Charity registration number: 1197021

Anglers Inn and Alfred Henry Willink Trust

Annual Report and Financial Statements

for the Year Ended 5 April 2026

Stables Thompson & Briscoe
Chartered Accountants & Statutory Auditors
Lowther House
Lowther Street
Kendal
LA9 4DX

Anglers Inn and Alfred Henry Willink Trust

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Anglers Inn and Alfred Henry Willink Trust

Reference and Administrative Details

Trustees	P J Willink M A J Cropper B Brodie
Charity Registration Number	1197021
Principal Office	C/o James Cropper Plc Burneside Mill Burneside Kendal LA9 6PZ
Accountants	Stables Thompson & Briscoe Chartered Accountants & Statutory Auditors First Floor West Wing, Bridge Mills Stramongate Kendal LA9 4UB
Bankers	Barclays Bank Plc 9 Highgate Kendal LA9 4DF

Anglers Inn and Alfred Henry Willink Trust

Trustees' Report

The trustees present the annual report together with the financial statements of the charity for the year ended 5 April 2026.

Objectives and activities

Objects and aims

The objects of the CIO are to promote for the benefit of the inhabitants of the Strickland Ketel, Strickland Roger, Burneside and neighbourhood (area of benefit) without distinction of sex, sexual orientation, age, disability, nationality, race or political, religious or other opinions:
1. The advancement of education, religion and relief of poverty and sickness.
2. The provision of facilities for recreation or other leisure time occupation of individuals who have need of such facilities in the interests of social welfare, and with the object of improving the conditions of life for said inhabitants; and
3. Such other purposes which may be charitable according to the law of England and Wales.

Public benefit

Grants are made to village organistions in furtherance of the charity's aims.

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.

Use of volunteers

The Trustees are all voluntary positions and in addition the secretary to the trust is a voluntary position, currently filled by Hannah Hill who is a full-time employee of James Cropper plc. There are no paid positions within the trust.

Financial review

Income fell in the year from £46,658 to £28,426. Of the income received, £9,889 related to fundraising for the playground. Total expenditure also fell from £32,559 to £20,704 so that the net figure retained was simlar for the year at £14,326 (2025 - £14,099). The value of investments increased in the year by £53,678 (2025 - reduced by £26,378) so that the increase in reserves was £61,400 (2025 - reduction in reserves of £12,279).

Policy on reserves

The charity has unrestricted reserves of £890,948 (2025 - £835,118) of which £152,721 represents land and buildings and £720265 (2025 - £676,362) is held in investments to generate income for the charity as it normally does not receive much other income from outside sources. This leaves £17,962 (2025 - £6,035) as free reserves which the trustees feel is sufficient for the charity's normal activities.

Structure, governance and management

Nature of governing document

The charity is a CIO - Foundation registered with the Charity Commission on 9 December 2021. The new charity has taken over the activities and assets of the unincorporated charities The Anglers Inn Trust (old charity number 234193) and Alfred Henry Willink for a Recreation Ground (old charity number 523080). The unrestricted assets of the old unincorporated Charities vested in or transferred to the CIO under a vesting declaration and an asset transfer agreement dated 1 December 2022. On that date the CIO also become the sole trustee of the Unincorporated Charities in respect of their permanent endowment assets.

Trustees' Report (continued)

Organisational structure

The Charity is run by the Trustees without any paid staff from the offices of James Cropper Plc free of charge and any expenses. The Charity also administers the charity "Alfred Henry Willink" trust for a recreation ground No: 523080, which consists of a football field and tennis courts. It owns and provides a bowling green, a football field, a recreation ground for the Chapel Field housing estate and a car park for the Bryce Institute (village hall).

Financial instruments

Objectives and policies

The charity's activities expose it to a number of financial risks primarily around holding investments. The charity does not use derivative financial instruments.

Credit risk

The charity's principal financial assets are bank balances and investments.
The charity's main risk is the fluctuations in market value of the investments, however, as these are managed by professional investment managers and held for the long term to generate income this is not considered to be a major risk.
The charity has no significant concentration of credit risk, as its income is derived from investments not sales.

The annual report was approved by the trustees of the charity on 14 August 2026 and signed on its behalf by:

P J Willink
Trustee

Anglers Inn and Alfred Henry Willink Trust

Statement of Trustees' Responsibilities

The trustees are responsible for preparing the trustees' report and the financial statements in accordance with the United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice) and applicable law and regulations.

The law applicable to charities requires the trustees to prepare financial statements for each financial year which give a true and fair view of the state of affairs of the charity and of the incoming resources and application of resources of the charity for that period. In preparing these financial statements, the trustees are required to:

- select suitable accounting policies and then apply them consistently;
- observe the methods and principles in the Charities SORP;
- make judgements 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; and
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the charity will continue in business.

The trustees are responsible for keeping proper accounting records that disclose with reasonable accuracy at any time the financial position of the charity and enable them to ensure that the financial statements comply with the Charities Act 2011, the Charities (Accounts and Reports) Regulations 2008, and the provisions of the constitution. The trustees 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.

The trustees are responsible for the maintenance and integrity of the corporate and financial information included on the charitable company's website. Legislation governing the preparation and dissemination of financial statements may differ from legislation in other jurisdictions.

Approved by the trustees of the charity on 14 August 2026 and signed on its behalf by:

P J Willink
Trustee

Anglers Inn and Alfred Henry Willink Trust

Independent Examiner's Report to the trustees of Anglers Inn and Alfred Henry Willink Trust

I report to the trustees on my examination of the accounts of Anglers Inn and Alfred Henry Willink Trust for the year ended 5 April 2026.

Responsibilities and basis of report

As the charity trustees of Anglers Inn and Alfred Henry Willink 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 Anglers Inn and Alfred Henry Willink Trust's accounts carried out under section 145 of the 2011 Act and in carrying out my examination I have followed all 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 Anglers Inn and Alfred Henry Willink 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 accounting requirements concerning the form and content 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.



H M Holmes BSc FCA
ICAEW

Chartered Accountants & Statutory Auditors
Lowther House
Lowther Street
Kendal
LA9 4DX

18 August 2026

Anglers Inn and Alfred Henry Willink Trust

Statement of Financial Activities for the Year Ended 5 April 2026

	Note	Unrestricted funds £	Restricted funds £	Total 2026 £
Income and Endowments from:				
Donations and legacies	2	500	6,100	6,600
Other trading activities	3	-	3,789	3,789
Investment income	4	18,029	-	18,029
Other income	5	8	-	8
Total income		18,537	9,889	28,426
Expenditure on:				
Raising funds	6	(6,250)	-	(6,250)
Charitable activities	7	(14,454)	-	(14,454)
Total expenditure		(20,704)	-	(20,704)
Gains/losses on investment assets		53,678	-	53,678
Net income		51,511	9,889	61,400
Net movement in funds		51,511	9,889	61,400
Reconciliation of funds				
Total funds brought forward		835,118	13,481	848,599
Total funds carried forward	17	886,629	23,370	909,999

The notes on pages 9 to 19 form an integral part of these financial statements.

Anglers Inn and Alfred Henry Willink Trust

Statement of Financial Activities for the Year Ended 5 April 2026 (continued)

	Note	Unrestricted funds £	Restricted funds £	Total 2025 £
Income and Endowments from:				
Donations and legacies		-	13,000	13,000
Other trading activities		-	481	481
Investment income	4	27,186	-	27,186
Other income		8	5,983	5,991
Total income		27,194	19,464	46,658
Expenditure on:				
Raising funds		(6,414)	-	(6,414)
Charitable activities		(19,812)	(6,333)	(26,145)
Total expenditure		(26,226)	(6,333)	(32,559)
Gains/losses on investment assets		(26,378)	-	(26,378)
Net (expenditure)/income		(25,410)	13,131	(12,279)
Gross transfers between funds		(350)	350	-
Net movement in funds		(25,760)	13,481	(12,279)
Reconciliation of funds				
Total funds brought forward		860,878	-	860,878
Total funds carried forward	17	835,118	13,481	848,599

All of the charity's activities derive from continuing operations during the above two periods.

The funds breakdown for 2025 is shown in note 17.

Anglers Inn and Alfred Henry Willink Trust

(Registration number: 1197021)
Balance Sheet as at 5 April 2026

	Note	2026 £	2025 £
Fixed assets			
Tangible assets	13	152,721	152,721
Investments	14	720,265	676,362
		872,986	829,083
Current assets			
Cash at bank and in hand	15	39,382	20,494
Creditors: Amounts falling due within one year	16	(2,369)	(978)
Net current assets		37,013	19,516
Net assets		909,999	848,599
Funds of the charity:			
Restricted income funds			
Restricted funds	17	23,370	13,481
Unrestricted income funds			
Unrestricted funds		886,629	835,118
Total funds	17	909,999	848,599

The financial statements on pages 6 to 19 were approved by the trustees, and authorised for issue on 14 August 2026 and signed on their behalf by:

P. V. Willink

P J Willink
Trustee

1 Accounting policies

Statement of compliance
The financial statements have been prepared in accordance with the second edition of the Charities Statement of Recommended Practice issued in October 2019, the Financial Reporting Standard applicable in the United Kingdom and Republic of Ireland (FRS 102) and the Charities Act 2011.

Basis of preparation
Anglers Inn and Alfred Henry Willink Trust meets the definition of a public benefit entity under FRS 102. The accounts (financial statements) have been prepared under the historical cost convention with items recognised at cost or transaction value unless otherwise stated in the relevant note(s) to these accounts.

Going concern
The trustees consider that there are no material uncertainties about the charity's ability to continue as a going concern.

Income and endowments
Voluntary income including donations, gifts, legacies and grants that provide core funding or are of a general nature is recognised when the charity has entitlement to the income, it is probable that the income will be received and the amount can be measured with sufficient reliability.

Donations and legacies

Donations and legacies are recognised on a receivable basis when receipt is probable and the amount can be reliably measured.

Grants receivable

Grants are recognised when the charity has an entitlement to the funds and any conditions linked to the grants have been met. Where performance conditions are attached to the grant and are yet to be met, the income is recognised as a liability and included on the balance sheet as deferred income to be released.

Investment income

Dividends are recognised once the dividend has been declared and notification has been received of the dividend due.

Expenditure
All expenditure is recognised once there is a legal or constructive obligation to that expenditure, it is 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 based on the spread of staff costs.

Raising funds

These are costs incurred in attracting voluntary income, the management of investments and those incurred in trading activities that raise funds.

Charitable activities

Charitable expenditure comprises those costs incurred by the charity in the delivery of its activities and services for its beneficiaries. It includes both costs that can be allocated directly to such activities and those costs of an indirect nature necessary to support them.

Grant provisions

Provisions for grants are made when the intention to make a grant has been communicated to the recipient but there is uncertainty about either the timing of the grant or the amount of grant payable.

Governance costs

These include the costs attributable to the charity's compliance with constitutional and statutory requirements, including audit, strategic management and trustees meetings and reimbursed expenses.

Government grants

Government grants are recognised based on the accrual model and are measured at the fair value of the asset received or receivable. Grants are classified as relating either to revenue or to assets. Grants relating to revenue are recognised in income over the period in which the related costs are recognised. Grants relating to assets are recognised over the expected useful life of the asset. Where part of a grant relating to an asset is deferred, it is recognised as deferred income.

Taxation

The charity is considered to pass the tests set out in Paragraph 1 Schedule 6 of the Finance Act 2010 and therefore it meets the definition of a charitable company for UK corporation tax purposes. Accordingly, the charity is potentially exempt from taxation in respect of income or capital gains received within categories covered by Chapter 3 Part 11 of the Corporation Tax Act 2010 or Section 256 of the Taxation of Chargeable Gains Act 1992, to the extent that such income or gains are applied exclusively to charitable purposes.

Tangible fixed assets

Individual fixed assets costing £1,000.00 or more are initially recorded at cost, less any subsequent accumulated depreciation and subsequent accumulated impairment losses.

The tangible fixed assets comprise land and as such are not depreciated.

Fixed asset investments

Fixed asset investments, other than programme related investments, are included at market value at the balance sheet date. Realised gains and losses on investments are calculated as the difference between sales proceeds and their market value at the start of the year, or their subsequent cost, and are charged or credited to the Statement of Financial Activities in the period of disposal.

Unrealised gains and losses represent the movement in market values during the year and are credited or charged to the Statement of Financial Activities based on the market value at the year end.

Cash and cash equivalents
Cash and cash equivalents comprise cash on hand and call deposits, and other short-term highly liquid investments that are readily convertible to a known amount of cash and are subject to an insignificant risk of change in value.

Trade creditors
are obligations to pay for goods or services that have been acquired in the ordinary course of business from suppliers. Accounts payable are classified as current liabilities if the does not have an unconditional right, at the end of the reporting period, to defer settlement of the creditor for at least twelve months after the reporting date. If there is an unconditional right to defer settlement for at least twelve months after the reporting date, they are presented as non-current liabilities.

are recognised initially at the transaction price and subsequently measured at amortised cost using the effective interest method.

Borrowings
Interest-bearing borrowings are initially recorded at fair value, net of transaction costs. Interest-bearing borrowings are subsequently carried at amortised cost, with the difference between the proceeds, net of transaction costs, and the amount due on redemption being recognised as a charge to the Statement of Financial Activities over the period of the relevant borrowing.

Interest expense is recognised on the basis of the effective interest method and is included in interest payable and similar charges.

Borrowings are classified as current liabilities unless the charity has an unconditional right to defer settlement of the liability for at least twelve months after the reporting date.

Fund structure
Unrestricted income funds are general funds that are available for use at the trustees discretion in furtherance of the objectives of the charity.

Designated funds are unrestricted funds set aside for specific purposes at the discretion of the trustees.

Restricted income funds are those donated for use in a particular area or for specific purposes, the use of which is restricted to that area or purpose.

Financial Instruments

Classification

Financial assets and financial liabilities are recognised when the charity becomes a party to the contractual provisions of the instrument.
Financial liabilities and equity instruments are classified according to the substance of the contractual arrangements entered into. An equity instrument is any contract that evidences a residual interest in the assets of the charity after deducting all of its liabilities.

Recognition and measurement

All financial assets and liabilities are initially measured at transaction price (including transaction costs), except for those financial assets classified as at fair value through profit or loss, which are initially measured at fair value (which is normally the transaction price excluding transaction costs), unless the arrangement constitutes a financing transaction. If an arrangement constitutes a financing transaction, the financial asset or financial liability is measured at the present value of the future payments discounted at a market rate of interest for a similar debt instrument.

Financial assets and liabilities are only offset in the statement of financial position when, and only when there exists a legally enforceable right to set off the recognised amounts and the charity intends either to settle on a net basis, or to realise the asset and settle the liability simultaneously.

Financial assets are derecognised when and only when a) the contractual rights to the cash flows from the financial asset expire or are settled, b) the charity transfers to another party substantially all of the risks and rewards of ownership of the financial asset, or c) the charity, despite having retained some, but not all, significant risks and rewards of ownership, has transferred control of the asset to another party.

Financial liabilities are derecognised only when the obligation specified in the contract is discharged, cancelled or expires.

Investments

Investments in non-convertible preference shares and non-puttable ordinary or preference shares (where shares are publicly traded or their fair value is reliably measurable) are measured at fair value through profit or loss. Where fair value cannot be measured reliably, investments are measured at cost less impairment.

Investments in subsidiaries and associates are measured at cost less impairment. For investments in subsidiaries acquired for consideration including the issue of shares qualifying for merger relief, cost is measured by reference to the nominal value of the shares issued plus fair value of other consideration. Any premium is ignored.

Fair value measurement

The best evidence of fair value is a quoted price for an identical asset in an active market. When quoted prices are unavailable, the price of a recent transaction for an identical asset provides evidence of fair value as long as there has not been a significant change in economic circumstances or a significant lapse of time since the transaction took place. If the market is not active and recent transactions of an identical asset on their own are not a good estimate of fair value, the fair value is estimated by using a valuation technique.

2 Income from donations and legacies

	Unrestricted funds General £	Restricted funds £	Total 2026 £
Donations and legacies;			
Donations from individuals	500	-	500
Grants, including capital grants;			
Parish Council grant	-	1,000	1,000
Grants from other charities	-	5,100	5,100
	500	6,100	6,600

	Restricted funds £	Total 2025 £
Grants, including capital grants;		
Government grants	13,000	13,000
	13,000	13,000

3 Income from other trading activities

	Unrestricted funds General £	Restricted funds £	Total funds £
Local fundraising and street collection income	-	3,789	3,789
Total for 2026	-	3,789	3,789
Total for 2025	-	481	481

4 Investment income

	Unrestricted funds General £	Total 2026 £
Interest receivable and similar income;		
Interest receivable on bank deposits	244	244
Other income from fixed asset investments	17,785	17,785
	18,029	18,029

	Unrestricted funds General £	Total 2025 £
Interest receivable and similar income;		
Interest receivable on bank deposits	38	38
Other income from fixed asset investments	27,148	27,148
	27,186	27,186

5 Other income

	Unrestricted funds General £	Total funds £
Rental income	8	8
Total for 2026	8	8
Total for 2025	8	8

6 Expenditure on raising funds

a) Investment management costs

	Note	Unrestricted funds General £	Total 2026 £	Total 2025 £
Other investment management costs;				
Other portfolio management costs		6,250	6,250	6,414
		6,250	6,250	6,414

7 Expenditure on charitable activities

	Note	Unrestricted funds General £	Total 2026 £	Total 2025 £
Chapel Field playground & recreational ground		5,468	5,468	13,674
Insurance of Trust property		3,205	3,205	3,083
Grant funding of activities		3,850	3,850	3,750
Governance costs		1,931	1,931	5,638
		14,454	14,454	26,145

8 Analysis of governance and support costs

Governance costs

	Unrestricted funds General £	Total 2026 £	Total 2025 £
Fees paid to accountants			
Preparation of the accounts	660	660	1,200
Independent examiner fees			
Examination of the financial statements	330	330	300
Legal fees	941	941	4,138
	1,931	1,931	5,638

9 Grant-making

Analysis of grants

The support costs associated with grant-making are £Nil (5 April 2025 - £Nil).

Below are details of material grants made to institutions.

Name of institution	Activity	2026 £	2025 £
Burneside Millenium Green Trust		550	500
Burneside Bowling Club		-	250
Parochial Church Council		3,000	3,000
Burneside Cricket Club		300	-
		3,850	3,750

10 Trustees remuneration and expenses

No trustees, nor any persons connected with them, have received any remuneration from the charity during the year.

No trustees have received any reimbursed expenses or any other benefits from the charity during the year.

11 Independent examiner's remuneration

	2026 £	2025 £
Examination of the financial statements	330	300

12 Taxation

The charity is a registered charity and is therefore exempt from taxation.

13 Tangible fixed assets

	Land and buildings £	Total £
Cost		
At 6 April 2025	152,721	152,721
At 5 April 2026	152,721	152,721
Depreciation		
At 5 April 2026	-	-
Net book value		
At 5 April 2026	152,721	152,721
At 5 April 2025	152,721	152,721

The land and buildings are shown at cost and comprise The Willink field, bowling green and pavilion, Chapel Field Play Park, freehold land lying to the south of Hollins Lane and the Millenium Green. As these are principally investments in land and their market value would be significantly higher no depreciation is charged.

14 Fixed asset investments

	2026 £	2025 £
Other investments	720,265	676,362

Other investments

	Listed investments £	Total £
Cost or Valuation		
At 6 April 2025	676,362	676,362
Revaluation	53,678	53,678
Additions	260,451	260,451
Disposals	(270,226)	(270,226)
At 5 April 2026	720,265	720,265
Net book value		
At 5 April 2026	720,265	720,265
At 5 April 2025	676,362	676,362

15 Cash and cash equivalents

	2026 £	2025 £
Cash at bank	15,231	6,975
Short-term deposits	24,151	13,519
	39,382	20,494

16 Creditors: amounts falling due within one year

	2026 £	2025 £
Trade creditors	1,379	78
Accruals	990	900
	2,369	978

17 Funds

	Balance at 6 April 2025 £	Incoming resources £	Resources expended £	Other recognised gains/(losses) £	Balance at 5 April 2026 £
Unrestricted funds					
General					
General purpose fund	593,153	18,537	(20,704)	-	590,986
Designated					
Land and property	152,721	-	-	-	152,721
Market value of investments	89,244	-	-	53,678	142,922
	241,965	-	-	53,678	295,643
Total unrestricted funds	835,118	18,537	(20,704)	53,678	886,629
Restricted funds					
Fundraising for new playground	13,481	9,889	-	-	23,370
Total funds	848,599	28,426	(20,704)	53,678	909,999

	Balance at 6 April 2024 £	Incoming resources £	Resources expended £	Transfers £	Other recognised gains/(losses) £	Balance at 5 April 2025 £
Unrestricted funds						
General						
General purpose fund	592,535	27,194	(26,226)	(350)	-	593,153
Designated						
Land and property	152,721	-	-	-	-	152,721
Market value of investments	115,622	-	-	-	(26,378)	89,244
	268,343	-	-	-	(26,378)	241,965
Total unrestricted funds	860,878	27,194	(26,226)	(350)	(26,378)	835,118
Restricted						
Fundraising for new playground	-	13,481	-	-	-	13,481
Insurance claim	-	5,983	(6,333)	350	-	-
Total restricted funds	-	19,464	(6,333)	350	-	13,481
Total funds	860,878	46,658	(32,559)	-	(26,378)	848,599

18 Analysis of net assets between funds

	Unrestricted funds General £	Restricted funds £	Total funds at 5 April 2026 £
Tangible fixed assets	152,721	-	152,721
Fixed asset investments	720,265	-	720,265
Current assets	16,012	23,370	39,382
Current liabilities	(2,369)	-	(2,369)
Total net assets	886,629	23,370	909,999

	Unrestricted funds General £	Restricted funds £	Total funds at 5 April 2025 £
Tangible fixed assets	152,721	-	152,721
Fixed asset investments	676,362	-	676,362
Current assets	7,013	13,481	20,494
Current liabilities	(978)	-	(978)
Total net assets	835,118	13,481	848,599

19 Related party transactions

There were no related party transactions in the year.