CHARITY COMMISSION FOR ENGLAND AND WALES

Braintree Recreation CIO	1193648

Receipts and payments accounts

CC16a

For the period from	06 Apr 25	To	05 Apr 26

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					
Transfer from Braintree and Bocking Recreation Grounds	-	-	-	-	3,572
Rental Income	76,412	-	-	76,412	78,938
Sales	13,508	-	-	13,508	7,034
Interest Income	610	-	-	610	1,029
Grant Income - Community Garden Grant	-	-	-	-	3,837
Football Foundation Grass pitch Grant	-	13,760	-	13,760	-
***Sub total** (Gross income for AR)*	90,530	13,760	-	104,290	94,410
A2 Asset and investment sales, (see table).					
N/A	-	-	-	-	-
Sub total	-	-	-	-	-
Total receipts	90,530	13,760	-	104,290	94,410
A3 Payments					
Bank fees	93	-	-	93	25
Fuel	216	-	-	216	297
Letting fees	4,943	-	-	4,943	6,034
Property Repairs and Maintenance	46,647	-	-	46,647	68,222
Lodge Conversion costs	77,550	-	-	77,550	-
Cleaning	2,640	-	-	2,640	3,095
Telephone and Internet	25	-	-	25	150
Water Rates	829	-	-	829	670
Rates	5,514	-	-	5,514	1,772
General Expenses	-	-	-	-	88
New water supply	7,155	-	-	7,155	-
Waste	-	-	-	-	1,045
Pitch Maintenance	-	11,223	-	11,223	12,617
Insurance	8,636	-	-	8,636	6,099
Electricity and Gas	2,979	-	-	2,979	2,288
Community Garden Expenses	-	563	-	563	11,430
Accountancy	2,754	-	-	2,754	3,606
Consulting	-	-	-	-	8,831
IT Software & Consumables	381	-	-	381	429
Legal Expenses	173	-	-	173	-
Stripe Fees	112	-	-	112	-
Subscriptions	158	-	-	158	-
Sub total	160,805	11,786	-	172,591	126,697
A4 Asset and investment purchases, (see table)					
Plant & Machinery	-	-	-	-	7,500
Sub total	-	-	-	-	7,500
Total payments	160,805	11,786	-	172,591	134,197
Net of receipts/(payments)	- 70,275	1,974	-	- 68,301	- 39,787
A5 Transfers between funds	-	-	-	-	-
A6 Cash funds last year end	85,347	3,223	-	88,570	128,357
Cash funds this year end	15,072	5,197	-	20,269	88,570

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

Categories	Details	Unrestricted funds to nearest £	Restricted funds to nearest £	Endowment funds to nearest £
B1 Cash funds	Current Accounts	4,710	5,197	-
	Reserve Accounts	10,362	-	-
	Total cash funds (agree balances with receipts and payments account(s))	15,072	5,197	-

	Details	Unrestricted funds to nearest £	Restricted funds to nearest £	Endowment funds to nearest £
B2 Other monetary assets	Trade debtor balances	1,952	-	-

	Details	Fund to which asset belongs	Cost (optional)	Current value (optional)
B3 Investment assets	Recreation Grounds & Squash Courts	Unrestricted	-	-
	Braintree Foundation (St Michaels Road)	Unrestricted	-	-
	The Lodge John Ray Street	Unrestricted	-	-
	1 & 2 Foundation Cottages, St Michaels Road	Unrestricted	-	-
	Leahurst, St Michaels Road	Unrestricted	-	-
	2 John Ray Street	Unrestricted	-	-
	8 John Ray Street	Unrestricted	-	-
	93 Coggeshall Road	Unrestricted	-	-
	99 Coggeshall Road	Unrestricted	-	-

	Details	Fund to which asset belongs	Cost (optional)	Current value (optional)
B4 Assets retained for the charity's own use	Water Bowser	Unrestricted	-	-
	SISIS Quadraplay	Unrestricted	-	-
	Tractor - John Deere	Unrestricted	-	-
	Trimax Mower	Unrestricted	-	-
	Pitch roller	Unrestricted	-	-
	SISIS Tractor Mounted Mega Slit	Unrestricted	-	-
	Brushcutter	Unrestricted	-	-
	Ride On Mower	Unrestricted	-	-
	Laptop	Unrestricted	-	-
	Supaturf Line Marking Machine	Unrestricted	-	-
	SISIS Sweeper	Unrestricted	-	-
	2500 Litre Water Tank	Unrestricted	-	-
	JFC Fuel Storage Tank	Unrestricted	-	-
	Mower - P Tuckwell	Unrestricted	-	-
	Brushcutter - P Tuckwell	Unrestricted	-	-
	Hedgetrimmer - P Tuckwell	Unrestricted	-	-
	Kombi Head	Unrestricted	-	-
	Blower Attachment	Unrestricted	-	-
	Pressure Washer	Unrestricted	-	-
	Walk Behind Mower - P Tuckwell	Unrestricted	-	-
	Fleming TR4 Tipping Trailor	Unrestricted	-	-
	MT-01 Tractor Loaded	Unrestricted	-	-
	Rotavator & Stone Burier	Unrestricted	-	-
	Line Markers	Unrestricted	-	-
	John Deere Garden Trailer	Unrestricted	-	-
	New Oven	Unrestricted	-	-

B5 Liabilities

Details	Fund to which liability relates	Amount due (optional)	When due (optional)
Accountancy / Independent Examination fees	Unrestricted	2,040	
Trade creditor balances	Unrestricted	3,966	

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

Signature	Print Name	Date of approval
	Robert Thompson	22 Oct 2026

CHARITY COMMISSION
FOR ENGLAND AND WALES

Trustees' Annual Report for the period

From **06 April 2025** **To** **05 April 2026**

Charity name: Braintree Recreation CIO

Charity registration number: 1193648

Objectives and Activities

	SORP reference	
Summary of the purposes of the charity as set out in its governing document	Para 1.17	The aim of the Charity is "to provide public recreation opportunity for the resort and recreation of adults, children and youths through the provision of buildings, facilities and open space". The trustees of Braintree Recreation CIO seek to follow the Commission's guidance on public benefit and work with all Local organisations and groups who wish to make use of the facilities. The trustees strive to ensure maximum availability of the facilities and grounds to the widest possible section of general public in the Braintree area. In our activities we aim to promote the advancement of amateur sport and that of community and general health through the provision of recreational space and facilities.
Summary of the main activities in relation to those purposes for the public benefit, in particular, the activities, projects or services identified in the accounts.	Para 1.17 and 1.19	The charity's activities are outlined further within the 'Achievements and Performance' section.
Statement confirming whether the trustees have had regard to the guidance issued by the Charity Commission on public benefit	Para 1.18	The trustees confirm that they have complied with the requirements of section 17 of the Charities Act 2011 to have due regard to the public benefit guidance published by the Charity Commission for England and Wales.

Additional information (optional)
You may choose to include further statements where relevant about:

	SORP reference	
Policy on grant making	Para 1.38	
Policy on social investment including program related investment	Para 1.38	
Contribution made by volunteers	Para 1.38	
Other		

Achievements and Performance

	SORP reference	
Summary of the main achievements of the charity, identifying the difference the charity's work has made to the circumstances of its beneficiaries and any wider benefits to society as a whole.	Para 1.20	**General recreation ground access** The Grounds remain open to the public all year round (365 days) for general recreational use, and are regularly used for casual sports, jogging, walking, etc. The Charity received funding from Braintree District Council in the year for management and development of the community garden project. **Sports** The Braintree Boxing Club, Braintree Martial Arts Center (Aikido & Karate), and Braintree Youth Football, all based in the ground's facilities, have continued and all remain well supported. **Allotments** All allotments remain fully occupied and in good use. It has been good to see an area that was in need of restoration become a productive and attractive part of the recreation site. It is proving to be a great outdoor communal space, with a growing waiting list for available allotments.

		Braintree Town Fountain Restoration of the Fountain remains on hold, however it remains a popular area for people to sit and relax. We have changed the formal planted flower beds to wild flower zones which appear to work well.

Additional information (optional)
You may choose to include further statements where relevant about:

Achievements against objectives set	Para 1.41	
Performance of fundraising activities against objectives set	Para 1.41	
Investment performance against objectives	Para 1.41	
Other		

Financial Review

Review of the charity's financial position at the end of the period	Para 1.21	The total funds of the Charity at the year-end amounted to £20,269. £5,197 of this balance is restricted, leaving available reserves of £15,072.
Statement explaining the policy for holding reserves stating why they are held	Para 1.22	The Trustees reviewed the policy on reserves and, in the current financial year, the aim is to maintain a balance of unrestricted funds of no less than 2 months gross payments.
Amount of reserves held	Para 1.22	£15,072 (excluding restricted funds)
Reasons for holding zero reserves	Para 1.22	N/A
Details of fund materially in deficit	Para 1.24	N/A
Explanation of any uncertainties about the charity continuing as a going concern	Para 1.23	N/A

Additional information (optional)
You may choose to include further statements where relevant about:

The charity's principal sources of funds (including any fundraising)	Para 1.47	
Investment policy and objectives including any social investment policy adopted	Para 1.46	
A description of the principal risks facing the charity	Para 1.46	
Other		

Structure, Governance and Management

Description of charity's trusts:		
Type of governing document (trust deed, royal charter)	Para 1.25	CIO - FOUNDATION Registered 24 Feb 2021
How is the charity constituted? (e.g. unincorporated association, CIO)	Para 1.25	Charitable Incorporated Organisation – the charity previously operated as a trust (Braintree and Bocking Recreation Grounds – charity number 301262). The charity received an order from the Charity Commission authorising the transfer of unrestricted assets dated 15th October 2024. The activities and operations of the trust have now been transferred into this CIO.
Trustee selection methods including details of any constitutional provisions e.g. election to post or name of any person or body entitled to appoint one or more trustees	Para 1.25	For good governance and accountability, a minimum of three trustees are required. Where there is a requirement for new trustees, these would be identified and appointed by resolution at a meeting of trustees at which there is a majority of the Trustees present.

Additional information (optional)
You may choose to include further statements where relevant about:

Policies and procedures adopted for the induction and training of trustees	Para 1.51	
The charity's organisational structure and any wider network with which the charity works	Para 1.51	
Relationship with any related parties	Para 1.51	
Other		

Reference and Administrative details

Charity name	BRAINTREE RECREATION CIO
Other name the charity uses	
Registered charity number	1193648
Charity's principal address	Hillside High Street Green Sible Hedingham Halstead CO9 3LH

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	Shaun Dedman			
2	Donna Farquhar			
3	Steven Robert Thompson			
4	James Smith Farquhar	Chair		
5	Paul McQuillan			
6	Ian Mark Doughty		Appointed 7 Nov 2024	

Corporate trustees – names of the directors at the date the report was approved

Director name		

Name of trustees holding title to property belonging to the charity

Trustee name	Dates acted if not for whole year	

Funds held as custodian trustees on behalf of others

Description of the assets held in this capacity	N/A
Name and objects of the charity on whose behalf the assets are held and how this falls within the custodian charity's objects	N/A
Details of arrangements for safe custody and segregation of such assets from the charity's own assets	N/A

Additional information (optional)

Names and addresses of advisers (Optional information)

Type of adviser	Name	Address

Name of chief executive or names of senior staff members (Optional information)

Exemptions from disclosure

Reason for non-disclosure of key personnel details

Other optional information

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)	Steven Robert Thompson	
Position (eg Secretary, Chair, etc)	Trustee	
Date	22 Oct 2026	

CHARITY COMMISSION
FOR ENGLAND AND WALES

Independent examiner's report on the accounts

Section A Independent Examiner's Report

Report to the trustees/ members of	Braintree Recreation CIO		
On accounts for the year ended	5 April 2026	**Charity no (if any)**	1193648
Set out on pages			

I report to the trustees on my examination of the accounts of the above charity ("the Trust") for the year ended 05/04/2026.

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 which gives me cause to believe that in, any material respect:

accounting records were not kept in accordance with section 130 of the Act or

the accounts do not accord with the accounting records

I have no concerns and have come across no other matters in connection with the examination to which attention should be drawn in order to enable a proper understanding of the accounts to be reached.

Signed:		**Date:**	26/10/2026
Name:	Mark Pearson BFP FCA		
Relevant professional qualification(s) or body (if any):	Institute of Chartered Accountants in England and Wales		
Address:	3 Warners Mill, Silks Way, Braintree, Essex, CM7 3GB		

Section B Disclosure

Only complete if the examiner needs to highlight 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.	