

Reg Charity No 231790

**Marder Bequest Almshouses**

**Accounts and Reports**

**For the Year Ended  
31st March 2025**

Marder Almshouses  
Year to 31 March 2025  
Income and Expenditure

<u>Income and Expenditure</u>		2024/2025	2023/2024
<u>Income</u>	<u>Note</u>		
Weekly Maintenance Charge		25,357.60	23,075.00
Interest ( Building Reserve account)		214.88	151.04
Income from NAACIF		3,628.24	3,305.72
Total		<u>29,200.72</u>	<u>26,531.76</u>
<u>Expenditure</u>			
S.W.W (water Rates)		4,697.04	4,421.04
Grounds Maintenance		360.00	405.00
Window Cleaner		600.00	680.00
Administration		1,000.00	1,000.00
Building Improvement and Maintenance	1	11,525.06	12,637.86
Insurance		1,506.72	1,599.73
Electric		325.68	89.91
Accountancy and Professional Fees		1,002.00	1,032.00
Membership Fees		353.00	343.00
TV Licence		15.00	15.00
Hall Hire		0.00	0.00
Total		<u>21,384.50</u>	<u>22,223.54</u>
(Deficit) / Surplus for the year		7,816.22	4,308.22

**Marder Almshouses**  
**Year to 31 March 2025**  
**Balance Sheet**

<u>Balance Sheet</u>		<b>2024/2025</b>	<b>2023/2024</b>
<b><u>Assets</u></b>			
	<b><u>Note</u></b>		
Current Accounts		17,856.07	13,882.97
Buiding Reserve account		15,481.94	15,267.06
NAACIF Emergency repair Fund / M*G Charity	2	91,291.55	85,365.96
<b><u>Total Funds</u></b>		<u>124,629.56</u>	<u>114,515.99</u>
Opening Total Funds		114,515.99	108,343.70
(Deficit )/Surplus for the year		7,816.22	4,308.22
Capital movement	3	2,297.35	1,864.07
Closing Total Funds		<u>124,629.56</u>	<u>114,515.99</u>

**Notes**

**1) Building Improvement and Maintenance**

Keeley Windows Ltd	3474.65
Guy Crabb Plumbing & Heating	5396.83
Rattenbury Electrical	138.68
D O Lovell	1824.90
Steve Wiscombe	690.00
	<u>11525.06</u>

**2) M&G Charity**

**Multi Asset Accumlation fund**

The Charity owns 744.841 units in the M&G Charity Multi Asset Fund.

**3) Capital movement**

The movement shows the change in the valuation of the units invested in the M&G Charity Multi Asset Fund as at 31 March 2025.

## MARDER BEQUEST ALMSHOUSES

### CHAIRMAN'S REPORT (2024 - 2025)

Year has been successful with very few problems.

Residents have all been happy and satisfied with the way things have proceeded.

The Charity's 6 Flats in Lyme Regis are occupied throughout the year.

The Mandate for signing cheques was fully completed. All Trustees can now sign cheques.

All legal surveys and requirements were carried out. Gas boilers were serviced and surveyed and Landlords Gas Certificate issued.

Building was fully insured. It should be noted that a valuation of Marder is due in 2026. It would be advisable for Chairman to proceed with finding a new agent to carry out this requirement.

All repairs and upkeep of the 6 Flats carried out and any problems the Residents had were addressed and resolved. It is fair to say the Trustees carried out their responsibilities for the management of Marder with due diligence and care. They provided 6 low cost and well maintained Flats for the use of people from Lyme Regis.



Kenneth Caddy  
Chairman

## MARDER BEQUEST ALMSHOUSES

### FINANCIAL REPORT (2024-2025)

The Trustees once again managed the financial affairs of Marder with their usual competence and conduct.

No venture was undertaken unless the financial status allowed it to be done.

Regards the income and expenditure this was always under survey. There was always a reserve to fall back on as the unexpected can always occur,

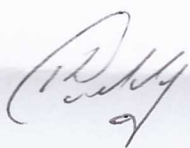
The monthly book-keeping by the Trust's Accountant ensures that the financial status is always under control.

The state of all three of the Trust's Accounts at the end of the financial year were very pleasing.

They were as follows:-

M&G Account	£ 91,291.55	31/03/2025
Current Account	£ 17,776.07	31/03/2025
Reserve Account	<u>£ 15,481.94</u>	31/03/2025
Total	£124,549.56	

This Report shows that the Trustees always act with a sense of control and procedure with regard to the Financial Management of the Marder Trust.



Kenneth Caddy  
Chairman





Section A

Independent Examiner's Report

Report to the trustees/  
members of

Charity Name

MARDER BEQUEST ALMSHOUSES

On accounts for the year  
ended

31 MARCH 2025

Charity no  
(if any)

231790

Set out on pages

1-4

(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 31/03/2025.

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:

10/7/25

Name:

MARK ROSE

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

FELLOW OF THE INSTITUTE OF FINANCIAL  
ACCOUNTANTS

Address:

FORESTERS HALL, 6 HIGH ST., LONG  
SUTTON, SPALDING. LINCOLNSHIRE.  
PE12 9DB.

Only complete if the examiner needs to highlight matters of concern (see CC32, Independent examination of charity accounts: directions and guidance for examiners).

Give here brief details of any items that the examiner wishes to disclose.