

Registered Charity Number: 241225

CATHOLIC HOUSING AID SOCIETY (WEST LONDON)
TRUSTEES REPORT AND ACCOUNTS
FOR THE YEAR ENDED 31 DECEMBER 2021

BEEVER AND STRUTHERS
CHARTERED ACCOUNTANTS

CATHOLIC HOUSING AID SOCIETY (WEST LONDON)
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FOR THE YEAR ENDING 31 DECEMBER 2021

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**CATHOLIC HOUSING AID SOCIETY (WEST LONDON)
CHARITY REFERENCE AND ADMINISTRATIVE DETAILS
FOR THE YEAR ENDING 31 DECEMBER 2021**

Trustees	The Trustees who have served from 1st January 2021 up to the date of approval of these financial statements were as follows: Mr Gerald Damien Soane – Chairperson Mrs Noreen Villiers – Secretary Mr Patrick Joyce - Treasurer Mr Tony Chui Mr Jeremy de Souza Mr Timothy O'Donoghue Mrs Gill Slater Mr James Cruise
Registered Charity Number	241225
Governing Document	Trust Deed dated 26 February 1965
Registered Address	46 Bradley Road London SE19 3NS
Contact Address	Mr Patrick Joyce 16 High View Close Upper Norwood London SE19 2DS
Independent Examiners	Michael Tourville Beever and Struthers 15 Bunhill Row London EC1Y 8LP

**CATHOLIC HOUSING AID SOCIETY (WEST LONDON)
TRUSTEES' ANNUAL REPORT
FOR THE YEAR ENDING 31 DECEMBER 2021**

Structure, governance and management

The Trustees are responsible for preparing the Trustees' Annual Report and the financial statements. The Trustees have elected to produce receipts and payments accounts under section 133 of the Charities Act 2011.

The Trustees are responsible for keeping proper accounting records that disclose with reasonable accuracy at any time the financial position of the Charity and enable them to ensure that the financial statements comply with the Charities Act 2011 and the provisions of the trust deed. 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.

The Trustees are responsible for the maintenance and integrity of the Charity and financial information included on the Charity's website. Legislation in the United Kingdom governing the preparation and dissemination of financial statements may differ from legislation in other jurisdictions.

The Charity is governed by Trust Deed dated 26 February 1965 as an unincorporated charity.

The Charity is managed by a Committee of Management and individual members shall be elected for a period not exceeding four years, initially for one, two, three or four years.

The induction and training of new members is undertaken by Trustees who have been on the Board for many years.

Objectives

The Charity is established for the charitable purpose of assisting persons of limited means in case of social hardship or economic misfortune upon terms appropriate to their means, whether members of the Charity or not, to find living accommodation by:

(a) financing such persons by donations, loans or giving guarantees for loans made by third parties, with or without security in the purchase of freehold or leasehold properties or taking of leases of such properties to be wholly or partly for their personal occupation; or

(b) purchasing freehold or leasehold properties as living accommodation for such persons with or without payment of rent; or

(c) doing all such other things as are incidental or conducive to the attainment of the above objects or any of them, including in particular but without prejudice to the generality of the foregoing borrowing or raising money in such amounts and manner and upon such terms as the Charity shall think fit.

Public Benefit Statement

The Charity has due regard to guidance published by the Charity Commission on public benefit. The Charity operates to aid persons of limited means in case of social hardship or economic misfortune to find living accommodation. All our charitable activities, defined by our objectives, are for the public benefit.

Achievements and performance

Grants and Legacies

During the financial year ended 31 December 2021 total grants for £17,647 (£24,543) were made. See Note 4 for details. A legacy of £79,179 was received (2020: £0) and £79,165 invested, the difference being unexpected interest received.

**CATHOLIC HOUSING AID SOCIETY (WEST LONDON)
TRUSTEES' ANNUAL REPORT (*CONTINUED*)
FOR THE YEAR ENDING 31 DECEMBER 2021**

Financial review

The policy of the Trustees is to invest in a way that ensures sufficient funds are available to allow the Trust to continue to support individuals or housing charities with similar aims.

The Charity and the Trustees currently hold money in four separate accounts, a current account, deposit account and two investment accounts. The COIF investment accounts have paid out £6,077 of dividend payments in the current year. The COIF deposit account has received £2 of interest payments in the current year. The Charity provide various small donations and grants made by the Trustees. The Trustees do not currently invest in any other instrument or investments.

Reserves policy

The level of reserves held is £227,561 and are all unrestricted (2020: £157,893, all unrestricted). The Trustees continue to search for grant making opportunities within the terms of the Trust. In the opinion of the Trustees, the reserves are sufficient for the current needs of the Trust.

This report was approved by the Trustees on the 21 April 2022 and signed on their behalf by:

Gerald Damien Soane
Chairperson

Date:

**CATHOLIC HOUSING AID SOCIETY (WEST LONDON)
INDEPENDENT EXAMINER'S REPORT
FOR THE YEAR ENDING 31 DECEMBER 2021**

I report to the charity trustees on my examination of the accounts of the charity for the year ended 31 December 2021 which are set out on pages 5 to 11.

Responsibilities and basis of report

As the charity's trustees 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 charity's accounts carried out under section 145 of the 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 charity 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.

Michael Tourville ACA

**Beever and Struthers
Chartered Accountants
15 Bunhill Row
London
EC1Y 8LP**

Date:

CATHOLIC HOUSING AID SOCIETY (WEST LONDON)
RECEIPTS AND PAYMENTS ACCOUNT
FOR THE YEAR ENDED 31 DECEMBER 2021

	Note	Unrestricted funds £	Total 2021 £	Unrestricted funds £	Total 2020 £
Income and endowments from:					
Donations and legacies		79,779	79,779	600	600
Charitable activities		-	-	-	-
Investment Income	2	6,080	6,080	5,456	5,456
Other	3	2,213	2,213	1,309	1,309
Total income and endowments		88,072	88,072	7,365	7,365
Expenditure on:					
Grants Made	4	17,647	17,647	24,534	24,534
Governance Costs	5	757	757	678	678
Other	7	-	-	19	19
Total expenditure		18,404	18,404	25,231	25,231
Net income / (expenditure)		69,668	69,668	(17,866)	(17,866)
Transfers between funds		-	-	-	-
Net movement in funds		69,668	69,668	(17,866)	(17,866)
Reconciliation of funds:					
Total funds brought forward		157,893	157,893	175,759	175,759
Total funds carried forward		227,561	227,561	157,893	157,893

All income and expenditure is unrestricted and derives from continuing activities.

CATHOLIC HOUSING AID SOCIETY (WEST LONDON)
STATEMENT OF ASSETS AND LIABILITIES
AS AT 31 DECEMBER 2021

	Note	2021 £	2020 £
Fixed assets		-	-
Current assets			
Cash at bank and in hand		18,396	27,893
Current Asset Investments	10	209,165	130,000
		227,561	157,893
Creditors: amounts falling due within one year		-	-
Net Current Assets		227,561	157,893
Total assets less current liabilities		227,561	157,893
Creditors: amounts falling due after more than one year		-	-
Net Assets		227,561	157,893
Charity Funds			
Restricted funds		-	-
Unrestricted funds	9	227,561	157,893
Total Charity Funds		227,561	157,893

The financial statements were approved and authorised for issue by the Board on 21 April 2022 and signed on behalf of the Board of Trustees by:

Signature

Signature:

Name:

Name:

The notes on pages 7 to 11 form part of these financial statements.

**CATHOLIC HOUSING AID SOCIETY (WEST LONDON)
NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 DECEMBER 2021**

LEGAL FORM

Catholic Housing Aid Society (West London) is a registered unincorporated charity in England (registration number 241225) and is governed by its Trust Deed dated 26 February 1965. The registered office is 46 Bradley Road, London, SE19 3NS.

1 PRINCIPAL ACCOUNTING POLICIES

Basis of accounting

The financial statements have been prepared under the receipts and payments basis. The Trust was formed on 26 February 1965 for charitable purposes.

The financial statements have been prepared in accordance with the Charities Act 2011. The charity constitutes a public benefit entity as defined by FRS 102.

Incoming resources

Giving and other voluntary income is recognised when it is received.

Outgoing resources (expenditure)

Expenditure is recognised when it is paid. Amounts are stated inclusive of VAT as the charity is unable to recover this.

Restricted and designated funds

Funds received for specific purposes are funds restricted for use for that purpose. The Committee of Management may designate part of the accumulated surplus for certain purposes. In either case those funds are shown separately in the accounts.

Going concern

The financial statements have been prepared on a going concern basis as the Trustees believe that no material uncertainties exist. The Trustees have considered the level of funds held and the expected level of income and expenditure for 12 months from authorising these financial statements. The budgeted income and expenditure is sufficient with the level of reserves for the charity to be able to continue as a going concern.

Financial instruments

Financial instruments such as cash are classified either as basic or complex. All financial instruments are initially measured at their cost at the time the transactions occur. Subsequently all basic instruments are measured at cost and any complex financial instruments are measured at cost.

Financial instruments held by the Charity are classified as follows:

- Cash is held at cost
- Current asset investments are held at cost

CATHOLIC HOUSING AID SOCIETY (WEST LONDON)
NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)
FOR THE YEAR ENDED 31 DECEMBER 2021

2 INCOME FROM INVESTMENTS

	2021	2020
	£	£
COIF Investment Fund Dividends	6,078	5,431
COIF Deposit Fund Interest	2	25
	6,080	5,456

All income from investments is unrestricted (2020: £5,456 unrestricted).

3 OTHER INCOME

	2021	2020
	£	£
Members subscriptions	9	9
Refunded grants	2,204	1,300
	2,213	1,309

All other income is unrestricted (2020: £1,309 unrestricted).

CATHOLIC HOUSING AID SOCIETY (WEST LONDON)
NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)
FOR THE YEAR ENDED 31 DECEMBER 2021

4 ANALYSIS OF RESOURCES EXPENDED

	Unrestricted Funds £	Total 2021 £	Total 2020 £
Grants Made			
SVP Forest Hills/Kingsley Nwaforonso	-	-	2,183
SVP West Croydon/Owusu	976	976	-
SVP Herne Bay/Carragher	1,400	1,400	-
SVP Herne Bay/Dignham	421	421	-
SVP Banstead/Webster	-	-	2,067
SVP West Norwood/Jones	350	350	-
SVP Hexham/Judith Frost	-	-	950
Manna Society	2,000	2,000	1,000
Homelink	2,000	2,000	1,000
SVP Southall/Hallal	-	-	918
SVP Nth Norfolk/Jordan Hughes	-	-	1,300
SVP Herne Bay/Turner	800	800	-
SVP Gt. Yarmouth/Ribeiro	-	-	540
SVP Whitstable/Slater	1,500	1,500	-
SVP Highbury/Nzilako	-	-	750
SVP Whitstable/Lewis	-	-	1,427
SVP Nth Norfolk/Samson	-	-	1,175
SVP Islington/Huggins	-	-	500
SVP Northampton/Ogunyini	-	-	2,000
SVP Nth Norfolk/Singleton	-	-	2,002
SVP Sale/Babatunde	-	-	500
SVP Nth Norfolk/Taylor	-	-	1,300
SVP Northampton/Anne Maguire	548	548	-
SVP Birkenhead/Cannon	-	-	1,200
SVP Whitstable/Scott	-	-	1,070
SVP Herne Bay/Payne	-	-	782
SVP Ipswich/Peacock	-	-	320
SVP Nth Norfolk/Maddox	-	-	1,000
SVP Wirral/Kee	-	-	250
SVP Herne Bay/Ben Ling	570	570	-
SVP Birkenhead/Montgomery	553	553	-
SVP Orpington/Anu & Jaya	1,100	1,100	-
SVP Wallasey/Brumfitt	440	440	-
SVP Highbury/Brewer	500	500	300
SVP Highbury/O'Brian	400	400	-
SVP Wallasey/Breen	255	255	-
SVP Whitstable/Elliott	420	420	-
SVP Nth Norfolk/Eliot	490	490	-
SVP Highbury/Clifton	1,000	1,000	-
SVP Herne Bay/Hewett	1,540	1,540	-
SVP Whitstable/Hellery	384	384	-
Total Grants Made	17,647	17,647	24,534

All expenditure is unrestricted (2020: £24,543 unrestricted).

CATHOLIC HOUSING AID SOCIETY (WEST LONDON)
NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)
FOR THE YEAR ENDED 31 DECEMBER 2021

5 GOVERNANCE COSTS

	2021 £	2020 £
Trustee expenses	27	77
Secretarial Expenses	60	51
Independent examiners remuneration	576	550
Room Hire and Refreshments	94	-
	<u>757</u>	<u>678</u>

All expenditure is unrestricted (2020: £678 unrestricted).

6 INDEPENDENT EXAMINERS REMUNERATION

The independent examiners remuneration amounts to an independent examination fee excluding VAT of £480 (2020: £458).

7 OTHER COSTS

	2021 £	2020 £
Website set-up	-	19
Bank charges	-	-
	<u>-</u>	<u>19</u>

8 TRUSTEES' AND KEY MANAGEMENT PERSONNEL REMUNERATION AND EXPENSES

There were no employees in the current year (2020: none). The Trustees neither received nor waived any remuneration during the year £nil (2020: £nil). No Trustee or staff earned more than £60k in the year.

Only one Trustee had reimbursed expenses during the year amounting to £27 in relation to meeting costs (2020: one Trustee had reimbursed expenses of £77 in relation to meeting costs).

There were no related party transactions identified in the year (2020: £nil).

9 ANALYSIS OF NET ASSETS BETWEEN FUNDS

	Unrestricted funds £	Total £
Fixed assets	-	-
Cash and current investments	227,561	227,561
Other current assets / liabilities	-	-
Creditors more than one year	-	-
Total	<u>227,561</u>	<u>227,561</u>

All income and expenditure is unrestricted.

CATHOLIC HOUSING AID SOCIETY (WEST LONDON)
NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)
FOR THE YEAR ENDED 31 DECEMBER 2021

10 CURRENT ASSET INVESTMENTS

	COIF Invest £	COIF Invest 2 £	Total £
Cost			
As at 1 January 2021	130,000	-	130,000
Additions	-	79,165	79,165
As at 31 December 2021	130,000	79,165	209,165

11 CAPITAL COMMITMENTS

There are no capital commitments as at 31 December 2021 (2020: £nil).

12 OPERATING LEASES

The Charity did not have any operating leases in the year (2020: none).

13 TAXATION

Catholic Housing Aid Society (West London) is a registered charity and is thus exempted from taxation of its income and gains falling within section 524 of the Income Tax Act 2007 to the extent that they are applied to its charitable objectives. No tax charge has arisen in the year (2020: £nil).