



ST. SWITHIN'S HOUSE TRUST

STATEMENT OF ACCOUNTS FOR THE YEAR ENDED 31 DECEMBER 2024

ST. SWITHIN'S HOUSE TRUST

ANNUAL REPORT FOR THE YEAR ENDED 31 DECEMBER 2024

CHARITY COMMISSION REFERENCE NUMBER: 700653

PRINCIPAL ADDRESS

St. Swithin's House
Barston
Solihull
West Midlands
B92 0JU

BACKGROUND AND ACTIVITIES

The Trust was established in 1990 (under an original deed dated 15 August 1988 as amended on 30 June 1990) for the purposes of adapting and maintaining St. Swithin's House as a Christian conference centre and retreat.

ADMINISTRATOR

Mr R.L. Stretton
6 Chapel Fields Road
Solihull
B92 7RX

07496 813905

TRUSTEES during the year

Rev. S.C.L. Dimes

Rev. R. N. Parker (until 28.6.2024)

Mrs M.A. Daymond

Ms A Holt

Mr C.E. Jukes

Mr J.S. Scriven

Mr R.L. Stretton (from 26.4.2024)

Approved by the trustees and
Signed on their behalf



Dated:

24th Feb 2025

ST SWITHIN'S HOUSE TRUST

STATEMENT OF FINANCIAL ACTIVITIES

AS AT 31ST DECEMBER 2024

	2024	2023
	£	£
<u>Incoming Resources</u>		
Hire fees and charges	10,936	10,770
Interest (CBF Deposit account)	996	848
Donations & Fundraising Events	8,889	3,473
Other Income (Grants, payphone etc)	1,908	1,001
Gift Aid	-	-
P.C.C. Contributions	6,000	3,500
Total Income	<u>28,729</u>	<u>19,592</u>
<u>Resources used</u>		
Cleaning and toiletries	3,849	3,509
Waste disposal	499	476
Electricity	1,670	1,342
Heating oil and boiler maintenance	2,825	1,210
Furnishings and equipment	5,722	2,397
Insurance	2,230	3,150
Repairs and maintenance	6,854	4,586
Printing, stationery, promotions, website	200	271
Lawn mowing and garden	1,555	1,343
Telephone (House Payphone +Broadband)	499	464
Sundry expenses	162	117
Administrator's expenses	43	35
Total expenses	<u>26,108</u>	<u>18,900</u>
Operating surplus (deficit)	2,621	692
Depreciation of Windows/doors	NIL	NIL
Amortisation of improvements (kitchen)	NIL	NIL
Sub-total	NIL	NIL
NET INCOMING (OUTGOING) RESOURCES	<u>2,621</u>	<u>692</u>
FUND BALANCES : Bt.fwd	24,131	23,439
: C.fwd	<u>26,752</u>	<u>24,131</u>

ST SWITHIN'S HOUSE TRUST

BALANCE SHEET

AS AT 31ST DECEMBER 2024

	2024		2023	
	£	£	£	£
REPLACEMENT WINDOWS LESS DEPRECIATION		<u>NIL</u>		<u>NIL</u>
KITCHEN REFURBISHMENT LESS AMORTISATION		<u>NIL</u>		<u>NIL</u>
BANK BALANCES				
Lloyds Bank	6,418		4,793	
Central Board of Finance	20,334	<u>26,752</u>	19,338	<u>24,131</u>
NET ASSETS		<u>26,752</u>		<u>24,131</u>
FUNDS:				
CAPITAL FUND - unrestricted		<u>26,752</u>		<u>24,131</u>

Approved by the Trustees on ... 24th February 2025

And signed on their behalf by:

Treasurer:



Trustee:



ST. SWITHIN'S HOUSE TRUST

NOTES TO THE ACCOUNTS

As at 31 DECEMBER 2024

1. BASIS OF ACCOUNTS

a) General

The accounts are prepared under the historical cost convention and in accordance with applicable accounting standards and the Charities statement of recommended practice.

b) Financial Year

Until 2016, the Financial Year ended on 30th September.

In 2017 the Financial Year was extended to 31st December in order to harmonise with the Annual Accounts of Barston PCC. Henceforth the Financial Year will end on 31st December.

c) Income Recognition

Income and expenditure is recognised in the accounts when it is received or paid.

d) Capital Expenditure

Original costs for the renovation of and improvements to the physical structure of the building are capitalised and carried forward. All other building costs, equipment and furnishings are written off as current expenditure.

e) Amortisation of Building improvements

Improvements to the building were amortised over a period equal to the length of the initial lease and an equivalent renewal period, being twenty years in total.

On this basis the Building improvements were fully written down during the year ending 30th September 2011.

Refurbishment of the two bathrooms and replacement of stair carpet was amortised over a period of five years and fully written down during the year ending 31st December 2017. The roof/gutter repairs were fully written down during the year ending 31st December 2018.

Refurbishment of the kitchen will be amortised over a period of three years to the end of the lease which expired on 2nd January 2022.

f) Depreciation

The cost of replacement windows was depreciated over ten years at 10% of cost each year. This cost was fully written down during the year ending 31st December 2019.

g) Covenants

Both annual and deposit covenants received are accounted for as income on receipt by the Trust. Income tax or Gift Aid refunds relating to covenants are recognised for as income on receipt by the Trust. Income tax and Gift Aid refunds relating to covenants are recognised when the refunds are made.

ST. SWITHIN'S HOUSE TRUST
INDEPENDENT EXAMINER'S REPORT TO THE TRUSTEES
for the Year Ended 31 DECEMBER 2024

I report on the accounts of the Trust for the year which are set out on pages 2 to 5.

Respective responsibilities of trustees and examiner

As the Charity's trustees you are responsible for the preparation of the accounts; you consider that the audit requirement of section 144 of the Charities Act 2008 (the Act) does not apply.

It is my responsibility to examine the accounts (under section 145 of the Act) and to state, on the basis of the procedures laid down in the General Directions given by the Charity Commissioners under section 156 of the Act 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 Commissioners. An examination includes a review of the accounting records kept by the charity and a comparisons 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 I do not express an audit opinion on the view given by the accounts.

Independent examiner's statement

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

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 Act; and

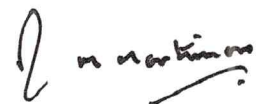
to prepare accounts which accord with the accounting records and to comply with the accounting requirements of the Act.

have not been met; or

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

Signed

Dated



10-2-2025