



Clerk: Ms Luci Ashbourne

CHIPPING NORTON WELFARE CHARITIES

THE GUILDHALL, CHIPPING NORTON, OXFORDSHIRE OX7 5NJ

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Office Hours: Mon – Fri 9am – 1pm

Registered Charity No. 238991

Trustees Annual Report **1.4.2023 – 31.3.2024**

The Trustees met four times during the year 1/4/23 -31/3/24.

The Charity again followed its main purpose with the provision of affordable accommodation in six houses and four flats. Rents were maintained at the same level.

Various works were carried out to maintain the condition of the properties.

The day to day management is by, agents, King & Woolley.

A number of charitable disbursements were given and I declare on behalf of the Trustees that all grants have been awarded in accordance with our Charitable Aims.

Martin Jarratt

Independent examiner's report to the Trustees of Chipping Norton Welfare Charities

I report to the trustees on my examination of the above charity ('the Trust') for the year ended 31 March 2024.

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 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.



Trevor Gill

The Thatches
Avon Dassett
Southam
Warwickshire
CV47 2AT

Date: 25 January 2025

CHIPPING NORTON WELFARE CHARITIES - RECEIPTS AND PAYMENTS REPORT

Receipts	31/03/2024	31/03/2023	Payments	31/03/2024	31/03/2023
Church Street	£14,994.50	£15,832.00	Admin Charges	(£3,680.72)	£0.00
Horse Fair	£8,085.72	£16,686.00	Appello Care Line	(£181.20)	(£362.40)
Park Road	£7,560.00	£7,560.00	Audit fee	(£420.00)	(£390.00)
Dickenson Court	£4,499.48	£7,440.00	Bank charges	(£72.00)	(£72.00)
			Charitable Assistance	(£5,305.42)	(£5,176.98)
Southcombe Rent	£1,769.00	£1,769.00	Church Street	(£3,050.69)	(£7,429.07)
(Grant from Southcombe Charity)			Contract	(£623.60)	(£873.40)
Sibford Gower OS 36	£375.00	£375.00	Deposit Return	(£550.00)	£0.00
(Land Rent)			Dickenson Court	(£2,753.09)	(£759.00)
Insurance Claim	£0.00		Electricity - Church Street	(£1,101.21)	(£572.82)
C.Tax Refund	£0.00		Electricity - Horse Fair	(£699.54)	(£350.03)
Electricity Refund	£0.00		Gas (Park Rd/Horsefair)	£0.00	£0.00
British Gas Refund	£0.00		Horse Fair	(£5,273.10)	(£7,182.98)
			Insurance	(£2,725.14)	(£4,122.12)
			Land Registry	(£157.75)	(£30.00)
			Legal Fees	(£48.00)	(£48.00)
COIF Deposit Interest Retained	£5,858.98	£620.32	NAA Subs	(£343.00)	(£196.00)
(included in balance below)			Park Road	(£175.00)	(£162.00)
			Postage	£0.00	(£15.30)
Investment Income			Professional Fees	£0.00	(£360.00)
C&G Plc			Project Management	£0.00	£0.00
Dividends COIF	£64.22	£48.04	Rent Refund (Stroud)		(£1,584.00)
2.5% Stock			Storage Box	(£150.00)	(£135.00)
			Surveyor's Fees	(£4,800.00)	£0.00
			TV Licence	£0.00	£0.00
			Water Rates Horse Fair	(£1,273.32)	(£1,137.60)
	£43,206.90	£50,330.36		(£33,334.78)	(£30,958.70)

Cash & Investments

Cash

	31/03/2024	31/03/2023
Unity Trust Bank	£74,089.94	£70,076.80
COIF Deposit Account	£126,377.72	£120,518.74
Total Cash	£200,467.66	£190,595.54

Investments

	31/03/2024	31/03/2023
COIF Income - Alms House Charity	£1,204.30	£1,104.34
COIF Income - Relief in Need Charity	£1,204.30	£1,104.34
COIF Accumulation (Investment Account)	£37,981.62	£33,860.03
Naa Accumulation (M&G)	£12,263.07	£11,520.41
Black Rock	£105,319.06	£98,869.62
Total Investments	£157,972.35	£146,458.74
Total Funds	£358,440.01	£337,054.28

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We hereby approve these accounts: 29/01/2025

Accounts Approved: *R. Y. [Signature]*

Name: P. M. SARRATT.

Position: Trustee

Insured Valuations of Properties

	31/03/2024	31/03/2023
Almshouses Church Street	£1,248,038.93	£1,085,251.00
Horse Fair	£964,105.95	£838,353.00
Park Road	£233,988.83	£203,469.00
Dickenson Court	£268,224.53	£233,239.00
Land at Sibford		£5,000.00
	£2,714,358.24	£2,365,312.00

Accounts Approved: *Macher*

Name: A. J. PACKER

Position: Financial Officer