

# LATHOM ALMSHOUSE CHARITY

England & Wales · Charity number 235258

## Details

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**Status** Registered

**Legal form** Other

**Registered** 1964-06-19

**Register** [View on the Charity Commission register](#)

## Contact

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**Address** 160 Black Moss Lane  
Aughton  
Ormskirk  
L39 4UG

**Phone** 01695228551

**Email** [stuart.cunningham@virgin.net](mailto:stuart.cunningham@virgin.net)

## Activities

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**Objects:** UPKEEP AND MAINTENANCE OF ALMSHOUSES FOR POOR PERSONS OF GOOD CHARACTER.

**Activities:** The charity provides and maintains ten almshouses and the surrounding grounds, situated in the Parish of Lathom. The almshouses are occupied by residents several of whom have disabilities.

## Classification

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- **How:** Provides Buildings/facilities/open Space
- **What:** Accommodation/housing
- **Who:** Elderly/old People, People With Disabilities

## Geography

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- **Area of benefit:** LATHOM
- Lancashire

## Finances

Period end	Income	Expenditure	Assets	Employees
2025-03-31	£53,757	£67,478	-	-
2024-03-31	£72,079	£55,971	-	-
2023-03-31	£52,928	£55,133	-	-
2022-03-31	£41,563	£45,130	-	-
2021-03-31	£40,846	£24,163	-	-

## Trustees

Name	Role	Appointed
Alistair Frew		2021-09-01
Andrew Stuart Cunningham		2024-06-19
DEREK MIDGLEY		2013-11-05
Lily Alexandra Batterson		2023-02-03
Michael Dutton British		2022-11-28
Philip Ian Powell		2024-06-19

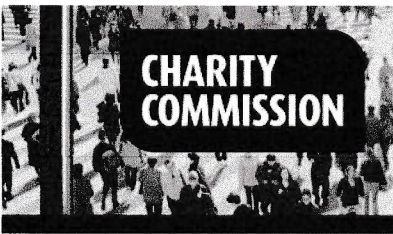
**LATHOM ALMSHOUSE CHARITY**

England & Wales - Charity number 235258

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# Accounts

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# Trustees' Annual Report

for the period

From (start date)  to (end date)

## Section A Reference and administration details

Charity name

Other names the charity is known by

Registered charity number (if any)

Charity's principal address   
  
  
 Postcode

Names of the charity trustees who manage the charity

	Trustee Name	Office (if any)	Dates acted if not for whole year	Name of person (or body) entitled to appoint trustee (if any)
1	DEREK MIDELEY			
2	PHILIP POWELL			
3	ANDREW CUNNINGHAM			
4	MICHAEL DUTTON			
5	ALISTAIR FREW			
6	LILY BATTERSON			
7	STUART CUNNINGHAM	CLERK		
8				
9				
10				
11				
12				
13				
14				
15				
16				
17				
18				
19				
20				

Names of the trustees for the charity, if any (for example, any custodian trustees)

Name	Dates acted if not for whole year

**Section A****Reference and administration details (continued)**

Names and addresses of advisers (optional information)

Type of adviser	Name	Address

Name of chief executive or names of senior staff members (optional information)

**Section B****Structure, governance and management**

Description of the charity's trusts

Type of governing document  
(eg trust deed, constitution)

TRUST

How the charity is constituted  
(eg trust, association, company)

TRUST

Trustee selection methods  
(eg appointed by, elected by)

APPOINTED BY TRUSTEES

Additional governance issues (optional information)

You **may choose** to include additional information, where relevant, about:

- policies and procedures adopted for the induction and training of trustees;
- the charity's organisational structure and any wider network with which the charity works;
  - relationship with any related parties;
- trustees' consideration of major risks and the system and procedures to manage them.

## Section C

## Objectives and activities

Summary of the objects of the charity set out in its governing document

TO PROVIDE AFFORDABLE ACCOMMODATION FOR ELDERLY FINANCIALLY CHALLENGED PEOPLE IN THE LOCAL AREA

Summary of the main activities undertaken for the public benefit in relation to these objects (include within this section the statutory declaration that trustees have had regard to the guidance issued by the Charity Commission on public benefit)

THE CHARITY ADVERTISES LOCALLY WHEN A COTTAGE BECOMES AVAILABLE WHICH IS USUALLY IN LOCAL CHURCHES U3A OR LOCAL PARSERS & CONSIDERS THE APPLICANTS FINANCIAL PHYSICAL & HEALTH NEEDS. BEFORE OFFERING A COTTAGE

Additional details of objectives and activities (optional information)

You **may choose** to include further statements, where relevant, about:

- policy on grantmaking;
- policy programme related investment;
- contribution made by volunteers.

THE TRUSTEES TRY TO MAINTAIN THE COTTAGES TO A HIGH STANDARD, ENSURE SAFE COMFORT & KEEPING MAINTENANCE CHARGES AS LOW AS POSSIBLE

## Section D

## Achievements and performance

Summary of the main achievements of the charity during the year

DURING 2025 THE CHARITY HAS A ELECTRICAL CONTRACTOR TO UNDERTAKE A ELECTRICAL INSTALLATION CONDITION REPORT. THE COTTAGES EXTERIOR IS MAINTAINED BY PAINTING THE BUILDINGS WALLS DOORS WINDOWS ETC ON A ROLLING FIVE YEAR PLAN TO KEEP IT LOOKING GOOD FOR THE RESIDENTS & ANY FUTURE RESIDENTS

**Section E**

**Financial review**

Brief statement of the charity's policy on reserves

THE CHARITY HAS TWO INVESTMENT FUNDS WITH ETHICAL INVESTMENT COMPANIES & HAS A BASIC ACCOUNT WITH ACCESS TO FUNDS IF A EMERGENCY SHOULD ARISE

Details of any funds materially in deficit

Further financial review details (optional information)

You **may choose** to include additional information, where relevant, about:

- the charity's principal sources of funds (including any fundraising);
- how expenditure has supported the key objectives of the charity;
- investment policy and objectives including any ethical investment policy adopted.

**Section F**

**Other optional information**

THE CHARITY LOOKS FORWARD TO 2026 WHICH IS THE 100 YEAR FOR THE CHARITY

**Section G**

**Declaration**

The trustees declare that they have approved the trustees' report above

Signed on behalf of the charity's trustees

Signature(s)

*S H R*

Full name(s)

STUART HOWARD CUNNINGHAM

Position (eg Secretary, Chair, etc)

CLERK

Date

05/12/25

**LATHOM ALMSHOUSE CHARITY**  
Registered No. 235258

**RECEIPTS AND PAYMENTS ACCOUNT**

**YEAR ENDED**  
**31 MARCH 2025**

**INDEPENDENT EXAMINER'S REPORT TO THE TRUSTEES OF**

**LATHOM ALMSHOUSE CHARITY**

I report on the accounts of the Lathom Almshouse Charity for the year ended 31 March 2025, which are set out on page 3.

**Respective responsibilities of trustees and examiner**

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

It is my responsibility to:

- examine the accounts under section 145 of the Charities Act
- to follow the procedures laid down in the general Directions given by the Charity Commission, (under section 145(5)(b) of the Charities Act, and
- 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 statement below.

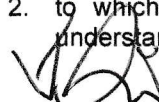
**Independent examiner's statement**

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, in accordance with section 130 of the Charities Act; and
  - to prepare accounts which accord with the accounting records and to comply with the accounting requirements of the Charities Act

have not been met; or

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

  
J.C. Barton  
Chartered Accountant,  
Martland Buildings, Mart Lane,  
Burscough, Ormskirk, Lancashire,

28/4/2025  
.....

Date

**LATHOM ALMSHOUSE CHARITY - Registered No. 235258**  
**RECEIPTS AND PAYMENTS ACCOUNT**  
**Year Ended 31 March 2025**

	2025		2024	
	£	£	£	£
<b>Receipts :-</b>				
Interest		85		80
Rents and fuel		<u>53,672</u>		<u>50,955</u>
<b>Total Receipts</b>		<u>53,757</u>		<u>51,035</u>
<b>Payments :-</b>				
<b>Direct Charitable Expenditure :-</b>				
<b>Maintenance &amp; Repairs :-</b>				
Heating repairs & maintenance	6,725		6,462	
Electrical repairs & maintenance	5,913		5,321	
General repairs	31,338		11,979	
Installing CCTV			2,433	
Septic tank maintenance	390		478	
Grounds maintenance	<u>2,901</u>		<u>1,440</u>	
		47,267		28,113
<b>Property Running Costs :-</b>				
Fuel oil	10,379		9,858	
Water rates	1,834		1,659	
Electricity	1,147		787	
Insurances	<u>2,159</u>		<u>2,124</u>	
		15,519		14,428
<b>Administration :-</b>				
Secretarial	2,500		1,700	
Stationery & postage	219		146	
Sundries & donations	815		710	
Solicitor's fees	795		5,182	
Council Tax	(13)		329	
Almshouses Assoc'n subscription	<u>378</u>		<u>363</u>	
		4,694		8,430
<b>Payments for Investments :-</b>				
M & G				5,000
<b>Total Payments</b>		<u>67,480</u>		<u>55,971</u>
<b>Net (Payments) for the Year</b>		<u>(13,723)</u>		<u>(4,936)</u>
<b>Bank Balance as at 31 March 24</b>		<u>34,789</u>		<u>39,725</u>
<b>Bank Balance as at 31 March 25</b>		<u>21,066</u>		<u>34,789</u>

**Non-Monetary Assets - Held for Investment Purposes**

**Most Recent Valuations:**

M & G - N.A.A.C.I.F. Accumulation - 727.616 shares @ £122.5635 each = £89,179.16 as at 31 March 2025

CCLA Investment - 267.61 shares @ 26,061.55 pence = £69,743.34 as at 30 Dec 2024

Approved by the Board of Trustees on

and signed on its behalf by:

.......... Trustee

.......... Trustee

**LATHOM ALMSHOUSE CHARITY - Registered No. 235258**  
**RECEIPTS AND PAYMENTS ACCOUNTS - By Bank Account**  
**Year Ended 31 March 2025**

	Reserve Account	Current Account	Total
	£	£	£
<b>Receipts:-</b>			
Interest	84.64		84.64
Rents and fuel		53,671.63	53,671.63
<b>Total Receipts</b>	<b>84.64</b>	<b>53,671.63</b>	<b>53,756.27</b>
<b>Payments:-</b>			
Fuel oil		10,378.73	10,378.73
Water rates		1,834.00	1,834.00
Electricity		1,146.82	1,146.82
Insurances		2,159.06	2,159.06
Council Tax		268.32	268.32
Council Tax refund		(281.33)	(281.33)
General repairs		19,061.79	19,061.79
General repairs -decorating		11,431.56	11,431.56
General repairs -pest control		845.00	845.00
Installing CCTV			0.00
Grounds maintenance		2,901.00	2,901.00
Secretarial & stationery etc		218.78	218.78
Clerk's expenses		2,500.00	2,500.00
Solicitor's fees		795.00	795.00
Septic tank maintenance		390.00	390.00
Heating maintenance & repairs		6,724.71	6,724.71
Electrical maintenance & repairs		5,912.66	5,912.66
Almshouses Association subscription		378.00	378.00
Dorothy Hawkes etc(extra help H & L )		300.00	300.00
Sundries & donations		514.50	514.50
<b>Total Payments</b>	<b>0.00</b>	<b>67,478.60</b>	<b>67,478.60</b>
<b>Net Receipts / (Payments) for the Year</b>	<b>84.64</b>	<b>(13,806.97)</b>	<b>(13,722.33)</b>
<b>Bank Balance at 31 March 24</b>	<b>6,013.88</b>	<b>28,775.23</b>	<b>34,789.11</b>
<b>Bank Balance at 31 March 25</b>	<b>6,098.52</b>	<b>14,968.26</b>	<b>21,066.78</b>

**Non-Monetary Assets - Held for Investment Purposes**

**Most Recent Valuations:**

M & G - N.A.A.C.I.F. Accumulation - 727.616 shares @ £122.5635 each = £89,179.16 as at 31 March 2025  
CCLA Investment - 267.61 shares @ 24,800.03 pence = £66,367.36 as at 30 Dec 2023

**INDEPENDENT EXAMINER'S REPORT TO THE TRUSTEES OF  
LATHOM ALMSHOUSE CHARITY**

I report on the accounts of the Lathom Almshouse Charity for the year ended 31 March 2025, which are set out on page 3.

**Respective responsibilities of trustees and examiner**

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- 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 statement below.

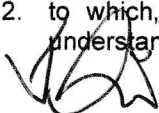
**Independent examiner's statement**

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, in accordance with section 130 of the Charities Act; and
  - to prepare accounts which accord with the accounting records and to comply with the accounting requirements of the Charities Act

have not been met; or

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

  
J.C. Barton  
Chartered Accountant,  
Martland Buildings, Mart Lane,  
Burscough, Ormskirk, Lancashire,

28/4/2025  
.....

Date

**LATHOM ALMSHOUSE CHARITY**

England & Wales - Charity number 235258

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# Accounts

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**LATHOM ALMSHOUSE CHARITY**  
Registered No. 235258

**RECEIPTS AND PAYMENTS ACCOUNT**

**YEAR ENDED**  
**31 MARCH 2024**

**INDEPENDENT EXAMINER'S REPORT TO THE TRUSTEES OF  
LATHOM ALMSHOUSE CHARITY**

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**Independent examiner's statement**

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

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  - to prepare accounts which accord with the accounting records and to comply with the accounting requirements of the Charities Act

have not been met; or

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

  
J.C. Barton  
Chartered Accountant,  
Martland Buildings, Mart Lane,  
Burscough, Ormskirk, Lancashire,

12/11/24  
.....

Date

**LATHOM ALMSHOUSE CHARITY - Registered No. 235258**  
**RECEIPTS AND PAYMENTS ACCOUNT**  
**Year Ended 31 March 2024**

	2024		2023	
	£	£	£	£
<b>Receipts :-</b>				
Interest		80		26
Rents and fuel		<u>50,955</u>		<u>52,902</u>
<b>Total Receipts</b>		<u>51,035</u>		<u>52,928</u>
<b>Payments :-</b>				
<b>Direct Charitable Expenditure :-</b>				
<b>Maintenance &amp; Repairs :-</b>				
Heating repairs & maintenance	6,462		2,683	
Electrical repairs & maintenance	5,321		4,677	
General repairs	11,979		15,305	
Installing CCTV	2,433			
Septic tank maintenance	478		3,713	
Grounds maintenance	<u>1,440</u>		<u>2,565</u>	
		28,113		28,943
<b>Property Running Costs :-</b>				
Fuel oil	9,858		15,500	
Water rates	1,659		1,524	
Electricity	787		477	
Insurances	<u>2,124</u>		<u>1,936</u>	
		14,428		19,437
<b>Administration :-</b>				
Secretarial	1,700		1,700	
Stationery & postage	146		152	
Sundries & donations	710		665	
Solicitor's fees	5,182		1,416	
Professional fees			600	
Council Tax	329			
Almshouses Assoc'n subscription	<u>363</u>		<u>220</u>	
		8,430		4,753
<b>Payments for Investments :-</b>				
M & G		5,000		
CCLA				2,000
<b>Total Payments</b>		<u>55,971</u>		<u>55,133</u>
<b>Net (Payments) for the Year</b>		<u>(4,936)</u>		<u>(2,205)</u>
<b>Bank Balance as at 31 March 23</b>		<u>39,725</u>		<u>41,930</u>
<b>Bank Balance as at 31 March 24</b>		<u>34,789</u>		<u>39,725</u>

**Non-Monetary Assets - Held for Investment Purposes**

**Most Recent Valuations:**

M & G - N.A.A.C.I.F. Accumulation - 727.616 shares @ £114.6081 each = £83,390.69 as at 31 March 2023

CCLA Investment - 267.61 shares @ 24,800.03 pence = £66,367.36 as at 30 Dec 2023

Approved by the Board of Trustees on

  
 ..... Trustee

and signed on its behalf by:

  
 ..... Trustee

**LATHOM ALMSHOUSE CHARITY - Registered No. 235258**  
**RECEIPTS AND PAYMENTS ACCOUNTS - By Bank Account**  
**Year Ended 31 March 2024**

	Reserve Account	Current Account	Total
	£	£	£
<b>Receipts:-</b>			
Interest	79.74		79.74
Rents and fuel		50,955.22	50,955.22
<b>Total Receipts</b>	<b>79.74</b>	<b>50,955.22</b>	<b>51,034.96</b>
<b>Payments:-</b>			
Fuel oil		9,857.91	9,857.91
Water rates		1,658.68	1,658.68
Electricity		787.08	787.08
Insurances		2,124.24	2,124.24
Council Tax		329.33	329.33
General repairs		4,835.73	4,835.73
General repairs -decorating		5,591.46	5,591.46
General repairs -pest control		1,552.02	1,552.02
Installing CCTV		2,432.76	2,432.76
Grounds maintenance		1,440.00	1,440.00
Secretarial & stationery etc		145.84	145.84
Clerk's expenses		1,700.00	1,700.00
Solicitor's fees		5,181.40	5,181.40
Septic tank maintenance		478.00	478.00
Heating maintenance & repairs		6,462.00	6,462.00
Electrical maintenance & repairs		5,320.90	5,320.90
Almshouses Association subscription		363.00	363.00
Dorothy Hawkes (extra help H & L )		200.00	200.00
Sundries & donations		510.02	510.02
Investment M & G		5,000.00	5,000.00
<b>Total Payments</b>	<b>0.00</b>	<b>55,970.37</b>	<b>55,970.37</b>
<b>Net Receipts / (Payments) for the Year</b>	<b>79.74</b>	<b>(5,015.15)</b>	<b>(4,935.41)</b>
<b>Bank Balance at 31 March 23</b>	<b>5,934.14</b>	<b>33,790.38</b>	<b>39,724.52</b>
<b>Bank Balance at 31 March 24</b>	<b>6,013.88</b>	<b>28,775.23</b>	<b>34,789.11</b>

**Non-Monetary Assets - Held for Investment Purposes**

**Most Recent Valuations:**

M & G - N.A.A.C.I.F. Accumulation - 727.616 shares @ £114.6081 each = £83,390.69 as at 31 March 2023  
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**LATHOM ALMSHOUSE CHARITY**

England & Wales - Charity number 235258

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# Accounts

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# Trustees' Annual Report

for the period

From (start date)    to (end date)

## Section A Reference and administration details

Charity name

Other names the charity is known by

Registered charity number (if any)

Charity's principal address   
  
 Postcode

### Names of the charity trustees who manage the charity

	Trustee Name	Office (if any)	Dates acted if not for whole year	Name of person (or body) entitled to appoint trustee (if any)
1	ALAN BURGESS			
2	DEREK MIDGLEY			
3	ALISTAIR FREW			
4	MIAHEAL DUTTON		28-11-22	
5	LILLY BATTERSON		3-2-23	
6				
7				
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17				
18				
19				
20				

### Names of the trustees for the charity, if any (for example, any custodian trustees)

Name	Dates acted if not for whole year

**Names and addresses of advisers (Optional information)**

Type of adviser	Name	Address

**Name of chief executive or names of senior staff members (Optional information)**

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**Section B Structure, governance and management**

**Description of the charity's trusts**

Type of governing document	Trust Deed
How the charity is constituted	Trust
Trustee selection methods	To interview and identify people with suitable skills to enhance the existing trustees base.

**Additional governance issues (Optional information)**

You may choose to include additional information, where relevant, about:

- policies and procedures adopted for the induction and training of trustees;
- the charity's organisational structure and any wider network with which the charity works;
- relationship with any related entities;
- trustees' consideration of major risks and the system and procedures to manage them.

--

**Section C Objectives and activities**

**Summary of the objects of the charity set out in its governing document**

To maintain affordable accomadation
-------------------------------------

Provide accommodation for needy.

**Summary of the main activities undertaken for the public benefit in relation to these objects (include within this section the statutory declaration that trustees have had regard to the guidance issued by the Charity Commission on public benefit)**

**Additional details of objectives and activities (Optional information)**

You may choose to include further statements, where relevant, about:

- policy on grantmaking;
- policy programme related investment;
- contribution made by volunteers.

**Summary of the main achievements of the charity during the year**

To maintain property and provide affordable accommodation for people who fit the existing criteria.

## Section E

## Financial review

**Brief statement of the charity's policy on reserves**

Invest surplus money into secure investments to generate extra income.

**Details of any funds materially in deficit**

**Further financial review details (Optional information)**

You may choose to include additional information, where relevant about:

- the charity's principal sources of funds (including any fundraising);
- how expenditure has supported the key objectives of the charity;
- investment policy and objectives including any ethical investment policy adopted.

## Section F

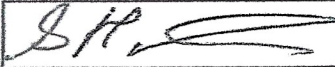
## Other optional information

## Section G

## Declaration

The trustees declare that they have approved the trustees' report above.

**Signed on behalf of the charity's trustees**

Signature(s)		
Full name(s)	STUART HOWARD GUNDOCKATT	
Position (eg Secretary, Chair, etc)	Clerk	

Date

11.12.2023

**LATHOM ALMSHOUSE CHARITY**  
Registered No. 235258

**RECEIPTS AND PAYMENTS ACCOUNT**

**YEAR ENDED**  
**31 MARCH 2023**

**LATHOM ALMSHOUSE CHARITY - Registered No. 235258**  
**RECEIPTS AND PAYMENTS ACCOUNT**  
**Year Ended 31 March 2023**

	2023		2022	
	£	£	£	£
<b>Receipts :-</b>				
Interest		26		2
Rents and fuel		<u>52,902</u>		<u>41,561</u>
<b>Total Receipts</b>		<u>52,928</u>		<u>41,563</u>
<b>Payments :-</b>				
<b>Direct Charitable Expenditure :-</b>				
<b>Maintenance &amp; Repairs :-</b>				
Heating repairs & maintenance		2,683		1,863
Electrical repairs & maintenance		4,677		620
General repairs		15,305		22,681
Septic tank maintenance		3,713		575
Grounds maintenance		<u>2,565</u>		<u>1,596</u>
		28,943		27,335
<b>Property Running Costs :-</b>				
Fuel oil		15,500		9,442
Water rates		1,524		1,500
Electricity		477		750
Insurances		<u>1,936</u>		<u>1,805</u>
		19,437		13,497
<b>Administration :-</b>				
Secretarial		1,700		1,700
Stationery & Postage		152		
Sundries & donations		665		252
Professional fees Gullands solicitors		1,416		132
Professional fees Schafer Associates		600		
Almshouses Assoc'n Subscription		<u>220</u>		<u>215</u>
		4,753		2,299
<b>Payments for Investments :-</b>				
CCLA		2,000		2,000
<b>Total Payments</b>		<u>55,133</u>		<u>45,131</u>
<b>Net (Payments) for the Year</b>		<u>(2,205)</u>		<u>(3,568)</u>
<b>Bank Balance as at 31 March 22</b>		<u>41,930</u>		<u>45,498</u>
<b>Bank Balance as at 31 March 23</b>		<u>39,725</u>		<u>41,930</u>

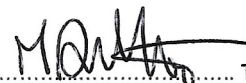
**Non-Monetary Assets - Held for Investment Purposes**  
**Most Recent Valuations:**

M & G - N.A.A.C.I.F. Accumulation - 682.584 shares @ £105.55309 each = £72,033.70 as at 31 Dec 22  
CCLA Investment - 267.61 shares @ 23,169.51 pence = £62,003.93 as at 30 June 23  
CCLA Investment - 259.01 shares @ 22,069.90 pence = £57,163.25 as at 31 Dec 22

Approved by the Board of Trustees on

and signed on its behalf by:

 Trustee

 Trustee

**LATHOM ALMSHOUSE CHARITY - Registered No. 235258**  
**RECEIPTS AND PAYMENTS ACCOUNTS - By Bank Account**  
**Year Ended 31 March 2023**

	Reserve Account £	Current Account £	Total £
<b>Receipts:-</b>			
Interest	25.99		25.99
Rents and fuel		52,901.78	52,901.78
Compensation			0.00
<b>Total Receipts</b>	<b>25.99</b>	<b>52,901.78</b>	<b>52,927.77</b>
<b>Payments:-</b>			
Fuel oil		15,499.55	15,499.55
Water rates		1,523.92	1,523.92
Electricity		477.01	477.01
Insurances		1,936.41	1,936.41
Council Tax		0.00	0.00
General repairs		8,725.00	8,725.00
General repairs -decorating		6,580.00	6,580.00
Grounds maintenance		2,565.00	2,565.00
Secretarial & stationery etc		151.79	151.79
Clerks expenses		1,700.00	1,700.00
Professional fees Gullands Solicitors		1,416.00	1,416.00
Professional fees Schafer Associates Architects		600.00	600.00
Septic tank maintenance		3,713.00	3,713.00
APL Gas		465.80	465.80
Heating maintenance & repairs		2,217.34	2,217.34
Electrical maintenance & repairs		4,677.31	4,677.31
Almshouses Association Fees		220.00	220.00
Dorothy Hawkes (extra help H & L )		200.00	200.00
Sundries & donations		464.64	464.64
Investment M & G		2,000.00	2,000.00
<b>Total Payments</b>	<b>0.00</b>	<b>55,132.77</b>	<b>55,132.77</b>
<b>Net Receipts / (Payments) for the Year</b>	<b>25.99</b>	<b>(2,230.99)</b>	<b>(2,205.00)</b>
<b>Bank Balance at 31 March 22</b>	<b>5,908.15</b>	<b>36,021.37</b>	<b>41,929.52</b>
<b>Bank Balance at 31 March 23</b>	<b>5,934.14</b>	<b>33,790.38</b>	<b>39,724.52</b>

**Non-Monetary Assets - Held for Investment Purposes**

**Most Recent Valuations:**

M & G - N.A.A.C.I.F. Accumulation - 682.584 shares @ £105.55309 each = £72,033.70 as at 31 Dec 22  
CCLA Investment - 267.61 shares @ 23,169.51 pence = £62,003.93 as at 30 June 23  
CCLA Investment - 259.01 shares @ 22,069.90 pence = £57,163.25 as at 31 Dec 22

**INDEPENDENT EXAMINER'S REPORT TO THE TRUSTEES OF  
LATHOM ALMSHOUSE CHARITY**

I report on the accounts of the Lathom Almshouse Charity for the year ended 31 March 2023, which are set out on page 3.

**Respective responsibilities of trustees and examiner**

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

It is my responsibility to:

- examine the accounts under section 145 of the Charities Act
- to follow the procedures laid down in the general Directions given by the Charity Commission, (under section 145(5)(b) of the Charities Act, and
- 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 statement below.

**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, in accordance with section 130 of the Charities Act; and
  - to prepare accounts which accord with the accounting records and to comply with the accounting requirements of the Charities Acthave not been met; or
2. to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

J.C. Barton  
Chartered Accountant,  
Martland Buildings, Mart Lane,  
Burscough, Ormskirk, Lancashire,



.....

Date 6/12/2023

**LATHOM ALMSHOUSE CHARITY**

England & Wales - Charity number 235258

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# Accounts

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**LATHOM ALMSHOUSE CHARITY**  
**Registered No. 235258**

**RECEIPTS AND PAYMENTS ACCOUNT**

**YEAR ENDED**  
**31 MARCH 2022**

**INDEPENDENT EXAMINER'S REPORT TO THE TRUSTEES OF  
LATHOM ALMSHOUSE CHARITY**

I report on the accounts of the Lathom Almshouse Charity for the year ended 31 March 2022, which are set out on page 3.

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- to state whether particular matters have come to my attention.

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  - to prepare accounts which accord with the accounting records and to comply with the accounting requirements of the Charities Act

have not been met; or

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

J.C. Barton  
Chartered Accountant,  
Martland Buildings, Mart Lane,  
Burscough, Ormskirk, Lancashire,

.....

Date

**LATHOM ALMSHOUSE CHARITY - Registered No. 235258**  
**RECEIPTS AND PAYMENTS ACCOUNT**  
**Year Ended 31 March 2022**

	2022		2021	
	£	£	£	£
<b>Receipts :-</b>				
Interest		2		2
From M & G Investments				
Dividends Received COIF Investments				
Compensation				100
Rents and fuel		41,561		40,744
<b>Total Receipts</b>		<u>41,563</u>		<u>40,846</u>
<b>Payments :-</b>				
<b>Direct Charitable Expenditure :-</b>				
<b>Maintenance &amp; Repairs :-</b>				
Heating repairs & maintenance	1,863		99	
Electrical repairs & maintenance	620		619	
General repairs	22,681		3,035	
Septic tank maintenance	575		834	
Grounds maintenance	1,596		3,620	
		27,335		8,207
<b>Property Running Costs :-</b>				
Fuel oil	9,442		7,342	
Water rates	1,500		1,478	
Electricity	750		370	
Insurances	1,805		1,763	
Council tax	0		0	
		13,497		10,953
<b>Administration :-</b>				
Secretarial	1,700		1,700	
Stationery & Postage			84	
Sundries & donations	252		215	
Professional fees Dickinson Parker Hill	132		600 surveyor	
Almshouses Assoc'n Subscription	215		404	
		2,299		3,003
<b>Payments for Investments :-</b>				
CCLA		2,000		2,000
<b>Total Payments</b>		<u>45,131</u>		<u>24,163</u>
<b>Net (Payments) for the Year</b>		<u>(3,568)</u>		<u>16,683</u>
<b>Bank Balance as at 31 March 21</b>		<u>45,498</u>		<u>28,815</u>
<b>Bank Balance as at 31 March 21</b>		<u>41,930</u>		<u>45,498</u>

**Non-Monetary Assets - Held for Investment Purposes**

**Most Recent Valuations:**

M & G - N.A.A.C.I.F. Accumulation - 682.584 shares @ £104.7035 each = £71,468.93 as at 31 Dec 21

CCLA Investment - 250.40.85 shares @ 24.252.25 pence = £60,727.63 as at 31.Dec 21

Approved by the Board of Trustees on

and signed on its behalf by:

..... Trustee

..... Trustee

**LATHOM ALMSHOUSE CHARITY - Registered No. 235258**  
**RECEIPTS AND PAYMENTS ACCOUNTS - By Bank Account**  
**Year Ended 31 March 2022**

	Reserve Account	Current Account	Total
	£	£	£
<b>Receipts:-</b>			
Interest	0.60		0.60
Rents and fuel		41,560.92	41,560.92
Compensation			0.00
From NAACIF Funds (dividends)			0.00
<b>Total Receipts</b>	0.60	41,560.92	41,561.52
<b>Payments:-</b>			
Fuel oil		9,442.13	9,442.13
Water rates		1,500.34	1,500.34
Electricity		750.20	750.20
Insurances		1,804.89	1,804.89
Council Tax			0.00
General repairs		17,881.42	17,881.42
General repairs -decorating		4,799.10	4,799.10
Grounds maintenance		1,596.00	1,596.00
Secretarial & stationery etc			0.00
Clerks expenses		1,700.00	1,700.00
Professional fees		132.00	132.00
Septic tank maintenance		575.00	575.00
Heating maintenance & repairs		1,862.70	1,862.70
Electrical maintenance & repairs		620.24	620.24
Almshouses Association Fees		215.00	215.00
Sundries & donations		251.50	251.50
Investment M & G		2,000.00	2,000.00
<b>Total Payments</b>	0.00	45,130.52	45,130.52
<b>Net Receipts / (Payments) for the Year</b>	0.60	(3,569.60)	(3,569.00)
<b>Bank Balance at 31 March 21</b>	5,907.55	39,590.97	45,498.52
<b>Bank Balance at 31 March 22</b>	5,908.15	36,021.37	41,929.52

**Non-Monetary Assets - Held for Investment Purposes**

**Most Recent Valuations:**

M & G - N.A.A.C.I.F. Accumulation - 682.584 shares @ £104.7035 each = £71,468.93 as at 31 Dec 21  
 CCLA Investment - 250.40.85 shares @ 24.252.25 pence = £60,727.63 as at 31 Dec 21

**LATHOM ALMSHOUSE CHARITY**

England & Wales - Charity number 235258

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# Accounts

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**LATHOM ALMSHOUSE CHARITY**  
**Registered No. 235258**

**RECEIPTS AND PAYMENTS ACCOUNT**

**YEAR ENDED**  
**31 MARCH 2021**

**INDEPENDENT EXAMINER'S REPORT TO THE TRUSTEES OF  
LATHOM ALMSHOUSE CHARITY**

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  - to prepare accounts which accord with the accounting records and to comply with the accounting requirements of the Charities Acthave not been met; or
2. to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

J.C. Barton  
Chartered Accountant,  
Martland Buildings, Mart Lane,  
Burscough, Ormskirk, Lancashire,

.....  
Date

**LATHOM ALMSHOUSE CHARITY - Registered No. 235258**  
**RECEIPTS AND PAYMENTS ACCOUNTS - By Bank Account**  
**Year Ended 31 March 2021**

	Reserve Account	Current Account	Total
	£	£	£
<b>Receipts:-</b>			
Interest	2.41		2.41
Rents and fuel		40,744.40	40,744.40
Compensation		100.00	100.00
From NAACIF Funds (dividends)			0.00
<b>Total Receipts</b>	<b>2.41</b>	<b>40,844.40</b>	<b>40,846.81</b>
<b>Payments:-</b>			
Fuel oil		7,341.82	7,341.82
Water rates		1,478.08	1,478.08
Electricity		370.43	370.43
Insurances		1,763.48	1,763.48
Council Tax			0.00
General repairs		1,595.59	1,595.59
General repairs -decorating		1,439.00	1,439.00
Grounds maintenance		3,620.00	3,620.00
Secretarial & stationery etc		83.55	83.55
Clerks expenses		1,700.00	1,700.00
Professional fees		600.00	600.00
Septic tank maintenance		834.00	834.00
Heating maintenance & repairs		99.08	99.08
Electrical maintenance & repairs		619.54	619.54
Almshouses Association Fees		404.00	404.00
Sundries & donations		214.62	214.62
Investment M & G		2,000.00	2,000.00
<b>Total Payments</b>	<b>0.00</b>	<b>24,163.19</b>	<b>24,163.19</b>
<b>Net Receipts / (Payments) for the Year</b>	<b>2.41</b>	<b>16,681.21</b>	<b>16,683.62</b>
<b>Bank Balance at 31 March 20</b>	<b>5,905.14</b>	<b>22,909.76</b>	<b>28,814.90</b>
<b>Bank Balance at 31 March 21</b>	<b>5,907.55</b>	<b>39,590.97</b>	<b>45,498.52</b>

**Non-Monetary Assets - Held for Investment Purposes**

**Valuations as at 31 March 2021:-**

M & G - N.A.A.C.I.F. Accumulation - 682.584 shares @ £94.9541 each = £65,496.73  
 CCLA Investment - 240.85 shares @ £20,660.30 = £49,760.33 as at 31.12.2020

**LATHOM ALMSHOUSE CHARITY - Registered No. 235258**  
**RECEIPTS AND PAYMENTS ACCOUNT**  
**Year Ended 31 March 2021**

	2021		2020	
	£	£	£	£
<b>Receipts :-</b>				
Interest		2		12
From M & G Investments				
Dividends Received COIF Investments				1,374
Compensation		100		
Rents and fuel		40,744		41,558
<b>Total Receipts</b>		<u>40,846</u>		<u>42,944</u>
<b>Payments :-</b>				
<b>Direct Charitable Expenditure :-</b>				
<b>Maintenance &amp; Repairs :-</b>				
Heating repairs & maintenance	99		4,248	
Electrical repairs & maintenance	619		1,145	
General repairs	3,035		5,617	
Septic tank maintenance	834		320	
Grounds maintenance	3,620		5,170	
		8,207		16,500
<b>Property Running Costs :-</b>				
Fuel oil	7,342		9,068	
Water rates	1,478		1,558	
Electricity	370		745	
Insurances	1,763		1,895	
Council tax	0		0	
		10,953		13,266
<b>Administration :-</b>				
Secretarial	1,700		3,200	
Stationery & Postage	84		69	
Sundries & donations	215		150	
Professional fees Wallis Company (surveyors)	600		372	
Almshouses Assoc'n Subscription	404			
		3,003		3,791
<b>Payments for investments :-</b>				
CCLA		2,000		2,000
<b>Total Payments</b>		<u>24,163</u>		<u>35,557</u>
<b>Net (Payments) for the Year</b>		<u>16,683</u>		<u>7,387</u>
<b>Bank Balance as at 31 March 20</b>		<u>28,815</u>		<u>21,428</u>
<b>Bank Balance as at 31 March 21</b>		<u>45,498</u>		<u>28,815</u>

**Non-Monetary Assets - Held for Investment Purposes**

**Valuations as at 31 March 2021:-**

M & G - N.A.A.C.I.F. Accumulation - 682.584 shares @ £95.9541 each = £65,496.73

CCLA Investment - 240.85 shares @ 20.660.30 pence = £49,760.33 as at 31.12.2020

Approved by the Board of Trustees on

and signed on its behalf by:

Trustee



# Trustees' Annual Report for the period

Period start date

Period end date

From

Day

Month

Year

To

Day

Month

Year

1

4

2020

31

3

2021

## Section A

## Reference and administration details

Charity name

LATHOM Almshouses

Other names charity is known by

Registered charity number (if any)

235238

Charity's principal address

TRUSTEES CLERK - 160 BLACK HASS Lane

RAUGHTON

Postcode

W39 4UG

### Names of the charity trustees who manage the charity

	Trustee name	Office (if any)	Dates acted if not for whole year	Name of person (or body) entitled to appoint trustee (if any)
1	JOHN BUTTERWORTH			
2	MARTIN HOWELL			
3	BRYAN COLLIER			
4	ALAN BURGESS			
5	DEREK MIDGLEY			
6	HOWARD WHITAKER			
7	STAN DUTTON			
8	MARK HOLLOWAY			
9	BLISTAIR FREW			
10				
11				
12				
13				
14				
15				
16				
17				
18				
19				
20				

### Names of the trustees for the charity, if any, (for example, any custodian trustees)

Name	Dates acted if not for whole year

**Names and addresses of advisers (Optional information)**

Type of adviser	Name	Address

**Name of chief executive or names of senior staff members (Optional information)**

--

**Section B Structure, governance and management**

**Description of the charity's trusts**

Type of governing document <small>(eg. trust deed, constitution)</small>	Trust Deed
How the charity is constituted <small>(eg. trust, association, company)</small>	Trust
Trustee selection methods <small>(eg. appointed by, elected by)</small>	To interview and identify people with suitable skills to enhance the existing trustees base.

**Additional governance issues (Optional information)**

You **may choose** to include additional information, where relevant, about:

- policies and procedures adopted for the induction and training of trustees;
- the charity's organisational structure and any wider network with which the charity works;
- relationship with any related parties;
- trustees' consideration of major risks and the system and procedures to manage them.

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**Section C Objectives and activities**

**Summary of the objects of the charity set out in its governing document**

To maintain affordable accomadation
-------------------------------------

Provide accommodation for needy.

**Summary of the main activities undertaken for the public benefit in relation to these objects (include within this section the statutory declaration that trustees have had regard to the guidance issued by the Charity Commission on public benefit)**

**Additional details of objectives and activities (Optional information)**

You **may choose** to include further statements, where relevant, about:

- policy on grantmaking;
- policy programme related investment;
- contribution made by volunteers.

**Summary of the main achievements of the charity during the year**

To maintain property and provide affordable accommodation for people who fit the existing criteria.

## Section E Financial review

**Brief statement of the charity's policy on reserves**

Invest surplus money into secure investments to generate extra income.

**Details of any funds materially in deficit**

**Further financial review details (Optional information)**

You **may choose** to include additional information, where relevant about:

- the charity's principal sources of funds (including any fundraising);
- how expenditure has supported the key objectives of the charity;
- investment policy and objectives including any ethical investment policy adopted.

## Section F Other optional information

## Section G Declaration

The trustees declare that they have approved the trustees' report above.

**Signed on behalf of the charity's trustees**

**Signature(s)**

**Full name(s)**

**Position (eg Secretary, Chair, etc)**

**Date**

STUART HOWARD CUNNINGHAM

Clerk

11.3.2022