

MOLESWORTH EVENTIDE HOMES

Registered No: 252013

ANNUAL REPORT and STATEMENT OF ACCOUNTS for the year ended 5th April 2021

Chattertons
Solicitors
9 Broad Street
Stamford
Lincolnshire
PE9 1PY
Ref: PR.SM

MOLESWORTH EVENTIDE HOMES
Annual Report for the period ended 5th April 2021

The Charity called the Molesworth Eventide Homes at Ketton, Rutland was founded by Will of Mary Emma Molesworth proved with Codicil thereto in the Principal Registry on the 9th April 1965 and comprised in a Conveyance and Trust Deed dated the 21st March 1967. The principal address is c/o 9 Broad Street, Stamford, Lincolnshire, PE9 1PY and is registered with the Charity Commission No. 252013.

The Charity Trustees during the period were:-

John Phillips (resigned June 2020)
Barry Bedford (resigned June 2020)
Martin Downes
Janis Salmon

Michael John Wright Chairman
Fiona Blackburn
Mary Cade
Craig Mann
Gillian Laycock

The objects of the Charity are:-

'the establishment and maintenance of the Eventide Homes at Ketton aforesaid for the use and benefit of deserving persons of either sex who in their declining years are unable to provide themselves with a home (such) homes to be occupied by old residents of Ketton aforesaid who may through ill health, adversity or misfortune be in reduced circumstances ...'

The occupants of the Charity bungalows at 1 – 8 Molesworth Bungalows, Ketton are:-

No 1 Mrs Dorothy Marion Wright
No 2 Mrs Maria Carmen Berry
No 3 Mr David John and Mrs Monica Mary Thompson
No 4 Mrs John Fountain
No 5 Mr Derek Stuart and Mrs Gail Margaret Chapman
No 6
No 7 Mrs Marion Pridmore
No 8 Mrs Catharine Bristow

The power to appoint new Trustees is vested in the existing Trustees. When new Trustees are appointed they are given an overview of the Charity and an outline of both its operational and financial activities. New Trustees are selected in order to gain benefit from their skills and experience, to complement the existing Trustees, and to provide succession.

The Trustees can report that the management of the Charity was in their opinion completed on a satisfactory basis during the year. The Trustees having considered the guidelines issued by the Charity Commission on public benefit are of the opinion that the criteria are being met within the objectives and activities of the Charity.

Review of the year:-

Sadly, I have to report the deaths of our tenants Mr C Campbell, Mr J Fountain and Mr G Bradshaw during this year. Mrs Sheila Rowell has also sadly died following her recent allocation of Number 6.

Further Special Meetings will be held to appoint a new tenant for number 6 next year.

Arrangements were made to redecorate/repair numbers 6 & 7 and both bungalows were deep cleaned.

The financial position of the Charity at 5th April 2021 is considered satisfactory and more than adequate to meet the objectives of the Charity.

MJ Wright
Chairman on behalf of the Trustees

30/01/2022
Date

MOLESWORTH EVENTIDE HOMES

Statement of Accounts for the Year Ended 5th April 2021 – Receipts and Payments Account

<u>RECEIPTS</u>	2021	2020	<u>PAYMENTS</u>	2021	2020
	£	£		£	£
<u>Income from property Contributions for the year</u>	27,255.60	25,908.53	<u>Upkeep of Properties</u>		
			Eon	469.75	274.69
Rent of Fields at North Luffenham	142.50	142.50	Anglian Water Rates	2,076.34	2,638.06
<u>Investment Income</u>			Insurance Ecclesiastical	997.11	1,102.83
Dividends	6,000.00	4,985.00	MG Plumbing & Heating Colourbank – carpets	755.00 1,108.00	1,224.00 -
Western Power – easement	11.84	11.78	Brian Naylor – Gardening	2,297.71	2,274.00
			J Wilcockson – Tree care	450.00	425.00
			Ian Halsall – painting	1,788.00	-
			P Hardy – sundry	-	204.50
			Steve Whittle – lights/fan	395.00	125.00
			British Gas	2,618.01	3,742.07
			John Phillips – lock reimburse	288.00	-
			British Gas – maintenance	2,342.52	1,956.48
			Carpet Fitter	210.00	-
			Richardsons – land fees	17.10	17.10
			Oakham Pest Control	80.00	230.00
			Barker Signs	-	67.20
			CS Fenn – Repairs	1,844.79	-
				<u>17,737.33</u>	<u>14,280.93</u>
			Services for Residents etc		
			Cross Keys	-	3,494.40
			Christmas Hampers/Gifts	<u>280.00</u>	<u>320.00</u>
c/f	33,409.94	31,047.81	c/f	18,017.33	18,095.33

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Statement of Accounts for the Year Ended 5th April 2021 – Receipts and Payments Account

<u>RECEIPTS</u>	<u>2021</u>	<u>2020</u>	<u>PAYMENTS</u>	<u>2021</u>	<u>2020</u>
	£	£		£	£
b/f	33,409.94	31,047.81	b/f	18,017.33	18,095.33
			Administration		
			John Phillips -- Expenses		
			Refund	-	177.00
			Almshouse Association	182.00	179.00
			Clerks Salary	3,600.00	3,600.00
			Stephenson Smart – Auditors	-	720.00
			-	3,782.00	4,676.00
TOTAL RECEIPTS	33,409.94	31,047.81	TOTAL ANNUAL RUNNING COSTS	21,799.33	22,771.33
TOTAL ANNUAL RUNNING COSTS	(21,799.33)	(22,771.33)			
NET RECEIPTS FOR THE YEAR	11,610.61	8,276.48			
Balance brought forward 06.04.2020	22,554.14	14,265.66			
Balance carried forward 05.04.2021	34,164.75	22,554.14			

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Schedule of Assets for the Year Ended 5th April 2021

1.	1 to 8 Molesworth Bungalows (Insurance cover £965,040)		
2.	OS90 and 92 North Luffenham		
3.	No 1 Account (Permanent Endowment)	2021 £	2020 £
	11M Strategic Adventurous Portfolio*	264,850.67	284,584.13
4.	No 2 Account (Extraordinary Repair Fund)		
	11 M Strategic Moderate Portfolio*	8,673.20	8,783.67
5.	No 3 Account (Accumulations of Income)		
	11M Strategic Moderate Portfolio*	201.56	204.10
6.	Barclays Bank Plc – Community Account	34,070.86	22,554.14
7.	Chattertons – Client Account	93.89	Nil

***As at 31 December 2020**

**Independent Examiner's Report
To the Trustees of Molesworth Eventide Homes**

I report to the charity trustees on my examination of the accounts of the charity for the year ended 5 April 2021 which are set out on pages 2 to 4.

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.



K M Hilliard ACA FCCA CTA
Stephenson Smart & Co
36 Tyndall Court
Commerce Road
Lynchwood
Peterborough
PE2 6LR

Date: 2/2/2022