Comasonic Benevolent Fund

Registered charity No: 205813

ACCOUNTS
FOR THE YEAR ENDED
31 DECEMBER 2025

Comasonic Benevolent Fund
Hexagon House, 37-39 Surbiton Hill Road, Surbiton, Surrey, KT6 4TS
www.freemasonryformenandwomen.co.uk E: benevfund@freemasonryformenandwomen.co.uk T: +44 (0)20 8339 9000

THE CO-MASONIC BENEVOLENT FUND
FINANCIAL STATEMENTS

FOR THE YEAR ENDING 31 DECEMBER 2025

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THE CO-MASONIC BENEVOLENT FUND
REPORT OF THE CHAIRMAN

FOR THE YEAR ENDING 31 DECEMBER 2025

As chair person and on behalf of the board of trustees (“Trustees” or “Board”) of the Comasonic Benevolent Fund (“CMBF”), I am pleased to present the annual report for the Comasonic Benevolent Fund (“CMBF”) for the year ending 31st December 2025.

I would like to express my gratitude to the Trustees, volunteers and support staff of the CMBF for their continued support this year.

The Trustees are volunteers. They provide their time, commitment and energy as the vital glue allowing all the other critical parts of CMBF to operate. For this I offer my heartfelt thanks.

The CMBF continues to donate to worthwhile charities and causes, both nationally and internationally. The CMBF helps in its small way towards improving the lives of our beneficiaries.

Looking to the future, we have as other small charities challenges ahead but I feel confident that we will continue to assist those in need throughout 2026.

Christine Hilcenko – Chair

1st August 2026

THE CO-MASONIC BENEVOLENT FUND
LEGAL AND ADMINISTRATIVE INFORMATION

FOR THE YEAR ENDING 31 DECEMBER 2025

Trustees

Dr Christine Hilcenko	**Chair**
Brian Roberts	**Secretary**
Rene Pfertzel	**Treasurer**
Anne Hoblyn MBE	
Nicole Vitzthum	
Kamil Kacprzak (appointed: 20.05.2025)	
James Moseley (appointed: 29.07.2025)	
Sue Moseley (appointed: 29.07.2025)	
Denys Julian Rees (resigned: 08.01.2025)	
The British Co-Masonic Trust Ltd	(nominated representative - Sally Roberts)

Trustees resigned during & since year ended 31.12.2024
Denys Julian Rees (resigned: 08.01.2025)

Trustees appointed during year
Kamil Kacprzak (appointed: 20.05.2025)
James Moseley (appointed: 29.07.2025)
Sue Moseley (appointed: 29.07.2025)

Charity Address

Hexagon House
37 / 39 Surbiton Hill road
Surbiton
Surrey
KT6 4TS

Bankers

Lloyds TSB
Law Courts (300004) Branch
222 Strand
London
WC2R 1BB

Independent Examiner

Reza Samii Chartered Accountant
5 Calico Row
Plantation Wharf
London
SW11 3YH

THE CO-MASONIC BENEVOLENT FUND
TRUSTEES ANNUAL REPORT

FOR THE YEAR ENDING 31 DECEMBER 2025

The trustees present their report with the independently examined accounts of the Comasonic Benevolent Fund for the year ended 31 December 2025. The accounts have been prepared in accordance with the accounting policies set out on page 14.

1. Constitution and Objectives

The CMBF is a registered charity number 205813. The governing document is a Trust Deed dated 30 October 1933, with a supplemental deed dated 14 December 2004 relating exclusively to property known as Hexagon House, 37/39 Surbiton Hill Road, Surbiton, Surrey, KT6 4TS, (transferred to the CMBF on 30 October 2004). This supplemental deed specifies the terms under which the property known as Hexagon House will be held, and relates specifically to its use by the British Federation of the International Order of Freemasonry for Men and Women Le Droit Humain (formerly known as International Co-Freemasonry Le Droit Humain) (the "British Federation").

The Charity's objects and purposes are:

- The relief of poverty and distress among members of the British Federation and others, and to assist deprived children and young people, up to age of 24 years to achieve their full potential.
- Such other charitable purposes as may be from time to time prescribed in that behalf by the said constitutions laws regulations and rules.

Within these objects and purposes, Trustees' priorities are:-

- The welfare of members of the British Federation who are in need.
- Help for the less fortunate or suffering members of humanity, particularly children.
- Support for deprived children and young people up to and including the age of 24 years to fulfil their potential.

2. Organisational Structure

Management of the Fund falls under three principal headings:

- Board of trustees (policy issues, strategic management of the Fund and donations to external bodies and charities).
- Board of benevolence (management of welfare issues and charitable payments or gifts to members of the British Federation, in line with policy).
- Property management (all matters connected with the maintenance of Hexagon House).

A copy of the organisational structure and associated responsibilities is at Appendix 1 on page 22.

3. Financial Review

All persons involved in the management and administration of the Fund, and in pursuing its objects, are volunteers, with the exception of a part-time book-keeper. CMBF also calls on external service providers for Chartered Accountancy services, part-time admin person, building maintenance / gardening and cleaning services. Consequently, employment costs continued during the year, although these have been kept to a minimum.

The CMBF owns and occupies the property and land known as Hexagon House in Surbiton, for which there is the usual expenditure on utilities, decoration and maintenance. These costs continue to be met from income received through the letting of office space, the top flat of the house and car parking.

3. Financial Review - (Continued…)

Ownership of Hexagon House, which was built in 1899, involves significant maintenance costs and associated administration.

The Fund's limited financial assets are invested in low-risk deposit accounts and investment bonds, re-invested on maturity.

The Trustees regularly monitored income and expenditure to ensure compliance with budgetary aims.

4. Governance issues and Policy Review

Risk Management

The main risks to the Fund have not changed and are:

- Closure of the British Federation, formerly known as International Co - Freemasonry.
- Loss and reduction in income through non-lettings from Cranhurst Lodge, the car park and the top flat - properties forming part of Hexagon House.
- Serious damage to the property or environmental conditions preventing lodge meetings from being held.
- Reduction in the number of lodges hiring Hexagon House.
- Change in rating category resulting in higher business rates.
- Shortage of volunteers to help with administration and management of the fund.

Reserve Policy

The Fund's reserve policy is to:

- start each year with one year's estimated expenditure in the bank excluding potential income and invested funds.

- retain a reserve of £30,000 to cover annual maintenance, repairs and decorations to Hexagon House and the land in Surbiton Hill Road, including Cranhurst Lodge and an additional £10,000 for annual grants plus £11,000 for routine running costs.

Appointment of Trustees

The Board of Trustees consists of at least three and at least six more individuals, but not limited to this as a maximum, to take on the roles needed and all of whom must be members of the British Federation. It comprises:-

- The Chair
- The Treasurer
- At least seven other elected members.

4. Governance issues and Policy Review - (Continued…)

The British Co-Masonic Trust Ltd (a company limited by guarantee) has a representative on the board of Trustees of CMBF. Miss. Sally Roberts is that representative.

Each Trustee has a portfolio of responsibilities (see Appendix 1).

Conflict of Interest Policy
Any conflict of interest must be declared at the commencement of each meeting.

Health and Safety Policy
A policy is in place.

Fraud Prevention Policy
A policy is in place.

GDPR Policy
A policy has been put in place to comply with the revised legislation related to the collection, handling and storage, correction and retention of personal information held by the Comasonic Benevolent Fund. Limited personal details are retained and include mainly those of for the CMBF's trustees, volunteers, beneficiaries, the independent examiner and contractors, as applicable. Such information is retained within the retention periods required by law and solely for the purposes of the charity, for inclusion in reports to the Charity Commission and for any other legislative requirement. Enquiries regarding access to personal data are made to the Secretary who provides a subject access request form if necessary.

Safeguarding Policy

The CMBF does not interact directly with children and vulnerable adults, but donates to charitable organisations that do.

Similar scrutiny is applied to other charities / organisations which have direct access to children and vulnerable adults and which seek donations.

5. Public benefit

The purpose of CMBF, as stated on page 4, is to relieve poverty and distress amongst members of the British Federation of the Order and others, as well as such other charitable purposes as determined by the Trustees from time to time based on certain criteria and guidelines using certain principles or directions set out from time to time by the Trustees in line with the current objects of the charity.

The definition of "others" was amended in 2019 to include persons related to the members of the Order (immediate family) or immediate dependents (by non-marriage).

Assistance to the public is focused on deprived young people up to and including the age of 24 years in order to help them achieve their full potential and the elderly, who have limited capabilities.

All lodges contribute 25% of their charitable collections to the CMBF, but these and other donations remain at a very low levels and have minimal impact on the Fund's income.

5. Public benefit - (Continued…)

The purpose of the Fund is achieved through:

● the making of financial gifts to members of the British Federation who are poor or distressed and through the provision of welfare support services such as home visits.

● making donations to other organisations and (non-masonic) charities whose aims and objects also relate to helping those who are in poverty or distress, particularly amongst children.

When setting annual objectives, the Trustees ensured they include actions that realistically will help achieve the overall purpose.

There are six important principles/directions taken by the Trustees each year. These remain the same every year:

❖ **the Charity does not raise money from the public.** All income derives from donations by members of the British Federation, donations from lodges and chapters of the British Federation, legacies from deceased members and rent from properties. A large proportion of this rental income is gifted to third party charities.

❖ **the Charity does not charge any fees for any of its services.**

❖ **there are no membership fees, contributions or subscriptions payable.**

❖ **all members of the British Federation qualify for financial assistance,** provided they meet the aid criteria including (without limitation) the criteria required to benefit from state welfare support.

❖ **Management and administration of the Charity, is effected by volunteers (in as much as possible). The CMBF's policy is that volunteers provide their services or assistance free of charge.** Administrative costs therefore are kept to an absolute minimum.

❖ **Donations to external bodies or charities are made only to those whose aims are similar to ours,** in respect of the relief of poverty and distress.

Identifiable benefit or benefits

The benefits arise from the provision of financial aid to members of the British Federation and to other organisations and charities, and the provision of welfare support, interest in and contact with sick or elderly members. These benefits are directly related to the CMBF's purposes. The trustees of the CMBF ensure that they set annual objectives most likely to achieve them. These objectives are monitored and reviewed throughout the year. It is the view of trustees that no harm or detriment arises from these benefits.

5. Public benefit - (Continued…)

Benefit to the public, or section of the public

In making grants to members, the Trustees of the CMBF have set criteria that must be met before financial assistance is given. These criteria are used to measure the extent of poverty or distress. They are quite strict which, coupled with the fact that only a tiny proportion of our members live at or below the poverty line, means that very few need or qualify for aid. However, a greater number who are sick or elderly do require welfare support, but this is usually of a temporary nature and costs little. For the purpose of alleviating temporary circumstances, loans to cover extraneous circumstances are provided, with a repayment period. Generally no interest is applied.

In making donations to other bodies or charities, the Trustees assess the degree to which their aims are similar to ours in respect of the relief of poverty and distress. Donations are made only to those that clearly demonstrate that relief.

Benefits are spread across a very small number of members of the International Order of Freemasonry for Men and Women (the “Order”), for whom the CMBF originally was set up in 1933. The number of members to receive financial support in 2025 was none.

Membership of the Order is open to all sections of the public who are 18 years old or more and who are of good character. Members pay a small subscription to the British Federation of the Order, but not to the CMBF, which is open to all members without cost.

Criteria for selecting third party organisations, including non-masonic charities with aims similar to ours:

● Financial support towards a bursary for a gifted pupil in the Reigate area.

No fees are charged and the financial benefits are restricted to those who are in poverty or distress.

6. Year under Review

The business plan for 2025 was implemented. A synthesis of this is at Appendix 2 on page 23, with a summary of the results, showing the extent to which our annual objectives were achieved.

Income from fund raising activities remained £NIL as no such activities were undertaken.

The top flat of Hexagon House remained let for the period.

Extensive repairs to Hexagon House were enacted.

As in previous years, without the income derived from the property, the Fund could not meet its commitments and would be regarded as a very small charity.

There were no grants to members of the British Federation as none were brought to notice as being in need of help.

6. Year under Review - (Continued…)

£11,040 was given to UK charities in total.

In line with our desire to support deprived young children and help them to fulfil their potential, £1,600 was again donated to Reigate Grammar School towards the sponsorship of a boy's education.

Welfare calls were made to members, who are house-bound or resident in care homes and no longer able to travel. This is an important aspect of welfare for the sick and elderly who might not need financial assistance but who do need someone to show an interest in their well-being. The CMBF paid for the cost of these calls.

The receipt of donations and the allocation of assistance to the British Federation members is dealt with by the British Federation's Almoner, who chairs a Board of Benevolence comprising five members, not including herself/himself, drawn from members of the British Federation. This Board of Benevolence is responsible for all welfare issues at the British Federation level, whereas individual lodge almoners have responsibility at the local level.

Donations to external bodies and charities are decided separately by the Board of Trustees of the CMBF.

The CMBF is a member of the UK Debt Management Office's Approved Group, which enables it to buy and sell British Government Stocks

7. Statement of Trustees' Responsibilities:

The Charities Act 2011 requires the Board of Trustees of the CMBF to prepare financial statements for each financial year which give a true and fair view of the state of affairs of the CMBF and the income and expenditure of the CMBF for the relevant financial year.

In preparing those Financial Statements, the Trustees are required to :

* select suitable accounting policies and then apply them consistently;
* make judgments and estimates that are reasonable and prudent;
* prepare the Financial Statements on the going concern basis unless it is inappropriate to presume that the Fund will continue.

The Trustees are responsible for keeping proper Accounting Records which disclose with reasonable accuracy at any time the Financial Position of the Fund and to enable them to ensure that the Financial Statements comply with Charities Act 2011. They are also responsible for safeguarding the assets of the Fund and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

This report was approved by the Trustees on 1st August 2026 and signed on their behalf by:

Christine Hilcenko - Chair
1st August 2026

THE CO-MASONIC BENEVOLENT FUND
INDEPENDENT EXAMINER'S REPORT TO THE TRUSTEES

FOR THE YEAR ENDING 31 DECEMBER 2025

I report to the trustees on my examination of the accounts of the above charity for the year ended 31st December 2025.

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 2011 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 which gives me cause to believe that in, any material respect:

- the accounting records were not kept in accordance with section 130 of the Charities Act; or
- the accounts did not accord with the accounting records; or
- the accounts did not comply with the applicable requirements concerning the form and content of accounts set out in the Charities (Accounts and Reports) Regulations 2008 other than any requirement that the accounts give a 'true and fair' view which is not a matter considered as part of an independent examination.

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.

Reza Samii **Date: 8th October 2026**
Chartered Accountant and Registered Auditor
5 Calico Row
Plantation Wharf
Battersea
London, SW11 3YH

THE CO-MASONIC BENEVOLENT FUND
STATEMENT OF FINANCIAL ACTIVITIES

FOR THE YEAR ENDING 31 DECEMBER 2025

	ALMONERS FUNDS Unrestricted Funds Note 2		BUILDINGS FUNDS Unrestricted Funds Note 3		BUILDINGS FUNDS Restricted Funds (SPES FUND) Note 4		TOTAL	
	2025 £	*2024 £*	2025 £	*2024 £*	2025 £	*2024 £*	2025 £	*2024 £*
Income and endowments from:								
Donations & legacies	**1,239**	*765*	**0**	*0*	**0**	*25*	**1,239**	*790*
Charitable Activities	**0**	*0*	**0**	*0*	**0**	*0*	**0**	*0*
Other trading activities	**0**	*0*	**48,935**	*64,279*	**0**	*0*	**48,935**	*64,279*
Investments	**331**	*730*	**1,029**	*1,708*	**0**	*0*	**1,360**	*2,438*
Total	**1,569**	*1,495*	**49,964**	*65,988*	**0**	*25*	**51,533**	*67,507*
Expenditure on:								
Charitable activities - direct	**(40)**	*(591)*	**(11,040)**	*(17,428)*	**0**	*0*	**(11,080)**	*(18,019)*
Charitable activities - - establishment costs	**0**	*0*	**(44,674)**	*(50,400)*	**0**	*0*	**(44,674)**	*(50,400)*
Other expenditure	**(231)**	*(147)*	**0**	*0*	**0**	*0*	**(231)**	*(147)*
Total	**(271)**	*(738)*	**(55,714)**	*(67,828)*	**0**	*0*	**(55,985)**	*(68,566)*
Net Income / (Expenditure) before transfers - C/f to next page	**1,298**	*757*	**(5,750)**	*(1,841)*	**0**	*25*	**(4,452)**	*(1,059)*

Notes 1 to 9 form part of these accounts

THE CO-MASONIC BENEVOLENT FUND
STATEMENT OF FINANCIAL ACTIVITIES

FOR THE YEAR ENDING 31 DECEMBER 2025

	ALMONERS FUNDS Unrestricted Funds Note 2		BUILDINGS FUNDS Unrestricted Funds Note 3		BUILDINGS FUNDS Restricted Funds (SPES FUND) Note 4		TOTAL	
	2025 £	*2024* £	**2025** £	*2024* £	**2025** £	*2024* £	**2025** £	*2024* £
Balances B/F from previous page - Notes 2 & 3	**1,298**	*757*	**(5,750)**	*(1,841)*	**0**	*25*	**(4,452)**	*(1,059)*
Transfers between funds	**108**	*0*	**(108)**	*0*	**0**	*0*	**0**	*0*
Net movements in funds	**1,406**	*757*	**(5,858)**	*(1,841)*	**0**	*25*	**(4,452)**	*(1,059)*
Brought Forward :								
Income Funds	**55,068**	*54,311*	**1,934,435**	*1,936,276*	**2,057**	*2,032*	**1,991,560**	*1,992,619*
Reserves on Transfer of Assets	**0**	*0*	**1,003,403**	*1,003,403*	**0**	*0*	**1,003,403**	*1,003,403*
Adjustment for rounding amounts	**0**	*0*	**(1)**	*(1)*	**0**	*0*	**(1)**	*(1)*
Total funds carried forward	**56,474**	*55,068*	**2,931,980**	*2,937,838*	**2,057**	*2,057*	**2,990,510**	*2,994,962*

Notes 1 to 9 form part of these accounts

THE CO-MASONIC BENEVOLENT FUND
BALANCE SHEET

AS AT 31 DECEMBER 2025

	Notes	31-Dec-25 £	31-Dec-25 £	31-Dec-24 £	31-Dec-24 £
FIXED ASSETS					
Tangible Assets	**5.**		**2,750,290**		*2,750,387*
Investments	**6.**		**85,955**		*85,955*
			2,836,245		*2,836,342*
CURRENT ASSETS					
Debtors	**7.**		**8,548**		*9,530*
Cash at bank and in hand :					
- Almoners Funds :					
Lloyds TSB - Business			**7,026**		*4,428*
- Buildings Funds :					
Lloyds TSB - Treasurers		**32,468**		*31,799*	
Lloyds TSB - Instant access		**120,522**		*119,493*	
SPES Account - restricted		**2,057**		*2,057*	
Cash in hand		**0**		*0*	
			155,047		*153,349*
CREDITORS : Amounts falling due within one year	**8.**		**(16,355)**		*(8,687)*
NET CURRENT ASSETS / (LIABILITIES)			**154,265**		*158,620*
TOTAL NET ASSETS / (LIABILITIES)			**2,990,510**		*2,994,962*
THE FUNDS OF THE CHARITY:					
Unrestricted income funds					
- Building Funds - unrestricted	**9.**		**1,928,579**		*1,934,437*
- Building Funds - restricted (SPES)	**4.**		**2,057**		*2,057*
- Almoners Funds - unrestricted	**8.**		**56,471**		*55,065*
- Reserve on transfer of assets - Building Funds	**9.**		**1,003,403**		*1,003,403*
			2,990,510		*2,994,962*

The financial statements were approved by the Trustees on 8th October 2026 and signed on their behalf by:

Ms. Christine Hilcenko……..…… Chair

Mr. Brian Roberts…..……..……..Trustee

Notes 1 to 9 form part of these accounts

THE CO-MASONIC BENEVOLENT FUND
NOTES TO FINANCIAL STATEMENTS

FOR THE YEAR ENDING 31 DECEMBER 2025

1. ACCOUNTING POLICIES:

a) ACCOUNTING BASIS AND STANDARDS:

The financial statements have been prepared under the historical cost convention as modified to include the revaluation of the freehold property and in accordance with Accounting Standards in the UK, the Financial Reporting Standard FRS 102, the Charities SORP FRS 102 and the Charities Act 2011.

The charity meets the definition of a public benefit entity under FRS 102.

b) INCOMING RESOURCES:

Recognition of incoming resources

These are included in the Statement of Financial Activities (SOFA) when:
- the charity becomes entitled to resources;
- the trustees are virtually certain they will receive the resources; and
- the monetary value can be measured with sufficient reliability.

c) EXPENDITURE AND LIABILITIES:

Liability recognition
Liabilities are recognised as soon as there is a legal or constructive obligation committing the charity to pay out resources.

d) TANGIBLE FIXED ASSETS AND DEPRECIATION:

Depreciation is provided at rates calculated to write off the cost less residual value of each asset over its expected useful life, as follows:

Fixtures & fittings	- 25% reducing balance
Office Equipment	- 25% reducing balance

e) PROPERTY REVALUATION:

The freehold property is revalued by the Trustees after obtaining professional assistance.

f) RESERVES POLICY:

The charity starts each year with one year's estimated expenditure in the bank excluding potential income and invested funds and in addition;-

The charity retains a reserve of £30,000 to cover annual maintenance, repairs and decorations to Hexagon House and the land in Surbiton Hill Road, including Cranhurst Lodge and an additional £10,000 for annual grants plus £11,000 for routine running costs.

THE CO-MASONIC BENEVOLENT FUND
NOTES TO FINANCIAL STATEMENTS

FOR THE YEAR ENDING 31 DECEMBER 2025

2. ALMONERS FUNDS - Unrestricted	2025 £	2025 £	2024 £	2024 £
INCOME:				
25% Dues from Lodges	**654**		*420*	
Donations from Lodges	**585**		*345*	
		1,239		*765*
Charitable activities - fund raising		**0**		*0*
Interest on Investments & savings accounts		**331**		*730*
		1,569		*1,495*
EXPENDITURE: Unrestricted				
Direct Charitable Expenditure				
Grants to Brethren & Gifts	**40**		*591*	
		(40)		*(591)*
OTHER EXPENDITURE:				
Printing, postage & stationery	**231**		*147*	
Travelling expenses	**0**		*0*	
Sundries	**0**		*0*	
		(231)		*(147)*
TOTAL RESOURCES EXPENDED		**(271)**		*(738)*
Net incoming / (outgoing) resources before transfers		**1,298**		*757*

THE CO-MASONIC BENEVOLENT FUND
NOTES TO FINANCIAL STATEMENTS

FOR THE YEAR ENDING 31 DECEMBER 2025

3.	**BUILDINGS FUNDS - Unrestricted**	**2025**		*2024*	
		£	**£**	*£*	*£*
	INCOME:				
	Rent from lodges and chapters	**12,838**		*12,592*	
	- Less: subsidies	**(4,796)**		*(1,716)*	
	British Federation	**1,750**		*7,000*	
	Outside Obediences	**2,960**		*2,960*	
		12,752		*20,836*	
	Rent : Cranhurst Lodge	**17,100**		*17,477*	
	: Top floor flat	**13,200**		*17,180*	
	Car Park	**5,760**		*8,640*	
			48,812		*64,133*
	Other donations		**123**		*146*
			48,935		*64,279*
	Interest on Investments & savings accounts		**1,029**		*1,708*
	TOTAL INCOME		**49,964**		*65,988*
	EXPENDITURE: Unrestricted				
	Direct Charitable Expenditure & Donations		**(11,040)**		*(17,428)*
	- see page 17 for details				
	EXPENDITURES:				
	Establishment Expenses :				
	General Rates incl. water rates	**2,484**		*1,115*	
			2,484		*1,115*
	Light & Heat	**7,530**		*13,881*	
	- less contributions (Cranhurst)	**(460)**		*0*	
	- less contributions (1st Floor)	**(2,089)**		*(2,669)*	
			4,980		*11,211*
	Gardening expenses	**2,100**		*1,825*	
	- less contributions	**(555)**		*(525)*	
			1,545		*1,300*
	Cleaning & refuse collection expenses -includes wages & tax	**6,758**		*6,480*	
	- less contributions	**(508)**		*(397)*	
			6,251		*6,082*
	Insurance costs	**3,870**		*3,702*	
	- less contributions	**(500)**		*(500)*	
			3,370		*3,202*
	Repairs, renewals & maintenance				
	- repairs & renewals	**11,185**		*14,674*	
			11,185		*14,674*
			(29,815)		*(37,585)*
	Carried forward to page 17		**(40,855)**		*(55,012)*

THE CO-MASONIC BENEVOLENT FUND
NOTES TO FINANCIAL STATEMENTS

FOR THE YEAR ENDING 31 DECEMBER 2025

		2025		*2024*	
		£	£	£	£
3.	**BUILDINGS FUNDS - Unrestricted (continued…)**				
	Brought forward from page 16		**(40,855)**		*(55,012)*
	Administration Expenses :				
	Printing, postage & stationary	**4**		*10*	
	Accountancy fees	**3,000**		*3,000*	
	Book keeping costs	**1,610**		*2,680*	
	Legal and professional	**5,424**		*2,498*	
	IT, software & web design	**371**		*373*	
	Advertising and marketing	**106**		*0*	
	Travel	**31**		*0*	
	Administration fees	**3,893**		*3,925*	
	Staff welfare	**68**		*68*	
	Sundries	**256**		*133*	
	Depreciation on fixtures & fittings	**70**		*94*	
	Depreciation on office equipment	**27**		*35*	
			(14,858)		*(12,816)*
	TOTAL RESOURCES EXPENDED		**(55,714)**		*(67,828)*
	Net incoming / (outgoing) resources before transfers		**(5,750)**		*(1,841)*

	2025	*2024*
	£	*£*
Direct Charitable Expenditure & Donations		
- Kingston University	**8,640**	*8,000*
- North London Bikur	**0**	*2,000*
- Missing People	**0**	*5,000*
- Reigate Grammar School	**1,600**	*1,600*
- Kingston Foodbank	**0**	*828*
- British Federation	**800**	*0*
	11,040	*17,428*

THE CO-MASONIC BENEVOLENT FUND
NOTES TO FINANCIAL STATEMENTS

FOR THE YEAR ENDING 31 DECEMBER 2025

4. RESTRICTED FUNDS - SPES FUND	2025 Building Funds Income (Restricted) £	*2024 Building Funds Income (Restricted) £*
Balance as at 1.1.2025	**2,057**	*2,032*
Income for the year - Donations from lodges	**0**	*25*
Expenditure	**0**	*0*
Transfer between funds	**0**	*0*
Balance as at 31.12.2025	**2,057**	*2,057*
- represented by the bank balance		

THE CO-MASONIC BENEVOLENT FUND
NOTES TO FINANCIAL STATEMENTS

FOR THE YEAR ENDING 31 DECEMBER 2025

5. TANGIBLE FIXED ASSETS (Building Funds) - Unrestricted Funds

	Freehold Property (Investment Property) £	Fixtures, Fittings £	Office Equipment £	Total £
Cost or Valuation				
At 1st January 2025	**2,750,000**	**37,625**	**3,959**	**2,791,584**
At 31 December 2025	**2,750,000**	**37,625**	**3,959**	**2,791,584**
Depreciation				
At 1st January 2025	**0**	**37,344**	**3,853**	**41,197**
Charge for the year	**0**	**70**	**27**	**97**
At 31 December 2025	**0**	**37,414**	**3,880**	**41,294**
Net Book values				
At 31.12.2025	**2,750,000**	**211**	**80**	**2,750,290**
At 31.12.2024	*2,750,000*	*281*	*106*	*2,750,387*

Freehold Property:

The trustees, after obtaining professional assistance, are of the opinion that the above revalued amount of the investment property fairly represent its market value as at 31st December 2025.

On a historical cost basis, freehold land and buildings would have been included as follows;-

	2025 £	*2024 £*
Cost	**975,000**	*975,000*

THE CO-MASONIC BENEVOLENT FUND
NOTES TO FINANCIAL STATEMENTS

FOR THE YEAR ENDING 31 DECEMBER 2025

6. INVESTMENTS

	2025 £ Almoners Funds (unrestricted)	2025 £ Building Funds (unrestricted)	*2024 £ Almoners Funds (unrestricted)*	*2024 £ Building Funds (unrestricted)*
Bank of Ireland: 1 year fixed term bond: b/f	**39,448**	**36,507**	*39,096*	*36,181*
National Savings Income Bonds: b/f	**10,000**	**0**	*10,000*	*0*
	49,448	**36,507**	*49,096*	*36,181*
Interest earned during year	**0**	**0**	*352*	*326*
	49,448	**36,507**	*49,448*	*36,507*

Represented by:	2025 £	2025 £	2025 £ TOTAL	*2024 £ TOTAL*
Bank of Ireland 3.82 % Fixed Term Deposit - *Maturity date: 28.10.2026*	**39,448**	**36,507**	**75,956**	*75,956*
National Savings Income Bonds	**10,000**	**0**	**10,000**	*10,000*
As above	**49,448**	**36,507**	**85,956**	*85,956*

7. DEBTORS

	2025 £ Almoners Funds (unrestricted)	2025 £ Building Funds (unrestricted)	*2024 £ Almoners Funds (unrestricted)*	*2024 £ Building Funds (unrestricted)*
Trade debtors - rent & fees receivable	**0**	**8,499**	*0*	*8,181*
Short term advance	**0**	**0**	*1,300*	*0*
Prepayments and accrued income - - repairs	**0**	**49**	*0*	*49*
	0	**8,548**	*1,300*	*8,230*

THE CO-MASONIC BENEVOLENT FUND
NOTES TO FINANCIAL STATEMENTS

FOR THE YEAR ENDING 31 DECEMBER 2025

8. CREDITORS-amounts falling due within one year:-	2025 £ Almoners Funds (Restricted / unrestricted)	2025 £ Building Funds (unrestricted)	*2024 £ Almoners Funds (Restricted / unrestricted)*	*2024 £ Building Funds (unrestricted)*
Trade creditors	**0**	**6,736**	*0*	*1,768*
Accruals	**0**	**9,619**	*0*	*6,919*
	0	**16,355**	*0*	*8,687*

9. UNRESTRICTED FUNDS	Building Funds Income (unrestricted)	Building Funds Reval'tion (unrestricted)	Almoners Funds Income (unrestricted)	Reserves on transfer of assets (unrestricted)	Total
	£	**£**	**£**	**£**	**£**
Balance as at 1.1.2025	**159,437**	**1,775,000**	**55,065**	**1,003,403**	**2,992,905**
Surplus / (deficit) for year					
- Buildings Funds	**(5,858)**	**0**	**0**	**0**	**(5,858)**
- Almoners Funds	**0**	**0**	**1,406**	**0**	**1,406**
Balance as at 31.12.2025	**153,579**	**1,775,000**	**56,471**	**1,003,403**	**2,988,453**

RESTRICTED FUNDS - SPES FUND	Total 2025 Building Funds Income (Restricted)
	£
Balance as at 1.1.2025	**2,057**
Income for the year - Donations from lodges	**0**
Transfer between funds	**0**
Balance as at 31.12.2025	**2,057**
- represented by the bank balance	

10. RELATED PARTY TRANSACTIONS

During the year Ms N Vitzthum, a Trustee charged the charity a sum of £3,893 towards administrative and accounting services provided. The outstanding balance as at year end amounted to £6,123 which related to two years ending 31.12.2025. No other Trustees received any benefits or remuneration during the year.

THE CO-MASONIC BENEVOLENT FUND
ORGANISATIONAL STRUCTURE

FOR THE YEAR ENDING 31 DECEMBER 2025

APPENDIX 1

Board of Trustees
Chair + 8 other Trustees
(inc. The British Co-Masonic Trust Ltd)

Trustees' Responsibilities

1st Trustee - Chair - Control and coordination inc. donations to outside bodies and other charities

2nd Trustee - Treasurer - Finances and budgets. (Investments; fundraising; book-keeping (with employed assistant); insurance cover)

3rd Trustee (Secretary) - Legal issues & responsibilities and compliance with law; policy drafting; trustee liability; leases / rentals; car park and grounds

4th Trustee - Business planning; performance monitoring; evaluation and review

5th Trustee - Charity Commission liaison

6th Trustee - Fed Almoner - see below

7th Trustee - (Vacancy) Property Management - maintenance of house & contents, stock control, but not maintenance of grounds and equipment; emergencies ; health & safety; Gift Aid; Website

8th Trustee - British Co-Masonic Trust Ltd

9th Trustee - (Vacancy) Annual Report

Board of Benevolence
Federation Almoner + 5 members

Responsibilities

* Management of Almoner's A/c
* Welfare of members
* Visits to aged and infirm
* Grants to sick, elderly and in need
* Liaison with lodges
* Support & guidance to lodge almoners

THE CO-MASONIC BENEVOLENT FUND
BUSINESS PLAN FOR 2025

FOR THE YEAR ENDING 31 DECEMBER 2025

APPENDIX 2

Purpose

● The relief of poverty and distress among members of the International Order of Freemasonry for Men and Women, Le Droit Humain, British Federation and others and to assist deprived children and young people, up to and including the age of 24years – to achieve their full potential – and such other charitable purposes as may from time to time be prescribed in that behalf by the said constitutions regulations and laws

Aims

● To be a leading Masonic charity in Great Britain

Priorities	Objectives	Steps to Achieve	Action by	Time Scale	Any issue identified on review
Welfare of members of the British Federation who are in need	1. Provide financial assistance to all members who are known to need it	□ Supplement the income to a maximum level possible so as not to risk the lossof or reduction in any state pension or other benefit for single brethren or couples per month; with the capacity to go above these figures if not in receipt of state aid. This is for all members In need of care assistance (financial or otherwise) due to age or infirmity, according to agreed criteria. □ Donate up to 25% of annual surplus to the Almoner's Fund (when required) □ Provide emergency funds up to a maximum of £2,000 as a one-off to members suffering genuine financial hardship - through no fault of their own, according to agreed criteria □ Provide an interest free loan facility to Brethren who are in financial need; a figure of up to £2,000 to be repaid within a timescale individually agreed; but within 12 months. To meet the usual conditions applied regarding eligibility.	All members of Committee unless otherwise stated.	On-going unless other timescale stated.	
Help for the less fortunate or suffering members of humanity, particularly children	1. Support national charities, other bodies, organisations and individuals whose aims are to relieve poverty and distress, in areas local to lodges in the British Federation.	□ Actively work to identify suitable national and local charities, bodies, organisations and individuals. □ To make donations to a level agreed by trustees within the limits of affordability. □ Identify worthy causes anywhere in the world and allocate appropriate funds. □ Sponsor four SPES children in Lomé, Togo, until self-sufficient. □ Monitor world catastrophes and donate funds accordingly.	All members of Committee unless otherwise stated	All ongoing unless otherwise stated	
Give support to children and young people up to and including the age of 24 years to fulfil their full potential.	1.Support Local, National and International Charities, other bodies, organisations, individuals and other causes, whose aims are related to the achievement of potential.	□ Actively work to identify suitable Local, National and International Charities, other bodies, organisations, individuals or causes □ To make donations to a level agreed by trustees within the limits of affordability.	All members of Committee unless otherwise stated	All ongoing unless otherwise stated	
OUR VALUES		**1. Compassion, care and empathy** **2. Belief in the dignity of all** **3. Transparency** **4. Speed and efficiency in dealing with identified needs**	All members of Committee unless otherwise stated	All ongoing unless otherwise stated	