# Almshouse Charity of Sir Edmund Wright & Others

Charity number: 240730

## Financial Accounts for the Year ended 31st December 2025

## Section A Receipts and payments

| | Unrestricted funds to the nearest £ | Restricted funds to the nearest £ | Endowment funds to the nearest £ | Total funds to the nearest £ | Last year to the nearest £ |
|---|---|---|---|---|---|
| **A1 Receipts** | | | | | |
| Weekly Maintenance Contribution | 160,529 | - | - | 160,529 | 152,648 |
| WMC Refunds | | - | - | - | |
| COIF Income | | - | - | - | |
| Laundry | 2,320 | - | - | 2,320 | 1,514 |
| Winter Fuel Allowance | 500 | - | - | 500 | 900 |
| Sundry Receipt | 2,518 | - | - | 2,518 | 1,080 |
| Donations | 600 | - | - | 600 | |
| | - | - | - | - | - |
| ***Sub total** (Gross income for AR)* | 166,467 | - | - | 166,467 | 156,142 |
| **A2 Asset and investment sales, (see table).** | | | | | |
| M & G Income from sale | 50,000 | - | - | 50,000 | |
| Ches East | | - | - | - | |
| *Sub total* | 50,000 | - | - | 50,000 | - |
| *Total receipts* | 216,467 | - | - | 216,467 | 156,142 |
| **A3 Payments** | | | | | |
| Clerks fee | 12,780 | - | - | 12,780 | 11,851 |
| Energy Costs | 27,022 | | | 27,022 | 25,805 |
| Water Costs | 4,227 | | | 4,227 | 3,540 |
| Insurance | 5,446 | | | 5,446 | 5,199 |
| Cleaning, Windows & Gardening | 12,477 | | | 12,477 | 12,435 |
| Security Costs | 6,659 | | | 6,659 | 7,726 |
| Office Costs, Rent, IT, Tel. | 2,295 | - | - | 2,295 | 1,824 |
| Prof / Auditors fee | 2,572 | - | - | 2,572 | 6,415 |
| Bank Charges | 227 | - | - | 227 | 188 |
| Laundry Machines | 3,286 | - | - | 3,286 | 2,068 |
| Fire, Electrical, Lift, | 7,844 | - | - | 7,844 | 21,522 |
| Routine Maintenance | 21,607 | | | 21,607 | 7,549 |
| Cyclical Maintenance | 70,050 | | | 70,050 | 50,360 |
| Extraordinary Maintenance | | | | - | 31,451 |
| Utility expenses re Empty Units | 4,597 | - | - | 4,597 | 2,464 |
| Warden call / intercom costs | 9,999 | - | - | 9,999 | 18,017 |
| Almshouse Assocn Sub | 1,219 | - | - | 1,219 | |
| Sundry, inc TV lic. | 1,419 | - | - | 1,419 | 2,184 |
| *Sub total* | 193,726 | - | - | 193,726 | 210,598 |
| **A4 Asset and investment purchases, (see table)** | | | | | |
| | | - | - | - | |
| COIF purchase | | - | - | - | |
| *Sub total* | - | - | - | - | - |
| *Total payments* | 193,726 | - | - | 193,726 | 210,598 |
| *Net of receipts/(payments)* | 22,741 | - | - | 22,741 | - 54,456 |
| **A5 Transfers between funds** | - | - | - | - | - |
| **A6 Cash funds last year end** | 9,119 | - | - | 9,119 | 63,575 |
| *Cash funds this year end* | 31,860 | - | - | 31,860 | 9,119 |

## Section B Statement of assets and liabilities at the end of the period

| Categories | Details | Unrestricted funds to nearest £ | Restricted funds to nearest £ | Endowment funds to nearest £ |
|---|---|---|---|---|
| **B1 Cash funds** | Royal Bank of Scotland | 31,860 | - | - |
| | | - | - | - |
| | | - | - | - |
| | ***Total cash funds*** | 31,860 | - | - |
| | (agree balances with receipts and payments account(s)) | OK | OK | OK |

| | Details | Unrestricted funds to nearest £ | Restricted funds to nearest £ | Endowment funds to nearest £ |
|---|---|---|---|---|
| **B2 Other monetary assets** | | | - | - |
| | | - | - | - |
| | | - | - | - |

| | Details | Fund to which asset belongs | Cost (optional) | Current value (optional) |
|---|---|---|---|---|
| **B3 Investment assets** | M & G Accumulation / Income Units | Designated | 245,792 | 472,266 |
| | | | - | - |
| | | | - | - |
| | | | - | - |
| | | | - | - |

| | Details | Fund to which asset belongs | Cost (optional) | Current value (optional) |
|---|---|---|---|---|
| **B4 Assets retained for the charity's own use** | | | - | - |
| | 24 Housing Units Beam St, Nantwich | Designated | - | 569,714 |
| | | | - | - |
| | | | - | - |
| | | | - | - |
| | | | - | - |
| | | | - | - |
| | | | - | - |

| | Details | Fund to which liability relates | Amount due (optional) | When due (optional) |
|---|---|---|---|---|
| **B5 Liabilities** | | | - | |
| | | | - | |
| | | | - | |
| | | | - | |
| | | | - | |

| Signed by one or two trustees on behalf of all the trustees | Signature | Print Name | Date of approval |
|---|---|---|---|
| | | Amanda James | 22/10/26 |
| | | Richard Morgan-Wynne | 22.10.26 |

CHARITY COMMISSION FOR ENGLAND AND WALES

# Independent examiner's report on the accounts

## Section A Independent Examiner's Report

| | | | |
|---|---|---|---|
| **Report to the trustees** | Almshouse Charity of Sir Edmund Wright, Crewe and Others | | |
| **On accounts for the year ended** | 31 December 2025 | **Charity no (if any)** | 240730 |
| **Set out on pages** | 3 and 4 | | |

I report to the trustees on my examination of the accounts of the above charity ("the Trust") for the year ended 31/12/2025

**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 Trust'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

| | | | |
|---|---|---|---|
| **Signed:** | AD Kirkpatrick | **Date:** | 14.9.26 |
| **Name:** | A D Kirkpatrick FCCA | | |
| **Relevant professional qualification(s) or body (if any):** | Chartered Certified Accountant | | |
| **Address:** | 76 Park Road<br>Willaston Nantwich<br>Cheshire CW5 6PN | | |

CHARITY COMMISSION
FOR ENGLAND AND WALES

# Trustees' Annual Report for the period

**From 1st January 2025 To 31st December 2025**

**Charity name: Almshouse Charity of Sir Edmund Wright, Crewe and Others.**

**Charity registration number: 245150**

## Objectives and Activities

| | | |
|---|---|---|
| Summary of the purposes of the charity as set out in its governing document | | **The provision of almshouse accommodation to the Elderly and Needy of the Area.** |
| Summary of the main activities in relation to those purposes for the public benefit, in particular, the activities, projects or services identified in the accounts. | | **Almshouse accommodation.** |
| Statement confirming whether the trustees have had regard to the guidance issued by the Charity Commission on public benefit | | **Trustees operate this charity in line with recommendations set out by The Almshouse Association.** |

## Achievements and Performance

| | | |
|---|---|---|
| Summary of the main achievements of the charity, identifying the difference the charity's work has made to the circumstances of its beneficiaries and any wider benefits to society as a whole. | | **The Charity has continued its policy of upgrading units on resident change over and maintaining communal areas.**<br><br>**The Charities Almshouses are fully occupied.** |

**Additional information**

| | | |
|---|---|---|
| Achievements against objectives set | | **One new unit now in use and All units are fully occupied** |
| Performance of fundraising activities against objectives set | | **Full Occupancy** |
| | | |
| | | |

## Financial Review

| | | |
|---|---|---|
| Review of the charity's financial position at the end of the period | | **The Charity had an excess of Income over Expenditure. All Excess transferred to Reserve for future Maintenance costs.** |
| Statement explaining the policy for holding reserves stating why they are held | | **Reserves are made to allow for future mid and long term property maintenance.** |
| Amount of reserves held | | **See Financial Accounts for the year.** |
| | | |
| | | |
| | | |

**Additional information)**

| | | |
|---|---|---|
| The charity's principal sources of funds (including any fundraising) | | **Funding is from Weekly Maintenance Contributions and Returns on Invested Reserve funds.** |
| Investment policy and objectives including any social investment policy adopted | | **In Line with the Almshouse Association recommendations.** |
| | | |

## Governance and Management

| | | |
|---|---|---|
| Description of charity's trusts: | | |
| Type of governing document | | **Trust Deed** |
| How is the charity constituted? | | **Trust** |
| Trustee selection methods including details of any constitutional provisions e.g. election to post or name of any person or body entitled to appoint one or more trustees | | **Trustees appointed by approval of sitting Trustees.** |

### Additional information

| | | |
|---|---|---|
| Policies and procedures adopted for the induction and training of trustees | | **In line with Almshouse Association recommendations.** |
| | | |
| | | |
| | | |

## Reference and Administrative details

| | |
|---|---|
| Charity name | Almshouse Charity of Sir Edmund Wright Crewe and Others |
| Other name the charity uses | |
| Registered charity number | 245150 |
| Charity's principal address | The Almshouse Office,<br>Sir John Crewe House,<br>Beam Street,<br>Nantwich<br>Cw5 5LZ. |
| | |

**Names of the charity trustees who manage the charity**

| | Trustee name | Office (if any) | Dates acted if not for whole year | Name of person (or body) entitled to appoint trustee (if any) |
|---|---|---|---|---|
| 1 | A R James | Treasurer (Chair) | | |
| 2 | R J Morgan-Wynne | | | |
| 3 | C H Clewlow | | | |
| 4 | J F Stott | | | |
| 5 | J Baker | | | |
| 6 | N Copeland | | | |
| 7 | H Williams | | | |
| 8 | L Wrenshall | | | |
| 9 | T Butterill | | | |
| 10 | G Scott-Brooker | | | |
| 11 | M Earl | | | |
| 12 | | | | |
| 13 | | | | |
| 14 | | | | |
| 15 | | | | |

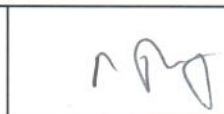
**43 Names and addresses of advisers**

| Type of adviser | Name | Address |
|---|---|---|
| | | |
| **Clerk to the Trustees** | R Edleston | The Almshouse Office,<br>Sir John Crewe House,<br>Beam Street<br>Nantwich CW5 5LX |
| | | |

## Declarations

**The trustees declare that they have approved the trustees' report above.**

**Signed on behalf of the charity's trustees**

| | | |
|---|---|---|
| **Signature(s)** |  |  |
| **Full name(s)** | AMANDA R. JAMES | R. J. MORGAN-WYNNE |
| **Position (eg Secretary, Chair, etc)** | CHAIR | TRUSTEE. |

**Date** 1-9-20.