

Company Registration No: 7866189  
Charity No: 1144990

**THE GLASS-HOUSE TRUST**  
ANNUAL REPORT

5 APRIL 2020

The Peak  
5 Wilton Road  
London SW1V 1AP

**THE GLASS-HOUSE TRUST**  
**5 April 2020**

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# THE GLASS-HOUSE TRUST

## 5 April 2020

### REPORT OF THE TRUSTEES

#### Legal and Administrative

The Glass-House Trust was formed as a company limited by guarantee on 30 November 2011. The company registration number is 7866189.

The company was registered with the Charity Commission on 9 December 2011. The charity registration number is 1144990.

<b>Trustees/ Directors</b>	Alex Sainsbury Elinor Sainsbury Judith Portrait	
<b>Registered Office</b>	The Peak 5 Wilton Road London SW1V 1AP	
<b>Principal Officers</b>	Robert Bell Karen Everett Karen Everett Matthew Williams	Director (to 11 November 2019) Finance Director (to 11 November 2019) Chief Operating Officer (from 11 November 2019) Executive
	All employed part-time	
<b>Bankers</b>	Child & Co 1 Fleet Street, London EC4Y 1BD	
<b>Solicitors</b>	Portrait Solicitors 21 Whitefriars Street London EC4Y 8JJ	
<b>Auditors</b>	Crowe U.K. LLP 55 Ludgate Hill London EC4M 7JW	
<b>Investment Advisers</b>	Bordier & Cie (UK) Plc 79 Pall Mall London SW1Y 5ES	

#### Investment Powers

The memorandum and articles of the Company empower the Trustees to appoint investment advisers who have discretion to invest the funds of the Trust within guidelines established by the Trustees.

#### Objects

The objects of the Company as given in the memorandum and articles are for general charitable purposes. The current areas of interest are reflected in the grant-making activities, as detailed on page 4 of the Report of the Trustees.

# THE GLASS-HOUSE TRUST

## 5 April 2020

### REPORT OF THE TRUSTEES (continued)

#### Organisation

The Trust is one of the Sainsbury Family Charitable Trusts, which share a common administration. The Funder of the Trust is Alex Sainsbury.

Trustees are appointed by ordinary resolution and are provided with relevant information relating to their responsibilities as Trustees.

The Trustees are aware of the Charity Governance Code published in 2017 which sets out the principles and recommended practice for good governance within the sector. The Charity has reviewed its governance arrangements against the principles within the code and believes that it is compliant to an appropriate extent at the current time.

Trustees are aware of the Charity Commission guidance on Charity and Public Benefit and confirm that they have complied with the duty in Section 17 of the Charities Act 2011 to have due regard to it. They consider the full information which follows in this annual report, about the Trust's aims, activities and achievements in the many areas of interest that the Trust supports demonstrates the benefit to its beneficiaries, and through them to the public, that arise from those activities. The Trust does not raise funds from the public.

#### Reserves Policy

It is the policy of the Trustees to approve grants for payment over a period of years, subject to certain conditions over the life of the grant. Those expected to be paid within twelve months of the year end are accrued in the accounts, whilst those due to be paid later than this are not accrued and represent funds earmarked for continued support to certain existing beneficiaries, although recipients have not yet met the conditions of the grant. Cash flow projections for income and expenditure are regularly reviewed to ensure that the level of available reserves is adequate and that the Trust is in a position to meet all its commitments.

The Trustees consider that when possible it is appropriate to hold free funds, both to meet the short-term working capital needs of the Trust and in anticipation of the potential payment of subsequent grant instalments. In the event that the Trustees find themselves unable to meet current commitments from unrestricted reserves, they would be willing to draw on expendable endowment in order to meet those commitments, as they see fit. As at 5 April 2020, the Trust held total funds of £9.4 million (2019: £10.8 million), all of which is comprised entirely of expendable endowment.

#### Risk Assessment

The Trustees have examined the major strategic, business and operational risks to which the Trust may be exposed. Through the joint office of the Sainsbury Family Charitable Trusts, adequate systems are in place to meet such potential risks as the Trustees have identified. The Trustees continue to be vigilant and to keep processes under review.

The Trustees identified the uncertainty of financial returns to constitute the charity's major financial risk. This is mitigated by having a diversified financial portfolio under the management of a major investment house. The Trustees regularly review investment strategy and monitor financial performance. They also operate a grant distribution formula which helps to ensure the stability of resources available for grant awards in any given year.

# THE GLASS-HOUSE TRUST

## 5 April 2020

### REPORT OF THE TRUSTEES (continued)

Trustees have identified as a key risk the misuse of funds by a grantee charity. To mitigate this risk, the Trustees normally restrict grants to charities registered with the Charity Commission or equivalent bodies. The awards are made following a thorough assessment and grants are regularly monitored; multi-year grants are paid only on receipt of satisfactory progress reports.

#### Staff Remuneration

The remuneration of the senior staff (including key management personnel) is reviewed by the Trustees on an annual basis taking into account the requirements of their role and performance during the year. From time to time the SFCT Management Committee benchmarks pay levels against the comparable positions in similar organisations.

#### Investment Policy and Performance

Trustees meet with their investment managers regularly to discuss investment strategy and also to seek to ensure that the Trust's income requirements are met and that long term capital growth is in line with relevant indices. The Trustees normally hold investments for the long term.

During the period, the portfolio at a consolidated level slipped in value, by 7.86% (2019: slipped by 2.18%). This compares with a decrease in the ARC Sterling Cautious PCI, which slipped by 2.30% (2019: rose by 1.72%). Valuations have improved since 5th April 2020 but uncertainty remains.

Having assessed the Trust's financial position and plans for the foreseeable future, the Trustees are satisfied that it remains appropriate to prepare the financial statements on the going concern basis. The Covid-19 pandemic has not had a significant impact on the Charity's finances.

The Trust's principal source of income is investment income, which is likely to be lower going forward. Nevertheless, the endowment assets of the Trust remain significant, and these will continue to return income which the Trust will continue to pay out to its beneficiaries in accordance with the Trust's objects. Trustees agree that should investment income fall below grant making commitments, funds may be drawn from expendable endowment capital.

#### Review of the Past Year

The net unrestricted expenditure of the Trust for the year after charging support costs was £467,624. The net assets of the Charity decreased from £10,801,578 at 5 April 2019 to £9,449,712 at 5 April 2020, a decrease of 12.5%.

The Trustees met once during the year to make grants and twice more to review investment activity. During the year, grants to the value of £1,161,530 (2019: £121,340) were approved.

Grants are made to projects initiated by the Funder or Trustees, including projects initiated jointly by the Trustees and the beneficiary ("Projects initiated by Trustees"), and projects drawn to Trustees' attention which they consider have particular merit ("Other projects"). Grants paid during the year may be analysed by number and by value in these two categories as follows:

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**5 April 2020**

**REPORT OF THE TRUSTEES (continued)**

	<b>Grants Paid</b>	<b>Value £</b>
Projects initiated by Trustees	10	240,000
Other projects	8	61,060
	<b>18</b>	<b>301,060</b>

Grants paid in 2019/20 are listed on pages 5-6, together with a brief description of the wider aims of each organisation supported.

**Future Plans**

The Trust will continue to support projects in accordance with the categories described above. Trustees do not foresee a significant change in projects supported in the next few years.

**GRANTS PAID**

**PROJECTS INITIATED BY TRUSTEES - £240,000**

**A Space - £55,000**

Director's salary.

A Space provides therapeutic support – especially through creative activities – for children within primary and secondary schools in Hackney. This pioneering project was set up by Trustees in 1998 and aims to foster children's emotional expression and development.

**Glass-House Community-Led Design - £100,000**

Core costs.

This project was set up by Trustees in 2000 and established as an independent charity in 2006. It provides design advice to residents and communities participating in the regeneration of social housing, neighbourhood buildings, spaces and streets. Increasingly the charity is invited to consult on national neighbourhood renewal schemes. The charity also train professionals and members of the public in participatory design for the built environment.

**MayDay Rooms - £50,000**

Towards the running costs of the organisation.

MayDay Rooms is an educational archiving project based in London's Fleet Street, which was initiated in collaboration with the Glass-House Trust. MayDay Rooms finds ways to make publicly available, conserve and study archives and other historical material linked to social movements, experimental culture, and marginalised figures and groups. The work involves extensive transfer of fragile materials into digital forms, and exploration of these materials through workshops, public events, discussions, exhibitions, and the training up of 'citizen archivists.'

**THE GLASS-HOUSE TRUST**  
**5 April 2020**

**REPORT OF THE TRUSTEES (continued)**

**Raven Row - £35,000**

Towards running costs.

Raven Row is a contemporary art exhibition centre in Spitalfields, East London established in historic and award-winning contemporary buildings in 2009. Raven Row makes exhibitions of modern and contemporary art, which are free to the public to visit. Programmes of publications, discussions and events are organised alongside these exhibitions. In 2018, Raven Row entered a reflective period to assess its nine years of exhibition making and research a future programme. In the meantime, it will open up its galleries to a residency programme for young community and outreach-based artist groups.

**OTHER PROJECTS - £61,530**

**Money for Madagascar - £23,530**

Towards the running costs of Akany Hasina, improving the standard of reading in schools, child protection training, and part of the cost of an in-country representative to assist with the development, monitoring and evaluation of projects.

Akany Hasina is a small non-governmental organisation in Madagascar that teaches English language, traditional Malagasy culture, and environmental awareness and conservation.

Money for Madagascar is a UK charity that funds projects in Madagascar to tackle extreme poverty, loss of biodiversity, poor health, food insecurity and limited access to education.

**The Sainsbury Archive - £3,000**

Core costs.

The Sainsbury Archive, housed at the Museum of Docklands, documents the history of J Sainsbury plc from its foundation in Drury Lane in 1869, but also provides a unique record of the history of retailing since the mid-19th century and the impact of this on society.

**Transform Drug Policy Foundation - £15,000**

Towards the charity's running costs.

Drug policy is a matter of public concern which impacts on many people's lives directly and indirectly. Transform highlights the negative social and economic costs of wholesale prohibition and encourages rational discussion of alternative approaches.

**Bloody Good Period - £5,000**

Towards the provision of free sanitary products to refugee women.

Menstrual supplies are not cheap, but for anyone with a period, they are an absolute necessity. Bloody Good Period supply period products to those who can't afford them, and provide menstrual education to those less likely to access it.

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**REPORT OF THE TRUSTEES (continued)**

**South Yorkshire's Community Foundation - £5,000**

Towards the South Yorkshire Flood Disaster Relief appeal.

SYCF connect people who care about South Yorkshire, and have the means to invest in its future, with the community groups striving to build stronger and healthier communities.

Approved by the Board on 16 December 2020 and signed on their behalf by:



.....  
Alex Sainsbury - Trustee

**THE GLASS-HOUSE TRUST**  
**5 April 2020**

## **STATEMENT OF TRUSTEES' RESPONSIBILITIES**

The Trustees are responsible for preparing the Trustees' Report and the financial statements in accordance with applicable law and regulations.

Company law requires the trustees to prepare financial statements for each financial year in accordance with United Kingdom Generally Accepted Accounting Practice (United Kingdom Accounting Standards and applicable law).

Under company law the Trustees must not approve the financial statements unless they are satisfied that they give a true and fair view of the state of affairs of the charitable company/charity and of its net incoming resources for that period. In preparing these 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;
- state whether applicable accounting standards have been followed, subject to any material departures disclosed and explained in the financial statements;
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the charity will continue to operate.

The Trustees are responsible for keeping proper accounting records that are sufficient to show and explain the charitable company's transactions and disclose with reasonable accuracy at any time the financial position of the charitable company and enable them to ensure that the financial statements comply with the Companies Act 2006. 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.

So far as the Trustees are aware, there is no relevant audit information of which the charity's auditors are unaware. The trustees have each taken all the steps that they ought to have taken as Trustees in order to make themselves aware of any relevant audit information and to establish that the company's auditors are aware of that information.

# THE GLASS-HOUSE TRUST

## 5 April 2020

### INDEPENDENT AUDITORS' REPORT TO THE MEMBERS OF THE GLASS-HOUSE TRUST

#### Opinion

We have audited the financial statements of The Glass House Trust for the year ended 5 April 2020 which comprise the Statement of Financial Activities, the Balance Sheet, the Cash Flow Statement and Notes to the Financial Statements, including a summary of significant accounting policies. The financial reporting framework that has been applied in their preparation is applicable law and United Kingdom Accounting Standards, including Financial Reporting Standard 102 The Financial Reporting Standard applicable in the UK and Republic of Ireland (United Kingdom Generally Accepted Accounting Practice).

In our opinion the financial statements:

- give a true and fair view of the state of the charitable company's affairs as at 5 April 2020 and of its incoming resources and application of resources, including its income and expenditure for the year then ended;
- have been properly prepared in accordance with United Kingdom Generally Accepted Accounting Practice; and
- have been prepared in accordance with the requirements of the Companies Act 2006.

#### Basis for opinion

We conducted our audit in accordance with International Standards on Auditing (UK) (ISAs (UK)) and applicable law. Our responsibilities under those standards are further described in the Auditor's responsibilities for the audit of the financial statements section of our report. We are independent of the charitable company in accordance with the ethical requirements that are relevant to our audit of the financial statements in the UK, including the FRC's Ethical Standard, and we have fulfilled our other ethical responsibilities in accordance with these requirements. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

#### Conclusions relating to going concern

We have nothing to report in respect of the following matters in relation to which the ISAs (UK) require us to report to you where:

- the Trustees' use of the going concern basis of accounting in the preparation of the financial statements is not appropriate; or
- the Trustees have not disclosed in the financial statements any identified material uncertainties that may cast significant doubt about the charitable company's ability to continue to adopt the going concern basis of accounting for a period of at least twelve months from the date when the financial statements are authorised for issue.

#### Other information

The Trustees are responsible for the other information. The other information comprises the information included in the annual report, other than the financial statements and our auditor's report thereon. Our opinion on the financial statements does not cover the other information and, except to the extent otherwise explicitly stated in our report, we do not express any form of assurance conclusion thereon.

In connection with our audit of the financial statements, our responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the financial statements or our knowledge obtained in the audit or otherwise appears to be materially misstated. If we identify such material inconsistencies or apparent material misstatements, we are required to determine whether there is a material misstatement in the financial statements or a material misstatement of the other information. If, based on the work we have performed, we conclude that there is a material misstatement of this other information, we are required to report that fact.

We have nothing to report in this regard.

#### Opinions on other matters prescribed by the Companies Act 2006

In our opinion based on the work undertaken in the course of our audit

- the information given in the Trustees' report, which includes the directors' report prepared for the purposes of company law, for the financial year for which the financial statements are prepared is consistent with the financial statements; and
- the directors' report included within the trustees' report have been prepared in accordance with applicable legal requirements.

# THE GLASS-HOUSE TRUST

## 5 April 2020

### INDEPENDENT AUDITORS' REPORT TO THE MEMBERS OF THE GLASS-HOUSE TRUST *continued*

#### Matters on which we are required to report by exception

In light of the knowledge and understanding of the charitable company and its environment obtained in the course of the audit, we have not identified material misstatements in directors' report included within the trustees' report.

We have nothing to report in respect of the following matters in relation to which the Companies Act 2006 requires us to report to you if, in our opinion:

- adequate accounting records have not been kept; or
- the financial statements are not in agreement with the accounting records and returns; or
- certain disclosures of trustees' remuneration specified by law are not made; or
- we have not received all the information and explanations we require for our audit.

#### Responsibilities of Trustees

As explained more fully in the Trustees' responsibilities statement set out on page 8, the Trustees (who are also the directors of the charitable company for the purposes of company law) are responsible for the preparation of the financial statements and for being satisfied that they give a true and fair view, and for such internal control as the trustees determine is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, the trustees are responsible for assessing the charitable company's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the trustees either intend to liquidate the charitable company or to cease operations, or have no realistic alternative but to do so.

#### Auditor's responsibilities for the audit of the financial statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with ISAs (UK) will always detect a material misstatement when it exists.

Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statements. A further description of our responsibilities for the audit of the financial statements is located on the Financial Reporting Council's website at: [www.frc.org.uk/auditorsresponsibilities](http://www.frc.org.uk/auditorsresponsibilities). This description forms part of our auditor's report.

#### Use of our report

This report is made solely to the charitable company's members, as a body, in accordance with Chapter 3 of Part 16 of the Companies Act 2006. Our audit work has been undertaken so that we might state to the charitable company's members those matters we are required to state to them in an auditor's report and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the charitable company and the charitable company's members as a body, for our audit work, for this report, or for the opinions we have formed.



Tina Allison

Senior Statutory Auditor

For and on behalf of

**Crowe U.K. LLP**

Statutory Auditor

London

14 January 2021

**THE GLASS-HOUSE TRUST**  
**5 April 2020**

**STATEMENT OF FINANCIAL ACTIVITIES**

**FOR THE YEAR ENDED 5 APRIL 2020**

	<i>Notes</i>	Unrestricted Funds	Expendable Endowment	Total Funds 2020	Total Funds 2019
		£	£	£	£
<b>Income:</b>					
Investments	3	203,337	-	203,337	181,239
Bank deposit interest		2,593	-	2,593	203
<b>Total income and endowments</b>		205,930	-	205,930	181,442
<b>Cost of raising funds:</b>					
Investment management costs		-	25,580	25,580	25,291
<b>Charitable activities</b>					
Grant-making:					
Grant expenditure	4	391,000	-	391,000	316,840
Support costs	5	65,361	-	65,361	61,402
Cost of grant-making		456,361	-	456,361	378,242
<b>Total expenditure</b>		456,361	25,580	481,941	403,533
<b>Net operating deficit</b>		(250,431)	(25,580)	(276,011)	(222,091)
Net (losses)/gains on investment	8	0	(1,040,394)	(1,040,394)	87,256
Loss on foreign exchange			(35,461)	(35,461)	-
Transfers between funds	11	250,431	(250,431)	-	-
<b>Net movement in funds</b>		-	(1,351,866)	(1,351,866)	(134,835)
<b>Reconciliation of funds:</b>					
Total funds brought forward	11	-	10,801,578	10,801,578	10,936,413
<b>Total funds carried forward</b>		-	9,449,712	9,449,712	10,801,578

The notes on pages 14 to 23 form part of these accounts.

**THE GLASS-HOUSE TRUST**  
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**BALANCE SHEET****AS AT 5 APRIL 2020**

	<i>Notes</i>	<u>2020</u>	<u>2019</u>
		£	£
<b>FIXED ASSETS</b>			
Tangible fixed assets	7	1,419,423	1,453,097
Investments	8	8,020,934	9,298,350
		<u>9,440,357</u>	<u>10,751,447</u>
<b>CURRENT ASSETS</b>			
Debtors	9	2,531	5,781
Cash at bank and in hand		391,888	328,221
		<u>394,419</u>	<u>334,002</u>
<b>CURRENT LIABILITIES</b>			
Creditors - amounts falling due within 1 year	10	<u>(385,064)</u>	<u>(283,871)</u>
<b>NET CURRENT ASSETS</b>		9,355	50,131
<b>NET ASSETS</b>		<u>9,449,712</u>	<u>10,801,578</u>
<b>CAPITAL FUNDS</b>			
Expendable endowment	11	9,449,712	10,801,578
<b>INCOME FUNDS</b>			
Unrestricted funds	11	-	-
		<u>9,449,712</u>	<u>10,801,578</u>

The financial statements were approved and authorised for issue by the Trustees on 16 December 2020 and were signed on their behalf by :



..... TRUSTEE

The notes on pages 14 to 23 form part of these accounts.

**THE GLASS-HOUSE TRUST**  
**5 April 2020**

**CASH FLOW STATEMENT FOR THE YEAR ENDED 5 APRIL 2020**

**RECONCILIATION OF NET EXPENDITURE TO NET CASH OUTFLOW FROM OPERATING ACTIVITIES**

	<b>2020</b>	<b>2019</b>
	£	£
<b>Cash flows from operating activities</b>		
<b>Net cash used in operating activities</b>	<u>(343,824)</u>	<u>(340,526)</u>
<b>Cash flows from investing activities</b>		
Dividends and income	205,930	181,239
Purchase of investments	(5,553,686)	(2,264,167)
Purchase of fixed assets	0	(6,007)
Sale of investments	5,879,795	2,886,586
<b>Net cash provided by investing activities</b>	<u>532,039</u>	<u>797,651</u>
Change in cash and cash equivalents in the year	188,215	457,125
Cash and cash equivalents at the beginning of the year	<u>1,288,269</u>	<u>831,145</u>
<b>Cash and cash equivalents at the end of the year</b>	<u><u>1,476,484</u></u>	<u><u>1,288,270</u></u>

	<b>2020</b>	<b>2019</b>
	£	£
<b>Reconciliation of net cash provided by operating activities</b>		
Net movement in funds as per statement of financial activities	(1,351,866)	(134,835)
Losses/(gains) on investments	1,040,394	(87,256)
Dividends and income	(205,930)	(181,239)
Exchange gains	35,461	0
Depreciation charge	33,674	33,674
Decrease in debtors	3,250	10,907
Increase in creditors	101,193	18,223
<b>Net cash used in operating activities</b>	<u><u>(343,824)</u></u>	<u><u>(340,526)</u></u>

**Analysis of the balance of cash as shown in the balance sheet**

	<b>2020</b>	<b>2019</b>	<b>Change in year</b>
	£	£	£
Cash at bank and in hand	391,888	328,221	63,667
Cash balances held by investment manager for reinvestment	1,084,596	960,048	124,548
	<u><u>1,476,484</u></u>	<u><u>1,288,269</u></u>	<u><u>188,215</u></u>

The notes on pages 14 to 23 form part of these accounts.

# THE GLASS-HOUSE TRUST

## 5 April 2020

### NOTES TO THE ACCOUNTS

#### 1. STATUTORY

The charity is a company limited by guarantee (registered number 7866189), which is incorporated and domiciled in the UK and is a public benefit entity. The address of the registered office is The Peak, 5 Wilton Road, London SW1V 1AP.

#### 2. PRINCIPAL ACCOUNTING POLICIES

##### a) Basis of preparation

The financial statements have been prepared in accordance with Companies Act 2006 and the Charities SORP (FRS102) applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland and the Charities Act 2011 and UK Generally Accepted Practice as it applies from 1 January 2015.

The trust constitutes a public benefit entity as defined by FRS 102.

In the view of the Trustees, there are no material uncertainties casting doubt on the going concern of the charity.

The Covid-19 pandemic has not had a significant impact on the Charity's finances. The impact of the market turmoil in the period to 5<sup>th</sup> April 2020 contributed to a reduction of 14% in the value of the investment portfolio for the year. Valuations have improved since 5<sup>th</sup> April 2020 but uncertainty remains.

The Trust's principal source of income is investment income and it is likely to be lower going forward. Nevertheless the endowment assets of the Trust remain significant, and these will continue to return income, which the Trust will continue to pay out to its beneficiaries in accordance with the Trusts objects.

##### b) Income

- (i) Income is shown gross which includes the associated tax credit unless the tax so deducted is considered irrecoverable.
- (ii) Dividends are included by reference to their due dates.
- (iii) Interest is included when receivable.

##### c) Expenditure

Costs of generating funds represent amounts paid to the Trust's external investment advisors.

Charitable activities expenditure comprises grants and donations awarded by the Trustees in accordance with the criteria set out in the Trust Deed, together with grant related support costs.

Grants for which there is a legally binding commitment are accounted for within the Statement of Financial Activities. Payments that are due within one year of the period-end date are included within grants payable in the Statement of Financial Activities. Other grants are accounted for in the Statement of Financial Activities when conditions attaching to the grant are fulfilled.

Grants approved subject to conditions that have not been met at the period-end are noted as a commitment but not accrued as expenditure (see note 4).

Grant related support costs represent staff, office and governance costs incurred in managing the grant award programme.

**THE GLASS-HOUSE TRUST**  
**5 April 2020**

**2. ACCOUNTING POLICIES (cont ...)**

**d) Investments**

Net realised and unrealised gains and losses are reflected in the Statement of Financial Activities.

Investments in shares are shown at mid market value, while investments in managed funds are shown at bid value.

Disposals are accounted for using market value at disposal date.

**e) Cost of administration**

These costs include a share of the staff and office costs of the joint offices of the Sainsbury Family Charitable Trusts, which are allocated in proportion to the time spent on Trust matters and grants paid.

**f) Governance costs**

Governance costs comprise all costs involving the public accountability of the charity and its compliance with regulation and good practice. These costs include fees for statutory audit and legal fees where relevant.

**g) Financial Instruments**

The Trust has financial assets and financial liabilities of a kind that qualify as basic financial instruments. Basic financial instruments are initially recognised at transaction value and subsequently measured at amortised cost using the effective interest method. Financial assets held at amortised cost comprise cash at bank and in hand, together with accrued interest and other debtors. Financial liabilities held at amortised cost comprise grants payable and accruals.

Investments, including bonds held as part of an investment portfolio, are held at fair value at the balance sheet date, with gains and losses being recognised within income and expenditure.

At the balance sheet date the charity held financial assets at fair value of £6,936,339 (2019: £8,338,302).

**h) Cash and cash equivalents**

Cash and cash equivalents include cash at bank and in hand, and short term deposits.

**i) Fixed assets**

Fixed assets are depreciated at rates which reflect their useful life to the Trust.

The following rate has been used:

Leasehold improvements (excluding land) - 10% per annum

Freehold property - 2% per annum

**THE GLASS-HOUSE TRUST**  
**5 April 2020**

**2. ACCOUNTING POLICIES (cont ...)**

**j) Critical accounting judgements and key sources of estimation uncertainty**

In the application of the charity's accounting policies, which are described in note 2, Trustees are required to make judgements, estimates and assumptions about the carrying values of assets and liabilities that are not readily apparent from other sources. The estimates and underlying assumptions are based on historical experience and other factors that are considered to be relevant. Actual results may differ from these estimates.

The estimates and underlying assumptions are reviewed on an ongoing basis. Revisions to accounting estimates are recognised in the period in which the estimate is revised if the revision affects only that period, or in the period of the revision and future periods if the revision affects the current and future periods.

In the view of the Trustees, no assumptions concerning the future or estimation uncertainty affecting assets and liabilities at the balance sheet date are likely to result in a material adjustment to their carrying amounts in the next financial year.

**3. INVESTMENT INCOME**

Income received on investments may be analysed as follows:

	<b>2020</b>		<b>2019</b>	
	<b>£</b>	<b>%</b>	<b>£</b>	<b>%</b>
Fixed Interest	39,050	19	64,827	36
U.K. Equities	87,872	43	76,538	42
Overseas equities	76,415	38	39,874	22
	<b>203,337</b>	<b>100</b>	<b>181,239</b>	<b>100</b>

**THE GLASS-HOUSE TRUST**  
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**NOTES TO THE ACCOUNTS**

**4. GRANTS PAYABLE**

	<b>2020</b>		<b>2019</b>
	£	£	£
<b>Reconciliation of grants payable:</b>			
Commitments at 6 April 2019	275,530		259,750
Grants not accrued at 6 April 2019	-	195,500	
Grants approved in the period	1,161,530	121,340	
Grants not accrued at 5 April 2020	(770,530)	-	
<b>Grants payable for the period</b>	<b>391,000</b>		<b>316,840</b>
Grants paid/refunded during the period	(291,530)		(301,060)
Commitments at 5 April 2019	375,000		275,530
<b>Commitments at 5 April 2019 are payable as follows:</b>			
	<b>2020</b>		<b>2019</b>
	£		£
Within one year (note 10)	375,000		275,530

**Commitments**

In addition to the amounts committed and accrued noted above, the Trustees have also authorised certain grants that are subject to the recipient fulfilling certain conditions. The total amount authorised but not accrued as expenditure at 5 April 2020 was £770,530 (2019: £nil).

The amounts payable in the year included the following:

	£
<b>Projects Initiated by Trustees</b>	
A Space	55,000
Glass-House Community Led Design	100,000
Mayday Rooms	50,000
Raven Row	35,000
<b>Other Projects</b>	
Money for Madagascar	23,530
The Sainsbury Archive	3,000
South Yorkshire's Community Foundation	5,000
Bloody Good Period	5,000
Transform Drug Policy Foundation	15,000
	<u>291,530</u>

**THE GLASS-HOUSE TRUST**  
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**NOTES TO THE ACCOUNTS****5. GRANT RELATED SUPPORT COSTS**

	<b>Accommodation for charities</b>	<b>Grant- Making</b>	<b>Governance</b>	<b>2020 Total</b>	<b>2019 Total</b>
	<b>£</b>	<b>£</b>	<b>£</b>	<b>£</b>	<b>£</b>
Staff costs	-	13,837	1,413	15,250	13,303
Share of joint office costs	-	6,758	-	6,758	6,925
Direct costs including travel	-	632	-	632	773
Legal and professional fees	-	5,772	-	5,772	2,911
Depreciation	32,944	730	-	33,674	33,674
Auditors' remuneration	-	-	3,275	3,275	3,816
	<b>32,944</b>	<b>27,729</b>	<b>4,688</b>	<b>65,361</b>	<b>61,402</b>

No trustee received remuneration or was reimbursed expenses during the period for their services as trustee.

**6. ANALYSIS OF STAFF COSTS**

	<b>2020</b>	<b>2019</b>
	<b>£</b>	<b>£</b>
Salaries and wages	12,320	10,839
Social security costs	1,408	1,247
Other pension costs	1,522	1,217
	<b>15,250</b>	<b>13,303</b>

The Trust is one of the Sainsbury Family Charitable Trusts which share a joint administration at the Registered Office. 0.2% (2019: 0.2%) of the total support and administration costs of these trusts have been allocated to the Glass House Trust, including a proportionate share of the costs of employing the total number of staff serving in the office in 2019/20.

The actual number of staff employed during the year was 10, all on a part-time basis (2018/19: 8). This equates to 0.2 full-time employees (2018/19: 0.2). The Trust considers its key management personnel to comprise the Principal Officers. The total employment benefits, including employer pension contributions to group personal pensions, of those key management personnel, were £ 6,465 (2018/19: £4,392). No employees of the charity earned in excess of £60,000 (2018/19: none).

**THE GLASS-HOUSE TRUST**  
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**NOTES TO THE ACCOUNTS****7. TANGIBLE FIXED ASSETS**

	Freehold property	Leasehold improvements	<b>Total 2020</b>
	£	£	£
<b><u>Cost</u></b>			
Balance at 5 April 2019	1,647,219	7,300	1,654,519
Additions	-	-	-
<b>Balance at 5 April 2020</b>	<b>1,647,219</b>	<b>7,300</b>	<b>1,654,519</b>
<b><u>Depreciation</u></b>			
Balance at 6 April 2019	196,312	5,110	201,422
Charge for the period	32,944	730	33,674
<b>Accumulated depreciation at 5 April 2020</b>	<b>229,256</b>	<b>5,840</b>	<b>235,096</b>
<b>Net book value at 5 April 2020</b>	<b>1,417,963</b>	<b>1,460</b>	<b>1,419,423</b>
Net book value at 5 April 2019	1,450,907	2,190	1,453,097

**8. FIXED ASSET INVESTMENTS**

	<b>2020</b>	<b>2019</b>
	£	£
Market value 6 April 2019	8,338,302	8,873,464
Less: Disposals at proceeds	(5,879,795)	(2,886,586)
Add: Acquisitions at cost	5,553,686	2,264,167
Net (loss)/gain on revaluation of investments	(1,075,855)	87,257
<b>Market value 5 April 2020</b>	<b>6,936,338</b>	<b>8,338,302</b>
Investment cash holdings	1,084,596	960,048
<b>Total investments</b>	<b>8,020,934</b>	<b>9,298,350</b>
Historical cost 5 April 2020	9,350,079	9,587,101

**THE GLASS-HOUSE TRUST**  
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**NOTES TO THE ACCOUNTS**

**8. FIXED ASSET INVESTMENTS (Continued)**

The investments held as at 5 April 2020 were as follows:

	<b>2020</b>		<b>2019</b>	
	Cost	Market Value	Cost	Market Value
	£	£	£	£
Fixed Interest	687,396	698,150	2,020,321	1,974,268
UK Equities	2,891,395	1,992,139	1,766,080	1,383,671
Overseas Equities	3,667,872	3,175,372	2,315,203	2,332,375
Alternatives	1,018,820	1,070,678	2,525,448	2,647,988
Cash held for reinvestment	1,084,596	1,084,596	960,049	960,049
	9,350,079	8,020,935	9,587,101	9,298,351

During the year £175,981 (2019: £86,423) was disinvested from the investment portfolio to support the Trust's grant expenditure.

**9. DEBTORS**

	<b>2020</b>	<b>2019</b>
	£	£
Accrued income	2,531	5,781
	2,531	5,781

**10. CREDITORS - amounts falling due within one year**

	<b>2020</b>	<b>2019</b>
	£	£
Grants payable (note 4)	375,000	275,530
Professional charges	5,819	5,370
Other creditors	4,245	2,971
	385,064	283,871

**THE GLASS-HOUSE TRUST**  
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**NOTES TO THE ACCOUNTS**

**11. ANALYSIS OF NET ASSETS BETWEEN FUNDS**

	<b>Unrestricted Funds</b>	<b>Expendable Endowment</b>	<b>Totals 2020</b>
	£	£	£
Fund balances at 5 April 2020 are represented by:			
Tangible fixed assets	-	1,419,423	1,419,423
Investments	-	8,020,934	8,020,934
Current assets	385,064	9,355	394,419
Current liabilities	(385,064)	-	(385,064)
<b>Total net assets</b>	<b>-</b>	<b>9,449,712</b>	<b>9,449,712</b>
<b>Movement in the year</b>			
Opening balance as at 5 April 2019	-	10,801,578	10,801,578
Total income and endowments	205,930	-	205,930
Cost of raising funds	-	(25,580)	(25,580)
Cost of grant-making	(456,361)	-	(456,361)
Net loss on investments	-	(1,040,394)	(1,040,394)
Loss on foreign exchange	-	(35,461)	(35,461)
Transfers between funds	250,431	(250,431)	-
<b>Closing balance as at 5 April 2020</b>	<b>-</b>	<b>9,449,712</b>	<b>9,449,712</b>

During the year, there was a deficit of income over expenditure on the unrestricted funds of £250,431. This has been funded by a transfer from expendable endowment.

**THE GLASS-HOUSE TRUST**  
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**NOTES TO THE ACCOUNTS**

**11. ANALYSIS OF NET ASSETS BETWEEN FUNDS (Continued)**

Comparative analysis of net assets between funds for the year ended 5 April 2019

	Unrestricted Funds	Expendable Endowment	Totals 2020
	£	£	£
Fund balances at 5 April 2019 are represented by:			
Tangible fixed assets	-	1,453,097	1,453,097
Investments	-	9,298,350	9,298,350
Current assets	283,871	50,131	334,002
Current liabilities	(283,871)	-	(283,871)
<b>Total net assets</b>	<b>-</b>	<b>10,801,578</b>	<b>10,801,578</b>
<b>Movement in the year</b>			
Opening balance as at 5 April 2018	-	10,936,413	10,936,413
Total income and endowments	181,442	-	181,442
Cost of raising funds	-	(25,291)	(25,291)
Cost of grant-making	(378,242)	-	(378,242)
Net gain on investments	-	87,256	87,256
Transfers between funds	196,800	(196,800)	-
<b>Closing balance as at 5 April 2019</b>	<b>-</b>	<b>10,801,578</b>	<b>10,801,578</b>

**12. RELATED PARTY TRANSACTION**

Included within grant-related support costs is a total of £3,372 (2019: £2,898) payable for legal services to Portrait Solicitors, a firm in which Miss J S Portrait is a partner. £1,344 (2019: £1,554) was outstanding at the end of the financial year.

**THE GLASS-HOUSE TRUST**  
**5 April 2020**

**NOTES TO THE ACCOUNTS**

**13. COMPARATIVE STATEMENT OF FINANCIAL ACTIVITIES  
FOR THE YEAR ENDED 5 APRIL 2019**

	<i>Notes</i>	<b>Unrestricted Funds</b>	<b>Expendable Endowment</b>	<b>Total Funds 2019</b>
		£	£	£
<b>Income and Endowment from:</b>				
Investments	3	181,239	-	181,239
Bank deposit interest		203	-	203
<b>Total income</b>		<b>181,442</b>	<b>-</b>	<b>181,442</b>
<b>Expenditure on:</b>				
<b>Cost of raising funds:</b>				
Investment management costs		-	25,291	25,291
<b>Charitable activities</b>				
Grant-making:				
Grant expenditure	4	316,840	-	316,840
Grant related support costs	5	61,402	-	61,402
<b>Cost of grant-making</b>		<b>378,242</b>	<b>-</b>	<b>378,242</b>
<b>Total Expenditure</b>		<b>378,242</b>	<b>25,291</b>	<b>403,533</b>
<b>Net (outgoing)/income resources</b>		<b>(196,800)</b>	<b>(25,291)</b>	<b>(222,091)</b>
(Losses)/Gains on investments	8	-	87,256	87,256
Transfers between funds		196,800	(196,800)	-
<b>Net movement in funds</b>		<b>-</b>	<b>(134,835)</b>	<b>(134,835)</b>
<b>Reconciliation of funds</b>				
Total funds brought forward	11	-	10,936,413	10,936,413
<b>Total funds carried forward</b>		<b>-</b>	<b>10,801,578</b>	<b>10,801,578</b>