

## **Welch Alms House Trust**

### **Annual Report to Parish Meeting June 2020**

The Trust has now been operating for just over 100 years. The two one-bed houses have continued to be occupied this past year. One resident, Margaret Bradshaw, has now been living there for over 10 years and we have had a change in occupancy at No. 2 with Deborah O'Dwyer leaving in June 2019 and subsequently being replaced by Alan Ayres in the October. We have heard subsequently that, sadly, Deborah died in April this year and a previous resident, Maria Hubbard, also died around the same time.

The vacancy in June was advertised by the village email and we obtained three enquiries with local connections resulting in us being able to fill the vacancy without too long a gap. We had resolved that if no enquiry came forward that was from within the Parish, then within the scope of the Alms House Trust rules we would then go to the District Council to use the 'Homefinder Somerset' waiting list for those needing accommodation in this area.

As is usually the case the Trustees take the opportunity of commissioning improvement works to a house when a vacancy arises and works have been underway at No 2 to improve the electrics, carrying out decorating and to bring the outhouse back into operation. These works are still ongoing. The works are paid for using the reserves built up over previous years and, as far as possible, local tradespersons are employed to carry out the works. We have a good relationship with many builders and trades folk in the area and seek competitive tenders for significant works. The finances are in good order with a healthy buffer for further works to be commissioned to continually upgrade the properties.

The Trust welcomed Paul Chadwick as a Trustee to replace Ian Goodhew who left for pastures new in early 2019, and have now appointed David Colman as a Trustee to replace the soon to be departing Steve Barrow. David has a good knowledge of the property as his father was a resident in the 1980's and 1990's. Both Ian and Steve have given much time to the Trust and we thank them for their work over the years. The current Trustees, therefore, are Freda Gibbons, David Ash, Paul Chadwick and David Colman.