



Section A

Independent Examiner's Report

Report to the trustees/ members of

THE ARTS HOUSES OF JOHN ISBURY

On accounts for the year ended

31st DECEMBER 2018

Charity no (if any)

203772

Set out on pages

4 PAGES ATTACHED

Responsibilities and basis of report

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

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

[The charity's gross income exceeded £250,000 and I am qualified to undertake the examination by being a qualified member of [insert name of applicable listed body]]. Delete [] if not applicable.

I have completed my examination. I confirm that no material matters have come to my attention in connection with the examination (other than that disclosed below *) 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.

* Please delete the words in the brackets if they do not apply.

Signed:

[Signature]

Date:

24/10/19

Name:

ROBERT OWES

Relevant professional qualification(s) or body

ATI, CTA, CHARTERED TAX ADVISER

(if any): DAVID MITCHELL ACCOUNTANTS LTD

Address: 4 THE POND
CROSEY
OXON OX10 9NS

Section B

Disclosure

Only complete if the examiner needs to highlight material matters of concern (see CC32, Independent examination of charity accounts: directions and guidance for examiners).

Give here brief details of any items that the examiner wishes to disclose.

[Empty box for disclosure details]

Almshouses of John Isbury

Balance Sheet Report

To: 31 December, 2018

ASSETS

Fixed Assets

0012 - Methodist Chapel	350,000.00	
0013 - Westfields Farm	3,500,000.00	
0014- Isbury Almshouses	1,000,000.00	
	Total Fixed Assets	£4,850,000.00

Current Assets

1005 - Stock - Methodist Chapel Professional Fees	6,670.80	
1140 - COIF Deposit Acc 002960001C	16,107.80	
1145 - COIC Cycl Rep Fund 002960002C	32,703.30	
1150 - COIF Income Shares 002960001T	1,040.01	
1152 - COIF Cycl Rep Fund 002960002R	10,383.45	
1154 - COIF Accum Shares ERF 002960001R	9,102.54	
1156 - NA of A Comm Inv Fund 24001407	2,577.45	
1158 - NA of A Comm InvFund 24001406	448,084.72	
1200 - Santandar - Clerks Accounts	2,489.66	
1220 - Barclays - Almshouses Account	14,426.70	
	Total Current Assets	£543,586.43

TOTAL ASSETS **£5,393,586.43**

LIABILITIES

Current Liabilities

Total Current Liabilities **£0.00**

Future Liabilities

Total Future Liabilities	£0.00
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TOTAL LIABILITIES	£0.00
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TOTAL NET ASSETS	£5,393,586.43
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EQUITY

3150 - Revaluation Reserve	4,500,000.00
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Net Profit / Loss	893,586.43
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<i>3100 - Profit and Loss Account</i>	892,703.80
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<i>Net Profit / Loss (prior year(s))</i>	0.00
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<i>Net Profit / Loss (current year)</i>	882.63
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TOTAL EQUITY	£5,393,586.43
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Almshouses of John Isbury

Profit and Loss Report

01 January, 2018 - 31 December, 2018

Sales		
4900 - Other income	2,568.11	
4902 - Income from Investments	350.68	
4903 - Gain/Loss on Fund Investments	-3,595.12	
4908 - Donations Received	5,000.00	
4941 - Westfields Farm Rent	26,902.81	
4942 - Bush Cottage Rent	8,982.83	
4943 - Wayleaves and Misc.	227.86	
	Total Sales	£40,437.17
Direct Expenses		
7010 - Almsmens Pay	2,466.00	
	Total Direct Expenses	£2,466.00
	GROSS PROFIT / LOSS	£37,971.17
Overheads		
7000 - Employee Wages and Salaries	4,995.14	
7110 - Water Rates	584.31	
7120 - General Rates	96.11	
7130 - Premises Insurance	4,148.91	
7140 - Life Insurance	1,228.80	
7200 - Electricity	5,720.48	
7210 - Gas & Oil	3,277.53	
7510 - Postage and Carriage	30.00	
7520 - Office Stationery	60.00	
7620 - Consultancy & Professional Fees	9,564.61	
7800 - Repairs and Renewals	2,740.86	

7810 - Cleaning	1,393.39	
7830 - Gardening	400.00	
7840 - Waste Disposal	57.00	
7850 - Westfield Farm Repairs	2,450.40	
7900 - Bank Charges and Interest	9.00	
8210 - Subscriptions	332.00	
	Total Overheads	£37,088.54
NET PROFIT / LOSS		£882.63