Worcestershire Masonic Charity Organisation

REPORT AND FINANCIAL STATEMENTS

31 DECEMBER 2025

Charity Registration Number: 210408

WORCESTERSHIRE MASONIC CHARITY ORGANISATION

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WORCESTERSHIRE MASONIC CHARITY ORGANISATION

REPORT OF THE TRUSTEES

Year ended 31 December 2025

The Trustees of the Worcestershire Masonic Charity Organisation are pleased to present their report and financial statements for the year ended 31 December 2025.

The Trustees have adopted the provisions of the SORP "Accounting and Reporting by Charities" (FRS102) in preparing this annual report and financial statements of the Charity. The financial statements have been prepared in accordance with the accounting policies set out in Note1 to the financial statements and comply with the Charity's Deed, the Charities' Act 2011 and Accounting and Reporting by Charities: SORP applicable to Charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and the Republic of Ireland.

Reference and Administrative Information

Charity Name	Worcestershire Masonic Charity Organisation
Charity Registration Number	210408
Registered Office	94 Birmingham Road Bromsgrove Worcs B61 0DF

Trustees

The following Trustees of the Worcestershire Masonic Charity Organisation served during the year 1 January 2025 until 31 December 2025

SJ Wyer
M Dykes
K M Evans
P Wong
Rev J T Parker

None of the Trustees have any beneficial interest in the Charity and all served without remuneration.

Secretary to the Trustees

J Mulligan

Independent Examiners

J Potter FCA
M Duerden

Bankers

HSBC plc
47 High Street
Bromsgrove
Worcs
B61 8AW

REPORT OF THE TRUSTEES

Year ended 31 December 2025

Structure, Governance and Management

Governing Document
The Charity is governed under a Trust Deed dated 29 December 1934.

Recruitment and Appointment of Trustees

The power of appointing and removing Trustees is vested with the Provincial Grand Master for the time being of the Masonic Province of Worcestershire. In exercising these powers the Provincial Grand Master gives consideration to the skills mix and any identified skills gap within the existing trustee body.

Trustee Induction and Training

On agreeing to become a Trustee an individual is thoroughly briefed by the co-trustees on the history of the Charity, the day to day management, the responsibilities of Trustees and the current objectives and future plans of the Charity. A copy of the Trust Deed and latest financial statements are provided.

Risk Management

The Trustees actively review the major risks which the Charity faces on a regular basis and believe that maintaining reserves at current levels, combined with an annual review of the controls over key financial systems and investment policy ensures adequate control over the Charity's assets while providing sufficient resources in the event of adverse conditions.

Organisational Structure

Matters of policy and management are determined by the Trustees. The day to day operations of the Charity are administered by the Secretary to the Trustees who is responsible to the Trustees.

The Trustees meet in plenary session with a structured agenda at which relevant papers and reports are considered.

Related Parties

Related parties with a number of common Trustees are as follows:

Provincial Grand Lodge of Worcestershire Masonic Library and Museum
Leslie and Ivy Pountney Bursary Fund

Objectives and benefits for the public benefit

In shaping the objectives of the Charity and planning its activities, the Trustees have taken into consideration the Charity Commission's guidance on public benefit.

The primary function of the Charity is to act for the benefit of distressed Masons, their widows and children.

The Trust Deed also provides for the Charity to act for the benefit of such Masonic charities or other charitable institutions and objects as the Trustees shall, in duly constituted meeting, from time to time direct.

REPORT OF THE TRUSTEES

Year ended 31 December 2025

Achievements, Activities and Performance

The Charity continued to operate accommodation in Bromsgrove. A high level of occupancy was obtained and the scheme of renovations has continued with flats being redecorated/refurbished as and when they fell vacant. Support for local charities continued this year.

Planned Changes

The Trustees have resolved to:

- Restructure the Charity and make donations to the Worcestershire Freemasons Charity, for the purpose of making grants for good causes and public benefit.
- Transfer the majority of the Charity's assets into the Worcestershire Freemasons Benevolent Fund, a Charitable Incorporated Organisation, to undertake the continued objectives of the Charity; following approvals from the Charity Commission.
- Transfer out of the Charity any potentially non-charitable activity other than activity related to investments.
- Publish these accounts as the final published accounts given the majority of the assets have or will be transferred within the year following these accounts.
- Transfer out all of the assets of the Charity as soon as practicable.

Financial Review

The accounts for the year show net outgoing funds (before unrealised gains/losses on investments) of £(76,676)-, (2024 - £(28,219)).

Income

Income from all sources amounted to £107,234 (2024 - £89,103) This shows an increase in total incoming funds as a result of donations, increased investment income and income derived from Ellard Hanson Court.

The trust also benefited from a Legacy from the Estate of Mr W Davis.

Expenditure

Expenditure totalled £183,910 (2024 - £115,322). This included donations to the Worcrestershire Freemasons Benevolent Fund, in respect of restricted funds and a general grant to The Worcestershire Freemasons Charity which is now responsible for a restricted fund and giving to charities previously supported by this charity. The expenditure also includes the ongoing costs of maintenance at the Ellard Hanson Home.

Principal Funding Sources

The principal funding sources arise through:

- Donations and legacies from individual freemasons
- Investment income derived from the Charity's portfolio of investments
- Licence income from residents of the sheltered accommodation run by the Charity

Charity Land and Buildings

The charity owns the residential complex known as Ellard Hanson Court on the Birmingham Road, Bromsgrove. Arrangements have been made to transfer this property to the Worcestershire Freemasons Benevolent Fund with effect from 1st of January 2026.

REPORT OF THE TRUSTEES

Year ended 31 December 2025

Investment policy

Given the intention to close the Charity all investments have been realised or notice given where required.

Reserves policy

Given the transfer of assets to The Worcestershire Freemasons Charity including the responsibilities associated with the Ellard Hanson Court property and the cessation of all grant-making from 1st January 2026, it was resolved no reserves should be held.

Statement of Responsibilities of the Trustees

The Trustees are responsible for preparing an annual Report of the Trustees and financial statements in accordance with applicable law and United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice). The law applicable to charities in England and Wales requires the Trustees to prepare financial statements for each financial year which give a true and fair view of the state of affairs of the charity and of the incoming resources and application of resources of the Charity for that period. In preparing these financial statements, the Trustees are required to:

- select suitable accounting policies and then apply them consistently;
- make judgements and estimates that are reasonable and prudent;
- observe the methods and principles in the applicable Charities SORP (FRS 102) – (second edition-October 2019);
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the charity will continue in operation; and
- state whether applicable accounting standards have been followed, subject to any material departures disclosed and explained in the financial statements.

The Trustees are responsible for keeping proper accounting records that disclose with reasonable accuracy at any time the financial position of the Charity and to enable them to ensure that the financial statements comply with the Charities Act 2022 , the applicable Charity (Accounts and Reports) Regulations 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 its financial information. Legislation in the United Kingdom governing the preparation and dissemination of financial statements may differ from legislation in other jurisdictions.

Approved by the Trustees on 20th July 2026 and signed on their behalf by:

S J Wyer

Chairman of the Trustees

WORCESTERSHIRE MASONIC CHARITY ORGANISATION

INDEPENDENT EXAMINERS' REPORT TO THE TRUSTEES OF THE

WORCESTERSHIRE MASONIC CHARITY ORGANISATION

We report on the accounts of the Charity for the year ended 31 December 2025, which are set out on pages 6 to 14.

Respective responsibilities of trustees and examiners

The Charity's Trustees consider that an audit is not required for this year under section 144(2) of the Charities Act 2011 (the 2011 Act) and that an independent examination is needed. We are qualified to undertake the examination by being members of professional bodies listed in the Charities Act 2011.

Having satisfied ourselves that the Charity is not subject to audit and is eligible for independent examination it is our responsibility to:

- examine the accounts under section 145 of the 2011 Act;
- to follow the procedures laid down in the general Directions given by the Charity Commission under section 145(5)(b) of the 2011 Act; and
- to state whether particular matters may have come to our attention.

Basis of independent examiners' report

Our examination was carried out in accordance with the General Directions given by the Charity Commission. An examination includes a review of the accounting records kept by the Charity and a comparison 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 no opinion is given as to whether the accounts present a 'true and fair view' and the report is limited to those matters set out in the statement below.

Independent examiners' statement

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

(1) which gives us reasonable cause to believe that in any material respect the requirements:

- to keep accounting records in accordance with section 130 of the 2011 Act; and
- to prepare accounts which accord with the accounting records, comply with the accounting requirements of the 2011 Act and the methods and principles of the Charities SORP (FRS 102).

have not been met; or

(2) to which, in our opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

J Potter FCA
M Duerden

20th July 2026

WORCESTERSHIRE MASONIC CHARITY ORGANISATION

STATEMENT OF FINANCIAL ACTIVITIES

for the year ended 31 December 2025

	Note	Unrestricted funds £	Restricted funds £	2025 Total funds £	*2024 Total funds £*
Income					
Voluntary income – donations		6,345	655	7,000	*1,385*
Investment income	2	1,736	31,082	32,818	*32,059*
Incoming resources from charitable activities	3	-	67,416	67,416	*55,659*
Total income		8,081	99,153	107,234	*89,103*
Expenditure					
Charitable activities	4	53,541	130,369	183,910	*115,322*
Total expenditure		53,541	130,369	183,910	*115,322*
Net Incoming/(Outgoing) resources for the year Before other recognised (losses)/gains		**(45,460)**	**(31,216)**	**(76,676)**	*(26,219)*
(Losses)/gains on investments –	15	-	(2,982)	(2,982)	*6,149*
Net Movement in funds		**(45,460)**	(34,198)	(79,658)	*(20,070)*
Reconciliation of funds Fund balances as at 1 January 2025		60,614	1,420,368	1,480,982	*1,501,052*
Fund balances as at 31 December 2025	14	15,154	1,386,170	1,401,324	*1,480,982*

There were no recognised gains or losses for 2025 or 2024 other than those included in the Statement of Financial Activities.

All income and expenditure related to continuing operations.

The notes on pages 8 to 14 form part of these financial statements.

WORCESTERSHIRE MASONIC CHARITY ORGANISATION

BALANCE SHEET

as at 31 December 2025

	Note	2025		2024	
		£	£	£	£
Fixed assets					
Tangible fixed assets	9		643,731		*643,731*
Investment assets	15		45,511		*295,196*
			689,242		*938,927*
Current assets					
Debtors	10	94,064		*89,705*	
Cash at bank		622,622		*470,499*	
		716,686		*560,205*	
Current liabilities					
Creditors: amounts falling due within one year	11	(4,604)		*(18,151)*	
Net current assets			712,082		*542,054*
Total assets less current liabilities			1,401,324		*1,480,983*
Unrestricted funds					
General and Designated	12		15,154		*60,616*
Restricted funds	13		1,386,170		*1,420,367*
			1,401,324		*1,480,983*

The notes on pages 8 to 14 form part of these financial statements.

The financial statements were approved by the Trustees on 20th July 2026 and signed on their behalf by

S J Wyer

Chair of Trustees

1 Accounting policies

1.1 Basis of preparation and assessment of going concern

The financial statements have been prepared under the historical cost convention, modified to account for investments which are stated at fair value, and include the results of the Charity's operations which are described in the Report of the Trustees. The financial statements have been prepared in Sterling which is the functional currency of the Charity.

The financial statements have been prepared in accordance with the provisions of the Charities Act 2011 and in compliance with Accounting and Reporting by charities: SORP applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the United Kingdom and Ireland (FRS 102). The Charity constitutes a public benefit entity as defined by FRS 102.

The Trustees consider that there are no material uncertainties about the Charity's ability to continue as a going concern.

1.2 Fixed assets

Tangible fixed assets

Individual fixed assets costing £500 or more are capitalised at cost.

Depreciation is provided on the cost less the estimated residual value of fixtures and fittings at the rate of 25% per annum straight line and at 33.3% straight line on computer equipment. No depreciation is provided on freehold land or the cost of freehold buildings as, in the opinion of the Trustees, the residual value of the assets are so high and the life span so long that any element of depreciation would not be material.

1.3 Fund accounting

Restricted funds

Restricted funds represent grants and donations which are subject to restrictions on their expenditure imposed by the donor or through the terms of an appeal.

Unrestricted funds and designated funds

Unrestricted funds represent funds that are expendable at the discretion of the Trustees in the furtherance of the objects of the charity. Such funds may be held in order to finance both working capital and capital investment. Designated funds are those funds which are unrestricted in nature, but which have been designated by the Trustees to be used in a particular manner.

1.4 Incoming resources

All incoming resources are included in the Statement of Financial Activities when the charity is entitled to the income and the amount can be quantified with reasonable accuracy. The following specific policies are applied to particular categories of income:

- Voluntary income by way of donations and gifts is included in full in the Statement of Financial Activities when receivable.
- Income from investments is included in the Statement of Financial Activities in the year it is receivable.

- Fees and charges for services are accounted for in the year in which services are provided. Fees received in advance are treated as deferred income.

1.5 Resources expended

Expenditure is recognised on an accruals basis as a liability is incurred.

Charitable expenditure comprises those costs incurred by the Charity in the delivery of its activities and services for its beneficiaries.

Governance costs include those costs associated with meeting the constitutional and statutory requirements of the Charity and include independent examination fees and costs linked to the strategic management of the Charity.

All costs are allocated between the expenditure categories of the Statement of Financial Activities on a basis designed to reflect the use of the resource. Costs relating to a particular activity comprise both costs that can be allocated directly to such activities and those costs of an indirect nature necessary to support them.

1.6 VAT

Value added tax is not recoverable by the Charity, and as such is included in the relevant costs in the Statement of Financial Activities and tangible fixed assets.

1.7 Investments and Investment Gains and Losses

Investments are a form of basic financial instruments and are initially recognised at their transaction value and subsequently measured at their fair value as at the balance sheet date using the closing market price. All gains and losses are recognised in the Statement of Financial Activities as they arise and accounted for through the fund for which they are held. Realised gains and losses are calculated as the difference between opening carrying value (or cost if purchased in the year) and sales proceeds. Unrealised gains and losses are calculated as the difference between their fair value at the year end and their carrying value. All investment gains and losses are combined in the Statement of Financial Activities.

		2025	*2024*
2.	**Investment income**	**£**	**£**
	COIF distributions	6,487	*6,149*
	Interest	26,331	*25,910*
		32,818	*32,059*

		2025	*2024*
3.	**Incoming resources from charitable activities**	**£**	**£**
	Licence fees	67,416	*55,659*

4. Expenditure on charitable activities

	Home and Restricted Donations £	Unrestricted General £	2025 Total £	*2024 Total £*
Other donations and grants	70,083	51,063	121,146	*46,617*
Utilities and insurance	27,967	-	27,967	*29,652*
Cleaning	1,820	-	1,820	*1,820*
Repairs and maintenance	25,519	-	25,519	*25,506*
Other costs	4,980	-	4,980	*2,680*
	130,369	51,063	181,432	*106,275*
Support costs (Note 5)	0	2,478	2,478	*9,047*
Total	130,369	54,541	183,910	*283,686*

5. Support costs

	Home £	General £	2025 Total £	*2024 Total £*
Employee and other costs	-	-	-	*2,254*
Rent	-	1,800	1,800	*1,800*
Computer support/licences	-	-	-	*1,027*
Stationery, postage and printing	-	606	606	*686*
Photocopying	-	-	-	*153*
Professional fees	-	-	-	*1916*
Telephone	-	-	-	*225*
Sundries	-	72	72	*986*
Total	-	2,478	2,478	*9,047*

6. Employee costs and numbers

	2025 £	*2024 £*
Salaries and related costs	-	*2,254*

	2025 No.	*2024 No.*
The average number of full-time equivalent employees during the year was:		
Sheltered accommodation	0	*0*
Administration	0	*1*
	0	*1*

There are no employees earning more than £60,000

7. Related party transactions

No Trustee or other person related to the Charity had any personal interest in any contract or transaction entered into by the charity during the year (2024 - None).

8. Taxation

As a Charity, the Worcestershire Masonic Charity Organisation, is exempt from tax on income and gains falling within section 478 of the Taxes Act 2010 or Section 256 of the Taxation of Chargeable Gains Act 1992 to the extent that these are applied to its charitable objects. No tax charges have arisen within the year.

9. Tangible fixed assets

	Freehold Buildings	Fixtures and Fittings	Office Equipment	Total
	£	£	£	£
Cost				
As at 1 January 2025	643,731	-	-	643,731
Additions in year	-	-	-	-
Disposals in year	-	-	-	-
At 31 December 2025	643,731	-	-	643,731
Depreciation				
As at 1 January 2025	-	-	-	-
Charge for year	-	-	-	-
At 31 December 2025	-	-	-	-
Net Book Value				
As at 31 December 2025	643,731	-	-	643,731
As at 31 December 2024	643,731	-	-	643,731

		2025 £	2024 £
10.	**Debtors**		
	Loans	86,501	88,051
	Other Debtors	7,563	1,654
		94,064	89,705

Of the debtors shown above, loans of £86,501 (2024 - £88,051) are due after more than one year and £80,000 is secured with a charge on property and is repayable over 5 years.

		2025 £	2024 £
11.	**Creditors: amounts due within one year**		
	Creditors and Accruals	4,604	18,151

12. Unrestricted funds

	1 January 2025 £	Incoming resources £	Outgoing resources £	31 Dec 2025 £
General funds	60,614	8,081	(53,541)	15,154

13. Restricted funds

	1 January 2025 £	Incoming resources £	Outgoing resources £	Transfers £	31 December 2025 £
Yorke-Brookes Fund	26,325	1,331	(19,198)	-	8,458
Ellard Hanson Fund	1,019,170	78,680	(60,285)		1,037,565
Heritage Fund	374,557	18,524	(53,028)	-	340,053
Other Restricted Funds	315	664	(885)	-	94
Total	1,420,367	99,199	(133,396)	-	1,386,170

Included in "Outgoing resources" above are net losses on investments of £3,028 for the Heritage Fund.
Included in "Incoming resources" above are gains on investments of £46 for Yorke Brookes Fund.

The Restricted Funds are held for the following purposes:

Yorke-Brookes Fund – to assist Freemasons in need to meet their obligations to their Mother Lodge and Chapter.
Ellard Hanson Fund – this fund represents monies donated to acquire and maintain the fabric of the accommodation situated in Bromsgrove.
Heritage Fund – to maintain and improve facilities at Masonic buildings in the Province of Worcestershire; to maintain the Masonic heritage of such buildings for the public good.
Other – these represent funds donated for specific causes nominated by the donors and which are accumulated and subsequently paid over to such causes.

14. Analysis of net assets between funds

	Restricted funds £	Unrestricted funds £	Total £
Tangible fixed assets	643,731	-	643,731
Investments at fair value	45,511	-	45,511
Current assets	701,532	15,154	716,686
Current liabilities	(4,604)	-	(4,604)
	1,386,170	15,154	1,401,324

NOTES TO THE FINANCIAL STATEMENTS

Year ended 31 December 2025

15. Investments

Cost	**2025**	**2024**
	£	**£**
At 1 January 2025	206,556	206,556
Additions	-	-
Disposals	161,045	-
At 31 December 2025	45,511	206,556
Fair Value Adjustment		
At 1 January 2025	88,640	82,491
Investment gain/(loss) for year	(2,982)	6,149
Adjustment for accrued losses on disposal	(40,147)	
At 31 December 2025	45,511	88,640
Fair Value at 31 December 2024	45,511	295,196