HARRY HAMES COTTAGE CHARITY

England & Wales · Charity number 231850

Details

Other names	HARRY HAMES FOR HOMES FOR OLD PERSONS
Status	Registered
Legal form	Other
Registered	1964-01-08
Register	View on the Charity Commission register

Contact

Address	Rothley Parish Council The Rothley Centre 12 Mountsorrel Lane Rothley Leicester LE7 7PR
Phone	011602374544
Email	clerk@rothleyparishcouncil.org.uk

Activities

Objects: FOR THE BENEFIT OF THE POOR PERSONS RESIDENT IN THE ALMSHOUSES OF THE CHARITY.

Activities: Provision of housing for the needy of Rothley & utilising income for the benefit of the village of Rothley Leicestershire

Classification

- **How:** Makes Grants To Organisations, Provides Buildings/facilities/open Space
- **What:** The Prevention Or Relief Of Poverty, Accommodation/housing, Environment/conservation/heritage
- **Who:** Children/young People, Elderly/old People, The General Public/mankind

Geography

- **Area of benefit:** PARISH OF ROTHLEY
- Leicestershire

Finances

Period end	Income	Expenditure	Assets	Employees
2025-03-31	£36,537	£29,854	-	-
2024-03-31	£34,780	£37,231	-	-
2023-03-31	£29,319	£20,849	-	-
2022-03-31	£25,815	£24,676	-	-
2021-03-31	£26,364	£20,716	-	-

Trustees

Name	Role	Appointed
Barry Simons		2015-05-06
DOUGLAS IAN SUTHERLAND		
PETER JOHN FINCH		

HARRY HAMES COTTAGE CHARITY

England & Wales - Charity number 231850

Accounts

Harry Hames Cottage Charity. Year ending 31st March 2025.

During the year all properties have been fully let.
All gas appliances have been serviced and comply with regulations and Landlords certificates have been issued. Electrical inspections are up to date.
The Trustees increased the cottage rents as agreed by 5% last April.
We have added a new radiator to one cottage to improve the heating system.
We are still working with RPC to provide a footpath across Bunney's field which we own to provide a safe route to School for pupils. This is ongoing because we are waiting for the section 106 funding to be released by CBC.

We have given a small grant to Rothley Methodist Church for work on their boundary wall.
The charity is still in a healthy financial position.

Report complete P Hartshorn Trustee.

HARRY HAMES COTTAGE CHARITY (Reg no: 231850)

STATEMENT OF ACCOUNTS TO 31ST MARCH 2025

2023-24 RESTATED	INCOME & EXPENDITURE ACCOUNT	2024-25	Notes
	INCOME		
£23,788.04	Cottage rents	£24,900.00	
£8,765.55	Cash funds interest	£9,366.60	
£2,226.55	Investment funds interest	£2,271.09	
£34,780.14		**£36,537.69**	
	EXPENDITURE		
£1,139.51	Insurance of buildings	£3,041.28	
£10,709.70	Repairs & maintenance	£21,701.33	
£22,500.00	Grants to local organisations	£1,235.00	
£2,882.69	Administration & audit fee	£3,876.40	
£37,231.90		**£29,854.01**	
-£2,451.76	**EXCESS INCOME OVER EXPENDITURE**	**£6,683.68**	
	BALANCE SHEET		
	Fixed Assets		
£1,486,899.61	Land & Buildings	**£1,486,899.61**	1
	Long Term Assets		
£83,506.20	Long Term Investment Accounts	**£83,506.19**	
	Current Assets		
£189,072.39	Short Term Investments	£198,438.99	
£27,120.36	Cash in Hand & at Bank	£24,437.44	
£0.00	Debtors	£0.00	
£216,192.75		**£222,876.43**	
£1,786,598.56	**Total Assets**	**£1,793,282.23**	
	Current Liabilities		
£0.00	Creditors	£0.00	
£1,786,598.56	**NET ASSETS**	**£1,793,282.23**	
	Represented By		
£10,000.00	Cyclical maintenance Fund	£10,000.00	
£5,000.00	Extraordinary repair fund	£5,000.00	
£1,771,598.56	General Fund	£1,778,282.23	
£1,786,598.56	TOTAL FUNDS	**£1,793,282.23**	

Notes to the Accounts

1	**Land and buildings at cost:**	
	Land	
	Donkey Field	£20,499.69
	Bunney's Field	£20,999.92
		£41,499.61
	Buildings	
	5 * cottages (gifted to the charity)	£1,445,400.00
	Total	**£1,486,899.61**

NB: These properties were revalued on 23/04/2024 with a total reinstatement cost of £1,445,400. On the Land Registry these properties are registered to Rothley Parish Council, who is the custodian trustee of the charity.

Independent examiner's report to the trustees of the Harry Hames Cottage Charity

Charity No: 231850

I report on the accounts of the Trust for the **year ended 31 March 2025** which are set out in the attached:

- Income & Expenditure Account
- Balance Sheet

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 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 trust as required by section 130 of the 2011 Act: or*
2. the accounts do not accord with those records; or
3. the accounts do not comply with the applicable requirements concerning the form and contents set out in the Charities (Accounts and Reports) Regulations 2008 other than any requirement that the accounts give a 'true and fair view' which is not a matter considered as part of an independent examination.

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 to enable a proper understanding of the accounts to be reached.

It will be noted in the Statement of Accounts, attached to this report, that the prior year comparison data for 2023-24 has been restated. This is necessary following the valuation of the five cottages owned by the charity and the inclusion of this valuation (£1,445,400) into the actual accounts of the charity, under the heading of 'Land & Buildings'. This ensures an accurate year on year comparison.

I am also pleased to report that the one remaining recommendation from a previous year's report has now been addressed satisfactorily i.e. the two COIF investment funds, which had been accounted for manually, are now recorded in the Balance Sheet section of the Advantedge accounts system. All accounting data for the charity is now recorded in Advantedge.

There are no new recommendations and observations in this report for the trustees to consider.

Signed: Richard Willcocks

Name: Richard Willcocks

Address: 10 Pryor Road, Sileby, Loughborough, Leics, LE12 7NS

Date: 02 August 2025

Accounts

Harry Hames Cottage Charity. Year ended 31/3/*2024*.

During the year sadly one of our residents passed away. We have since let this property to a new tenant. All of the cottages are now let.
All Gas appliances have been checked and landlords certificates are held. We have had electrical inspection of all cottages carried out.
Trustees have inspected all cottages and we have carried out any work required on all cottages. We had to add an additional radiator to one cottage and replace the central heating boiler in another cottage.
The trustees are looking to make some other improvements to the cottages in the next financial year.
We were reminded by our Auditor that we needed to look at cottage rents these have not been increased since 2015. The trustees have agreed to make a small increase of 5% from April this year.
We have given a grant to Rothley Parish Council towards the refurbishment of the Village Hall toilets.
We gave a grant to Rothley Parish Church towards the repairs to the Church Clock.
The Charity remains in a healthy financial position.

Report complete:- Percy Hartshorn. Chairman of the Trustees.

ROTHLEY HARRY HAMES COTTAGE CHARITY (Reg no: 231850)

STATEMENT OF ACCOUNTS TO 31ST MARCH 2024

2022-23	INCOME & EXPENDITURE ACCOUNT	2023-24	Notes
	INCOME		
£23,952.16	Cottage rents	£23,788.04	
£3,141.05	Cash funds interest	£8,765.55	
£2,226.55	Investment funds interest	£2,226.55	
£29,319.76		**£34,780.14**	
	EXPENDITURE		
£979.86	Insurance of buildings	£1,139.51	
£4,682.80	Repairs to buildings	£9,866.20	
£1,098.24	Central heating maintenance etc	£843.50	
£12,102.00	Grants to local organisations	£22,500.00	
£1,986.40	Administration & audit fee	£2,882.69	
£20,849.30		**£37,231.90**	
£8,470.46	**EXCESS INCOME OVER EXPENDITURE**	**-£2,451.76**	
	BALANCE SHEET		
£41,499.61	Land and buildings at cost	£41,499.61	1
£218,644.51	Cash funds	£216,192.75	
£76,574.80	Investment funds	£83,506.20	
£0.00	Prepayment debtors	£0.00	
£336,718.92		**£341,198.56**	
	REPRESENTED BY		
£0.00	Creditors	£0.00	
£10,000.00	Cyclical maintenance fund	£10,000.00	
£5,000.00	Extraordinary repair fund	£5,000.00	
£321,718.92	Accumulated funds	£326,198.56	
£336,718.92		**£341,198.56**	

Notes to the Accounts

1 **Land and buildings at cost:**

Land	
Donkey Field	£20,499.69
Bunney's Field	£20,999.92
	£41,499.61
Buildings	
5 * cottages (gifted to the charity)	**£0.00**

NB: These properties were valued on 23/04/2024 with a total reinstatement cost of £1,445,000. On the Land Registry these properties are registered to Rothley Parish Council, who is the custodian trustee of the charity.

Independent examiner's report to the trustees of the Harry Hames Cottage Charity

Charity No: 231850

I report on the accounts of the Trust for the **year ended 31 March 2024** which are set out in the attached:

- Income & Expenditure Account
- Balance Sheet

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 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 trust as required by section 130 of the 2011 Act: or
2. the accounts do not accord with those records; or
3. the accounts do not comply with the applicable requirements concerning the form and contents set out in the Charities (Accounts and Reports) Regulations 2008 other than any requirement that the accounts give a 'true and fair view' which is not a matter considered as part of an independent examination.

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 to enable a proper understanding of the accounts to be reached.

I am pleased that long standing issue regarding ownership and valuation of the charity's properties has now been resolved i.e.

- the £41,499.61 shown in previous balance sheets as 'Property at cost' did in fact relate to the cost of acquiring land at Donkey Field (£20,499.69) and Bunny's Field (£20,999.92).
- the five cottages were all originally gifted to the charity at nil cost. An independent valuation was undertaken on each of these properties on 24/03/2024, which resulted in a total reinstatement cost for all these properties of £1,445,400.
- The 'Property at cost' line in the balance sheet has been re-defined as 'Land and buildings at cost'.
- A detailed explanation of the Land and buildings at cost is detailed in Note 1 of the Notes to the Accounts.

Another recommendation made in the previous year's report was that a rent review be undertaken in respect of the cottage tenants. I understand that this review was undertaken by the trustees and a rent increase applied from 01/04/2024.

There are no new recommendations and observations in this report for the trustees to consider, with now just one recommendation outstanding from my previous report:

- *That for completeness and best practice, the two COIF investment funds, which are currently accounted for manually are included in the Advantage accounts database i.e., recorded in the Balance Sheet.*

Signed: Richard Willcocks

Name: Richard Willcocks

Address: 10 Pryor Road, Sileby, Loughborough, Leics, LE12 7NS

Date: 7th August 2024

Accounts

Harry Hames Cottage Charity. Year ended 31/3/*2023*.

During the year all of the 5 cottages have been fully let.
All Gas appliances have been checked and landlords certificates are held. We are currently having electrical inspection of all cottages carried out.
Trustees have inspected all cottages and we have carried out any work required on all cottages.
We have given a grant to Rothley Ivanoe tennis club to install a new automatic gate to public court to make use easier for public.
Given a grant to Rothley Scout group towards installation of new kitchen at scout building.
The Charities investment income has remained similar to last year.
The Charity remains in a healthy financial position.

Report complete:- Percy Hartshorn. Chairman of the Trustees.

ROTHLEY HARRY HAMES COTTAGE CHARITY (Reg no: 231850)

STATEMENT OF ACCOUNTS TO 31ST MARCH 2023

2021-22	INCOME & EXPENDITURE ACCOUNT	2022-23
	INCOME	
£23,557.16	Cottage rents	£23,952.16
£75.30	Cash funds interest	£3,141.05
£2,182.81	Investment funds interest	£2,226.55
£25,815.27		**£29,319.76**
	EXPENDITURE	
£992.63	Insurance of buildings	£979.86
£10,628.01	Repairs to buildings	£4,682.80
£1,021.33	Central heating maintenance etc	£1,098.24
£9,000.00	Grants to local organisations	£12,102.00
£3,034.24	Administration & audit fee	£1,986.40
£24,676.21		**£20,849.30**
£1,139.06	**EXCESS INCOME OVER EXPENDITURE**	**£8,470.46**
	BALANCE SHEET	
£41,499.61	Property at cost	£41,499.61
£210,174.05	Cash funds	£218,644.51
£79,446.79	Investment funds	£76,574.80
£0.00	Prepayment debtors	£0.00
£331,120.45		**£336,718.92**
	REPRESENTED BY	
£0.00	Creditors	£0.00
£10,000.00	Cyclical maintenance Fund	£10,000.00
£5,000.00	Extraordinary repair fund	£5,000.00
£316,120.45	Accumulated funds	£321,718.92
£331,120.45		**£336,718.92**

Independent examiner's report to the trustees of the Harry Hames Cottage Charity

Charity No: 231850

I report on the accounts of the Trust for the **year ended 31 March 2023**, which are set out in the attached:

- Income & Expenditure Account
- Balance Sheet

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 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 trust as required by section 130 of the 2011 Act: or
2. the accounts do not accord with those records; or
3. the accounts do not comply with the applicable requirements concerning the form and contents set out in the Charities (Accounts and Reports) Regulations 2008 other than any requirement that the accounts give a 'true and fair view' which is not a matter considered as part of an independent examination.

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 to enable a proper understanding of the accounts to be reached.

There are however the following recommendations and observations I would ask the trustees to consider:

- *As per my previous reports, I would again recommend that the trustees consider:*
  - *That for completeness and best practice, the two COIF investment funds, which are currently accounted for manually are included in the Advantage accounts database i.e., recorded in the Balance Sheet.*
- *There has not been a rent increase applied on the cottage tenants since at least 2015 and that there is no known rent review policy. Given the current national economic situation and higher level of inflation, are the trustees satisfied that the current rents are fair and equitable in respect of both the tenants and the charity? Also, consideration should be given to adopting a rent review policy.*

Finally, I am withdrawing a recommendation made in previous reports that the charity's properties i.e., the cottages, are revalued to reflect the true value of assets held by the charity. This is because it is now understood (based on recent information provided) that:

1. All the cottages were gifted to the charity i.e. at nil cost to the charity or Rothley Parish Council.
2. The 'Property at cost' figure recorded in the accounts of £41,499.61 represents:
   a. The purchase of land at Donkey Field for £20,499.69 by the charity.
   b. The purchase of land at Bunny's Field for £20,999.92 by the charity.
3. In the Land Registry the cottages and the land at Donkey Field and Bunney's Field are registered with Rothley Parish Council, in its capacity as Custodian Trustee of the charity.

Signed: Richard Willcocks

Name: Richard Willcocks

Address: 10 Pryor Road, Sileby, Loughborough, Leics, LE12 7NS

Date: 7th November 2023

Accounts

Harry Hames Cottage Charity. Year ended 31/3/2022.

This year is the 62nd year of the charity.
During the year all of the 5 cottages have been fully let.
All Gas appliances have been checked and landlords certificates are held.
We have carried out damp work on 1 cottage.
Painted the outsides of all 5 cottages as our cyclical maintenance.
We have made grants to Soar Valley Bowls club of £5k to do electrical work to their pavilion.
£5k To improve the cycle track near Fowke Street playing fields.
The Charities investment income has remained similar to last year.
The Charity remains in a healthy financial position.

Report complete:- Percy Hartshorn. Chairman of the Trustees.

ROTHLEY HARRY HAMES COTTAGE CHARITY (Reg no: 231850)

STATEMENT OF ACCOUNTS TO 31ST MARCH 2022

2020-21	INCOME & EXPENDITURE ACCOUNT	2021-22
	INCOME	
£24,013.60	Cottage rents	£23,557.16
£210.11	Cash funds interest	£75.30
£2,139.90	Investment funds interest	£2,182.81
£26,363.61		**£25,815.27**
	EXPENDITURE	
£915.51	Insurance of buildings	£992.63
£282.66	Council tax	£0.00
£1,815.48	Repairs to buildings	£10,628.01
£612.00	Central heating maintenance etc	£1,021.33
£0.00	Donations to local works	£9,000.00
£2,021.52	Administration & audit fee	£3,034.24
£5,647.17		**£24,676.21**
£20,716.44	**EXCESS INCOME OVER EXPENDITURE**	**£1,139.06**
	BALANCE SHEET	
£41,499.61	Property at cost	£41,499.61
£209,034.99	Cash funds	£210,174.05
£73,263.58	Investment funds	£79,446.79
£0.00	Prepayment debtors	£0.00
£323,798.19		**£331,120.45**
	REPRESENTED BY	
£0.00	Creditors	£0.00
£10,000.00	Cyclical maintenance Fund	£10,000.00
£5,000.00	Extraordinary repair fund	£5,000.00
£308,798.19	Accumulated funds	£316,120.45
£323,798.19		**£331,120.45**

Independent examiner's report to the trustees of the Harry Hames Cottage Charity

Charity No: 231850

I report on the accounts of the Trust for the **year ended 31 March 2022,** which are set out in the attached:

- Income & Expenditure Account
- Balance Sheet

Respective responsibilities of trustees and examiner:

The charity's trustees are responsible for the preparation of the accounts. The charity's trustees consider that an audit is not required for this year under section 144(2) of the Charities Act 2011 (the 2011 Act) and that an independent examination is needed.

It is my responsibility to:

- examine the accounts under section 145 of the 2011 Act
- to follow the procedures laid down in the general Directions given by the commission under section 145(5)(b) of the 2011 Act
- to state whether particular matters have come to my attention

Basis of independent examiner's report

My examination was carried out in accordance with the general Directions given by the Charity Commission. An examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts and seeking explanations from you as trustees concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in an audit and consequently no opinion is given as to whether the accounts present a 'true and fair view' and the report is limited to those matters set out in the next statement.

Independent examiner's statement

In connection with my examination, no matter has come to my attention:

(1) which gives me reasonable cause to believe that in any material respect the requirements:

- to keep accounting records in accordance with section 130 of the 2011 Act and
- to prepare accounts which accord with the accounting records and comply with the accounting requirements of the 2011 Act
- have not been met or

(2) to which, in my opinion, attention should be drawn to enable a proper understanding of the accounts to be reached.

There are however the following recommendations and observations I would ask the trustees to consider:

- *As per my previous reports, I would again recommend that the trustees consider a revaluation of the charity's properties i.e. cottages, to reflect the true value of assets held by the charity. This recommendation was discussed and agreed to action at the trustees meeting of 05/11/19 but has yet to be undertaken.*
- *The accounting records of the charity are maintained in a separate AdvantEDGE accounts database, except for the charity's properties and the two COIF investment funds, which are accounted for manually. For completeness and best practice it is recommended that these specific accounts are included in the AdvantEDGE accounts database (recorded in the Balance Sheet).*
- *A minor point for consideration is to rename 'Donations' in the Income & Expenditure Account to 'Grants'. A donation is normally the term for funds given to an organisation such as a charity, whereas a grant is funds given out to support a project or piece of work e.g. to help fund the refurbishment of the Soar Valley Bowls Club pavilion. Amending this terminology will then comply with the relevant terminology in the charity's Annual Return to the Charity Commission, which states the 'Main way of carrying out purposes is grant making' i.e. 'Makes Grants to Organisations'.*

Signed: Richard Willcocks

Name: Richard Willcocks

Address: 10 Pryor Road, Sileby, Loughborough, Leics, LE12 7NS

Date: 09 August 2022

Accounts

Harry Hames Cottage Charity. Year ended 31/3/2021.

This year is the 61st year of the charity.
During the year all of the 5 cottages have been fully let.
All electrical work has been completed and we have new electrical certificates. These are valid for 5 years.
All Gas appliances have been checked and landlords certificates are held.
Due to Covid we have not done any further work to any of the cottages.
We have approved a grant of £5k to Rothley Scouts for a new kitchen in the scout hut.
The Charities investment income has remained similar to last year.
The Charity remains in a healthy financial position.

Report complete:- Percy Hartshorn. Chairman of the Trustees.

Independent examiner's report to the trustees of the Harry Hames Cottage Charity

Charity No: 231850

I report on the accounts of the Trust for the **year ended 31 March 2021,** which are set out in the attached:

- Income & Expenditure Account
- Balance Sheet

Respective responsibilities of trustees and examiner:

The charity's trustees are responsible for the preparation of the accounts. The charity's trustees consider that an audit is not required for this year under section 144(2) of the Charities Act 2011 (the 2011 Act) and that an independent examination is needed.

It is my responsibility to:

- examine the accounts under section 145 of the 2011 Act
- to follow the procedures laid down in the general Directions given by the commission under sectio 145(5)(b) of the 2011 Act
- to state whether particular matters have come to my attention

Basis of independent examiner's report

My examination was carried out in accordance with the general Directions given by the Charity Commission. An examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts and seeking explanations from you as trustees concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in an audit an consequently no opinion is given as to whether the accounts present a 'true and fair view' and the report is limited to those matters set out in the next statement.

Independent examiner's statement

In connection with my examination, no matter has come to my attention:

(1) which gives me reasonable cause to believe that in any material respect the requirements:

- to keep accounting records in accordance with section 130 of the 2011 Act and
- to prepare accounts which accord with the accounting records and comply with the accounting requirements of the 2011 Act
- have not been met or

(2) to which, in my opinion, attention should be drawn to enable a proper understanding of the accounts to be reached.

There are however the following recommendations and observations I would ask the trustees to consider:

- *As per my previous reports, I would again recommend that:*
  - *a) the trustees consider a revaluation of the charity's properties i.e. cottages, to reflect the true value of assets held by the charity. This recommendation was discussed and agreed to action at the trustees meeting of 05/11/19 but has yet to be undertaken.*
  - *b) In the AdvantEDGE accounts system, dividend income received from the COIF Charities Investment Fund-Income Units is recorded incorrectly as being received from the COIF Charities Deposit Fund and should be amended accordingly.*

Signed:

Name: Richard Willcocks

Relevant professional qualification or body: FCMA

Address: 10 Pryor Road, Sileby, Loughborough, Leics, LE12 7NS

Date: 09 July 2021

ROTHLEY HARRY HAMES COTTAGE CHARITY

STATEMENT OF ACCOUNTS TO 31 MARCH 2021

2019-20	INCOME & EXPENDITURE ACCOUNT	2020-21
	INCOME	
£21,316.92	Cottage rents	£24,013.60
£1,077.55	Cash funds interest	£210.11
£2,097.80	Investment funds interest	£2,139.90
£24,492.27		**£26,363.61**
	EXPENDITURE	
£904.24	Insurance of buildings	£915.51
£732.15	Council tax	£282.66
£7,647.57	Repairs to buildings	£1,815.48
£96.00	Central heating maintenance etc	£612.00
£3,570.00	Donations to local works	£0.00
£2,011.44	Administration & audit fee	£2,021.52
£14,961.40		**£5,647.17**
£9,530.87	**EXCESS INCOME OVER EXPENDITURE**	**£20,716.44**
	BALANCE SHEET	
£41,499.61	Property at cost	£41,499.61
£188,318.55	Cash funds	£209,034.99
£60,716.77	Investment funds	£73,263.58
£0.00	Prepayment debtors	£0.00
£290,534.93		**£323,798.19**
	REPRESENTED BY	
£0.00	Creditors	£0.00
£10,000.00	Cyclical maintenance Fund	£10,000.00
£5,000.00	Extraordinary repair fund	£5,000.00
£275,534.93	Accumulated funds	£308,798.19
£290,534.93		**£323,798.19**