

**DEVIZES OPENDOORS
TRUSTEES' REPORT AND
UNAUDITED FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 OCTOBER 2025**



**Devizes Opendoors
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Devizes Opendoors
Trustees' Report For The Year Ended 31 October 2025

The trustees present their report and the financial statements for the year ended 31 October 2025.

Objectives and Activities

Aims and Objectives

The charity's aim and objectives are to promote social inclusion for the public benefit by preventing people in the Devizes community area from becoming socially excluded, relieving the needs of those people who are socially excluded and assisting them to integrate into society.

For the purpose of this clause "socially excluded" means being excluded from society, as a result of one or more of the following factors :

Unemployment

Financial hardship

Ill health (physical or mental)

Substance abuse or dependency (including alcohol and drugs)

Poor educational skills attainment

Relationship and family breakdown

Crime (either as a victim of crime or an offender rehabilitating into society)
and particularly

Homelessness.

Public Benefit

The trustees confirm that they have complied with the requirements of Section 17 of the Charities Act 2011 to have due regard to the Charity Commission's guidance on public benefit.

Achievements and Performance

Chair's summary

Mission

Devizes Opendoors supports people who are vulnerable, isolated or experiencing homelessness by providing a place of welcome, practical help and connection. The charity works without judgement, treating everyone with dignity and respect, and helping individuals access support and take positive steps forward.

Volunteer Team

At the heart of Devizes Opendoors are its volunteers, whose commitment and determination make the work of the organisation possible. Volunteers give their time freely, offering warmth, dignity and practical support to those who need it most. Their contribution is both generous and highly valued. The care and consistency shown by the team at every session underpin the service provided to guests and remain central to the purpose of Devizes Opendoors.

A warm welcome is extended to our new volunteers, who have recently joined our dedicated team. Their willingness to give time and support strengthens the service and helps ensure that we can continue to thrive and serve our guests.

All our volunteers bring a strong commitment to guests and their well-being; we recognise that we would not be able to operate without the dedication of our remarkable volunteer team.

We give our thanks to Dave Buxton, who after over six years of service has decided to stand down. His contribution of time, experience and energy has made a clear difference to the organisation and to those it supports.

Operations Committee

Led by Pat Taylor, a long-standing member of our volunteer team, the operations committee consists of staff members, guests and volunteers. The committee is key to reviewing the implementation of policies, day to operations and session oversight.

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Devizes Opendoors
Trustees' Report (continued)
For The Year Ended 31 October 2025

Chair's summary - continued

Staff Team

The much-respected staff team at Devizes Opendoors play a central role in the day to day running of the centre, managing essential administrative tasks while ensuring the service operates safely and effectively. Alongside this, they work closely with a wide range of partner agencies, coordinating support and navigating complex systems to help guests access the assistance they need. Their leadership combines organisation, professionalism and care, ensuring that guests are supported with consistency, dignity and respect. We place special recognition to our members of staff, Nadia and Angie. Their professionalism and care sit at the core of Opendoors' daily work, combining practical skill with a strong sense of responsibility to ensure that guests feel safe, supported and respected.

Trustee Team

The trustees of Devizes Opendoors - all dedicated volunteers; provide governance, oversight and strategic direction to ensure the charity operates responsibly and remains true to its purpose. Their role includes safeguarding the organisation's finances and assets, supporting the staff team, and ensuring legal and regulatory responsibilities are met. Much of this work takes place behind the scenes, but it is essential to the stability, sustainability and effective delivery of the service.

Their governance and oversight help ensure that Opendoors remains resilient, accountable and true to its vision. Trusteeship is demanding and often unseen, and their commitment of time and responsibility is appreciated.

Trustee Retirements

Sincere and grateful thanks are recorded to Noel Woolrych, who after more than 20 years of service will be retiring. As a founding member of Devizes Opendoors, Noel has been an outstanding advocate for the vulnerable and homeless. His strong commitment has shaped the organisation from its earliest days. Alongside this, responsibility for the care of buildings, assets, technology, safety & security has been carried out with diligence. His contribution has been significant and long lasting.

We also record our sincere thanks to Rachael Ross on her retirement, following many years of dedicated service to the charity. Rachael served Opendoors as a volunteer and trustee, contributing extensively to fundraising, operations and HR, before latterly taking on the role of Chair. Her commitment, kindness and leadership played an important part in strengthening and growing the organisation. The trustees wish to place on record their gratitude for Rachael's significant contribution.

Alix Thomas has decided to step down as a Trustee, as she is now based overseas. Alix is a compassionate advocate for social justice, who has brought strategic insight that strengthened the charity. Through Alix's leadership, she helped with the development and refinement of systems for guest services; this has helped deliver targeted support for our guests. We are sincerely grateful for Alix's service and the lasting contribution she has made to Devizes Opendoors.

New Trustees

A warm welcome is offered to newly co-opted trustees Jo Kitching, Tim Woodard and Paul Tweedle, whose willingness to contribute their time, skills and experience will greatly support the organisation as it moves forward.

Fundraising

The efforts of the fundraising team are gratefully acknowledged. Their persistence and commitment play an essential role in sustaining the work of Opendoors. Recognition is given to the support provided by Tessa in both external and internal communications, helping ensure that the work and impact of the organisation are clearly shared.

Partnerships

Multi agency support is central to the work of Devizes Opendoors, enabling a coordinated and effective response to the often-complex needs of guests. By working alongside Wiltshire Council and its Rough Sleeper Team, health providers, charities and specialist services, like DentaId and FearFree.

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**Devizes Opendoors
Trustees' Report (continued)
For The Year Ended 31 October 2025**

Chair's summary - continued

Opendoors helps individuals access the right support at the right time. This collaborative approach ensures that help is joined up, practical and delivered with dignity, improving outcomes for people facing vulnerability or homelessness. Our sessions provide social interaction and professional support, hearty meals, refreshments, clothing, personal hygiene products and toiletries. Alongside food parcels, shower facilities and IT access. All in a warm, comfortable and safe space.

Support and Recognition

The organisation was pleased to receive a visit from Martin Nye, High Sheriff of Wiltshire. Martin's recognition, support, encouragement and efforts to help raise wider awareness with businesses and other organisations is greatly appreciated.

We were delighted to receive the generous hospitality from The Condado Lounge in January where we held our post-Christmas volunteer celebration event. Thank you for the support of everyone that helped make that such an enjoyable evening.

At its core, Devizes Opendoors exists primarily for its guests - those who are in need and vulnerable, the isolated and those experiencing homelessness. The service provides practical help, connection and a place of welcome, seeking to meet people where they are and support positive steps forward.

None of this work would be possible without the collective efforts of staff, volunteers, trustees, partners, supporters, members and generous donors, all listed in the attached summary. Their continued generosity ensures that Opendoors remains not just a service, but a community rooted in compassion, respect and belief in the worth of every guest.

Jonathan Hunter
Chair of the Board of Trustees

Financial Review

Financial Position

2025 saw our first ever deficit as the cost of living crisis took hold. Grants contributed less than half of the preceding year; and pledged giving and donations were also down, with overall income down 40%. However, more positively, expenditure was well-contained with an increase, below inflation, of 2.4%. Over the year, our reserves fell by 10%. This pattern of monthly deficits is continuing into 2026, but the reserves required under our reserves policy remain adequate.

Structure, Governance and Management

Trustee Selection Methods

The appointment of trustees is governed by the Constitution of the charity. The Board of Trustees is authorised to fill vacancies arising through the resignation or death of an existing trustee or to strengthen the committee.

The Charitable Incorporated Organisation was registered at the Charities Commission on 1 March 2017 and commenced financial operations on 27 September 2017.

Reference and Administrative Details

Trustees

Anthony Foster
Jonathan Hunter - chair from 29 May 2025
Richard Oliver
Alison Radevsky (appointed 30/11/2024)
Rachael Ross - chair to 29 May 2025

**Devizes Opendoors
Trustees' Report (continued)
For The Year Ended 31 October 2025**

Iain Wallis
Humphry Woolrych
Jo Kitching (appointed 31/07/2025)

Charity Number

1171841

Principal Address

Southbroom Centre
Victoria Road
Devizes
Wiltshire
SN10 1HG

Independent Examiner

Mrs A M Cross FCCA
The Alanbrookes Group Ltd T/A JS Weeks & Co
10 Market Place
Devizes
Wiltshire
SN10 1HT

**Devizes Opendoors
Trustees' Report (continued)
For The Year Ended 31 October 2025**

The trustees' report was approved by the board of trustees and signed on its behalf by:

Jonathan Hunter

Trustee
23 February 2026

Richard Oliver

Trustee

Devizes Opendoors
Independent Examiner's Report to the Trustees of Devizes Opendoors
For The Year Ended 31 October 2025

I report to the trustees on my examination of the accounts of Devizes Opendoors (the Trust) for the year ended 31 October 2025.

Responsibilities and Basis of Report

As the charity trustees of the Trust 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 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 giving me cause to believe that in any material respect:

1. accounting records were not kept in respect of the Trust as required by section 130 of the Act; or
2. the accounts do not accord with those records; or
3. the accounts do not comply with the applicable requirements concerning the form and contents 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.

Mrs A M Cross FCCA
10 February 2026
The Alanbrookes Group Ltd T/A JS Weeks & Co
10 Market Place
Devizes
Wiltshire
SN10 1HT

Devizes Opendoors
Statement of Financial Activities
For The Year Ended 31 October 2025

	Notes	2025 Unrestricted funds £	2024 Total funds £
INCOME AND ENDOWMENTS FROM:			
Donations and legacies	3	45,369	79,816
Charitable activities:			
Voluntary income		4,843	4,719
Other trading activities	4	440	135
Investments	5	1,427	2,020
		52,079	86,690
EXPENDITURE ON:			
Charitable activities:	7		
Costs allocated to activities		(50,501)	(46,084)
Support costs		(10,690)	(14,792)
Governance		(300)	(300)
		(61,491)	(61,176)
NET (EXPENDITURE)/INCOME		(9,412)	25,514
NET MOVEMENT IN FUNDS		(9,412)	25,514
RECONCILIATION OF FUNDS:			
Total funds brought forward		93,267	67,753
TOTAL FUNDS CARRIED FORWARD	14	83,855	93,267

The notes on pages 10 to 14 form part of these financial statements.

Devizes Opendoors
Comparative Statement of Financial Activities
For The Year Ended 31 October 2025

		2024		
		Unrestricted funds	Restricted funds	Total funds
	Notes	£	£	£
INCOME AND ENDOWMENTS FROM:				
Donations and legacies	3	70,334	9,482	79,816
Charitable activities:				
Voluntary income		4,719	-	4,719
Other trading activities	4	135	-	135
Investments	5	2,020	-	2,020
		77,208	9,482	86,690
EXPENDITURE ON:				
Charitable activities:	7			
Costs allocated to activities		(46,084)	-	(46,084)
Support costs		4,527	(19,319)	(14,792)
Governance		(300)	-	(300)
		(41,857)	(19,319)	(61,176)
NET INCOME/(EXPENDITURE)		35,351	(9,837)	25,514
NET MOVEMENT IN FUNDS		35,351	(9,837)	25,514
RECONCILIATION OF FUNDS:				
Total funds brought forward		57,916	9,837	67,753
TOTAL FUNDS CARRIED FORWARD	14	93,267	-	93,267

The notes on pages 10 to 14 form part of these financial statements.

Devizes Opendoors
Statement of Financial Position
As At 31 October 2025

		Unrestricted funds	Restricted funds	2025 Total funds	2024 Total funds
	Notes	£	£	£	£
FIXED ASSETS					
CURRENT ASSETS					
Cash at bank and in hand		84,155	-	84,155	93,567
		84,155	-	84,155	93,567
Creditors: Amounts Falling Due Within One Year	13	(300)	-	(300)	(300)
NET CURRENT ASSETS (LIABILITIES)		83,855	-	83,855	93,267
TOTAL ASSETS LESS CURRENT LIABILITIES		83,855	-	83,855	93,267
NET ASSETS		83,855	-	83,855	93,267
FUNDS OF THE CHARITY					
Unrestricted Funds				83,855	93,267
TOTAL FUNDS	14			83,855	93,267

On behalf of the board

Jonathan Hunter

Trustee
23 February 2026

Richard Oliver

Trustee

The notes on pages 10 to 14 form part of these financial statements.

Devizes Opendoors
Notes to the Financial Statements
For The Year Ended 31 October 2025

1. General Information

Devizes Opendoors is an unincorporated charity registered with the Charity Commission, registered charity number 1171841. The principal address is Southbroom Centre, Victoria Road, Devizes, Wiltshire, SN10 1HG.

2. Accounting Policies

2.1. Basis of Preparation of Financial Statements

The financial statements have been prepared in accordance with the Charities SORP (FRS 102) "Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102) (effective 1 January 2019)", Financial Reporting Standard 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" and the Charities Act 2011.

The charity is a Public Benefit Entity as defined by FRS 102.

2.2. Incoming Resources

All income is recognised once the charity has entitlement to the income, it is probable that the income will be received and the amount of the income receivable can be measured reliably.

2.3. Resources Expended

All expenditure is recognised once there is a legal or constructive obligation to that expenditure, its probable settlement is required and the amount can be measured reliably. All costs are allocated to the applicable expenditure heading that aggregate similar costs to that category. Where costs cannot be directly attributed to particular headings they have been allocated on a basis consistent with the use of resources, with central staff costs allocated on the basis of time spent, and depreciation charges allocated on the portion of the asset's use. Other support costs are allocated on the spread of staff costs.

2.4. Tangible Fixed Assets and Depreciation

Tangible fixed assets are measured at cost less accumulated depreciation and any accumulated impairment losses. Depreciation is provided at rates calculated to write off the cost of the fixed assets, less their estimated residual value, over their expected useful lives on the following bases:

2.5. Cash and Cash Equivalents

Cash and cash equivalents are basic financial assets and include cash in hand and deposits held at call with banks, other short-term highly liquid investments that mature in no more than three months from the date of acquisition and are readily convertible to a known amount of cash with insignificant risk of change in value, and bank overdrafts.

3. Income from Donations and Legacies

	Unrestricted	Restricted	2025
	funds	funds	Total
	£	£	£
Donations and gifts	24,858	-	24,858
Gift aid	2,649	-	2,649
Grants	17,862	-	17,862
	45,369	-	45,369
	45,369	-	45,369

Devizes Opendoors
Notes to the Financial Statements (continued)
For The Year Ended 31 October 2025

	Unrestricted funds	Restricted funds	2024 Total funds
	£	£	£
Donations and gifts	35,934	-	35,934
Gift aid	3,221	-	3,221
Grants	31,179	9,482	40,661
	<u>70,334</u>	<u>9,482</u>	<u>79,816</u>

4. Income from Other Trading Activities

	2025 Unrestricted funds	2024 Unrestricted funds
	£	£
Fundraising events	440	135

5. Investment Income

	2025 Unrestricted funds	2024 Unrestricted funds
	£	£
Bank interest receivable	1,427	2,020

6. Net Income/(Expenditure)

The net (expenditure)/income is stated after charging/(crediting):

	2025 £	2024 £
Depreciation of tangible fixed assets - owned	-	1,119

7. Analysis of Expenditure

	Activities undertaken directly	Support costs (see note 8)	2025 Total
	£	£	£
Costs allocated to activities	36,467	14,034	50,501
Support costs	1,136	9,554	10,690
Governance	-	300	300
	<u>37,603</u>	<u>23,888</u>	<u>61,491</u>

Devizes Opendoors
Notes to the Financial Statements (continued)
For The Year Ended 31 October 2025

			2024
	Activities undertaken directly	Support costs (see note 8)	Total
	£	£	£
Costs allocated to activities	35,256	10,828	46,084
Support costs	1,016	13,776	14,792
Governance	-	300	300
	36,272	24,904	61,176
	36,272	24,904	61,176

8. Support Costs

				2025
	Costs allocated to activities	Support costs	Governance	Total
	£	£	£	£
Premises expenses	14,034	4,309	-	18,343
General administration	-	5,245	300	5,545
	14,034	9,554	300	23,888
	14,034	9,554	300	23,888

				2024
	Costs allocated to activities	Support costs	Governance	Total
	£	£	£	£
Employee costs	-	794	-	794
Premises expenses	10,828	6,904	-	17,732
General administration	-	4,959	300	5,259
Depreciation	-	1,119	-	1,119
	10,828	13,776	300	24,904
	10,828	13,776	300	24,904

9. Independent Examiner's Remuneration

			2025	2024
			£	£
Independent examination of the financial statements			300	300
Other assurance services			-	-
Tax advisory services			-	-
Other financial services			-	-
			300	300
			300	300

Devizes Opendoors
Notes to the Financial Statements (continued)
For The Year Ended 31 October 2025

10. Staff Costs

Staff costs were as follows:

	2025	2024
	£	£
Wages and salaries	30,704	29,569

No employees received employee benefits (excluding employer pension costs) for the reporting period of more than £60,000.

11. Average Number of Employees

Average number of employees during the year was: 2 (2024: 2)

12. Tangible Assets

	Plant & Machinery
	£
Cost	
As at 1 November 2024	2,352
As at 31 October 2025	2,352
Depreciation	
As at 1 November 2024	2,352
As at 31 October 2025	2,352
Net Book Value	
As at 31 October 2025	-
As at 1 November 2024	-

13. Creditors: Amounts Falling Due Within One Year

	2025	2024
	£	£
Accruals and deferred income	300	300

14. Movement in Funds

	As at 1 November 2024	Income	Expenditure	As at 31 October 2025
	£	£	£	£
Unrestricted funds				
General:				
General unrestricted fund	93,267	52,079	(61,491)	83,855
Total funds	93,267	52,079	(61,491)	83,855

Devizes Opendoors
Notes to the Financial Statements (continued)
For The Year Ended 31 October 2025

	As at 1 November 2023	Income	Expenditure	As at 31 October 2024
	£	£	£	£
Unrestricted funds				
General:				
General unrestricted fund	57,916	77,208	(41,857)	93,267
Restricted funds				
Refurbishment fund	9,837	9,482	(19,319)	-
Total funds	67,753	86,690	(61,176)	93,267

15. Transactions with Trustees

During the year the expenses reimbursed to the trustees or paid directly to third parties were at cost.

2025	2024
£	£

16. Related Party Disclosures

There have been no related party transactions in the reporting period that require disclosure.

Devizes Opendoors
Detailed Statement of Financial Activities
For The Year Ended 31 October 2025

	2025	2024
	Total funds	Total funds
	£	£
INCOME AND ENDOWMENTS FROM:		
Donations and legacies		
Donations and gifts	24,858	35,934
Gift aid	2,649	3,221
Grants	17,862	40,661
	45,369	79,816
Charitable Activities:		
Voluntary income		
Rental income	4,843	4,719
	4,843	4,719
Other trading activities		
Fundraising events	440	135
	440	135
Investments		
Bank interest receivable	1,427	2,020
	1,427	2,020
	52,079	86,690
EXPENDITURE ON:		
Charitable Activities:		
Costs allocated to activities		
Purchases	(5,763)	(5,687)
Wages and pensions	(30,704)	(29,569)
Rent	(7,944)	(7,079)
Light and heat	(3,412)	(3,447)
Cleaning	(2,678)	(302)
	(50,501)	(46,084)
Support costs		
Waste disposal	(1,136)	(1,016)
Staff training	-	(794)
Repairs and maintenance	(2,078)	(5,202)
Laundry	(2,231)	(1,702)
Computer software, consumables and maintenance	(2,557)	(1,730)
Insurance	(440)	(425)
Telephone and communication charges	(1,067)	(972)
Professional fees	(528)	(540)
Bank charges	(51)	(60)

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Devizes Opendoors
Detailed Statement of Financial Activities (continued)
For The Year Ended 31 October 2025

Sundry expenses	(602)	(1,232)
Depreciation	-	(1,119)
	(10,690)	(14,792)
Governance		
Independent examiner's fees	(300)	(300)
	(300)	(300)
	(61,491)	(61,176)
NET (EXPENDITURE)/INCOME	(9,412)	25,514