fund		16,000			16,000	
Contributions Repair Fund		2,992			2,992	
Newby Trust Fund		100			100	
B.N. Pearson Trust Fund		2,000			2,000	
Major Wright Legacy Fund		1,000			1,000	
Mrs G.R. Hirst Legacy Fund		790			790	
Mrs J Truelove Legacy Fund		<u>4,663</u>			<u>4,663</u>	
			199,379			204,263
			<u>267,438</u>			<u>272,322</u>

Trustees of St Anne's Homes

Valuation of Investments as at 31 December 2020

	Cost	Value at 31.12.20	Value at 31.12.19
Charities Official Investment Fund			
- 3620.82 Income Units (Permanent Endowment)	18,595	65,087	51,910
- 416.00 Accumulating Units (Capital Fund)	615	85,777	78,109
- 982.18 Accumulating Units (Extraordinary Repair Fund)	18,622	202,519	184,416
- 3073.32 Income Shares (Surplus Income)	16,863	55,245	61,157
	<u>54,695</u>	<u>408,628</u>	<u>375,592</u>

The Buildings are insured for £2,000,000

The contents of the Trustee's room are insured for £25,000