Trustees' Annual Report for the period

From 1 April 2025 To 31 March 2026

Charity name: The Bryntail Cottage Charity

Charity registration number: 1190062

Objectives and Activities

Purpose of the charity

The founding purpose of the charity was to:

'To provide in the interest of social welfare affordable accommodation and facilities for educational, recreational and other leisure time occupation for children and young persons who by reason of their youth or social and economic circumstances are in need of such facilities with the object of improving the conditions of life for such children and young persons.'

In February 2026 the trustees proposed to amend this and submitted an application to the Charity Commission to the purpose stated below:

'To provide in the interest of social welfare grants for educational, recreational, and other leisure time occupations for children and young persons who by reason of their youth or social and economic circumstances are in need of such opportunities with the object of improving the conditions of life for such children and young persons.'

The reason for the change is because it became clear that the financial cost of remediating the contaminated land at Bryntail was insurmountable. Failing in our second application to the Heritage Lottery meant that the trustees could see no other opportunities to make progress on the conditions of planning permission and agreed to relinquish the lease for the property with Severn Trent and amend the charitable purpose as shown above.

This report straddles to two aims and as at the 31st March the Charity Commission had not responded to the request to change of charitable purpose.

The trustees also agreed to change the geographical area of operation to be just Birmingham and that the charity would give grants to pupils from Tile Cross Academy, as the legacy school associated with Bryntail Cottage.

Reporting Public Benefit

In order to fulfil our charitable purpose, the charity needed restore Bryntail Cottage to a physical state to enable schools and youth groups to visit for residential activities. Therefore, the principal activities conducted in this reporting period have been twofold:

1. To raise funds to enable professional building contractors to make good the schedule of work identified in the terms of the new lease.

2. To gain planning permission to enable redevelopment of the property to make it fit for purpose in the 21st century.

These activities are reflected in the accounts. Complimenting these activities has been a concerted effort to build up good will amongst the alumni of Bryntail Cottage.

The trustees consider these activities satisfy the guidance provided by The Charity Commission surrounding delivery of public benefit.

Achievements and Performance

In this reporting year the charity has achieved the following milestones:

1. Applied for £250 000 of Heritage Lottery funding. Unfortunately this was rejected.

Financial Review

Financial position as at 31st March 2026

The balance on the account was £107528 in cash. Of this £104608 is restricted for use on the redevelopment of the cottage.

In addition, the charity had been awarded grants of £36000 payable in arrears.

Reserves Policy

The charity will hold reserves sufficient to cover one year's revenue costs.

Whilst the cottage was to be refurbished this figure is £6000. The trustees will review this once the new charitable purpose has been authorised by the Charity Commission.

Principle Sources of Funding

Whilst the priority of the charity was refurbishing the buildings the principal sources of funding are grants and donations.

Structure, Governance and Management

The charity is a Charitable Incorporated Organisation governed by a constitution. There are seven trustees who are appointed. Tile Cross Academy is entitled to appoint one trustee.

Reference and Administrative details

Charity name	The Bryntail Cottage Charity
Registered charity number	1190062
Charity's principal address	C/O Tile Cross Academy Gressel Lane Birmingham B32 9UF

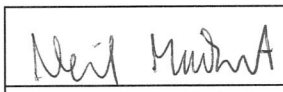
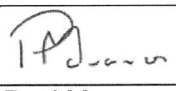
Names of the charity trustees who manage the charity

	Trustee name	Office (if any)	Dates acted if not for whole year	Name of person (or body) entitled to appoint trustee (if any)
1	Neil Mackintosh	Chair		
2	Paul Marano			Tile Cross Academy
3	Chris Etheridge			
4	Richard Fryer			
5	Adrian Murphy			
7	Catrin Meredith			

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)	Neil Mackintosh	Paul Marano
Position (eg Secretary, Chair, etc)	Chair	Trustee
Date	15 September 2026	

CHARITY COMMISSION FOR ENGLAND AND WALES

Charity Name	No (if any)
The Bryntail Cottage Charity	1190062

Receipts and payments accounts

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For the period from	01/04/2025	To	31/03/2026

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					
Grants and donations	457		-	457	12
Interest	1,416		-	1,416	2,952
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
Sub total *(Gross income for AR)*	1,873	-	-	1,873	2,964
A2 Asset and investment sales, (see table).					
	-	-	-	-	
	-	-	-	-	-
Sub total	-	-	-	-	-
Total receipts	1,873	-	-	1,873	2,964
A3 Payments					
Charitable objectives	-	2,544	-	2,544	38,301
Support costs	6,424		-	6,424	5,103
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
Sub total	6,424	2,544	-	8,968	43,404
A4 Asset and investment purchases, (see table)					
	-	-	-	-	
	-	-	-	-	
Sub total	-	-	-	-	-
Total payments	6,424	2,544	-	8,968	43,404
Net of receipts/(payments)	- 4,551	- 2,544	-	- 7,095	- 40,440
A5 Transfers between funds	-	-	-	-	-
A6 Cash funds last year end	7,471	107,152	-	114,623	155,063
Cash funds this year end	2,920	104,608	-	107,528	114,623

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

B1 Cash funds

Categories	Details	Unrestricted funds to nearest £	Restricted funds to nearest £	Endowment funds to nearest £
	Cash at bank	2,920	104,608	-
		-	-	-
		-	-	-
	Total cash funds	**2,920**	**104,608**	**-**
	(agree balances with receipts and payments account(s))	OK	OK	OK

B2 Other monetary assets

Details	Unrestricted funds to nearest £	Restricted funds to nearest £	Endowment funds to nearest £
	-	-	-
	-	-	-
	-	-	-
	-	-	-
	-	-	-
	-	-	-

B3 Investment assets

Details	Fund to which asset belongs	Cost (optional)	Current value (optional)
		-	-
		-	-
		-	-
		-	-
		-	-

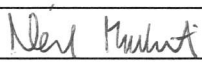
B4 Assets retained for the charity's own use

Details	Fund to which asset belongs	Cost (optional)	Current value (optional)
		-	-
		-	-
		-	-
		-	-
		-	-
		-	-
		-	-
		-	-
		-	-

B5 Liabilities

Details	Fund to which liability relates	Amount due (optional)	When due (optional)
		-	
		-	
		-	
		-	
		-	

Signed by one or two trustees on behalf of all the trustees

Signature	Print Name	Date of approval
	Neil Mackintosh	07-Sep-25