

**Yatton House Registered Charity 511721**  
**Trustees Annual Report for the Year End 31/3/2025**

**Objectives and Activities**

**Introduction:**

As we conclude another successful year it is with great pride the trustees present our Annual Report, reflecting on our collective achievements, milestones and exciting plans for the future. This year has been one of transformation, growth and innovation, all made possible by the hard work and the dedication of our amazing staff, trustees, volunteers, supporters and funders. We are proud to lead an organisation that contributes to making a meaningful difference to the lives of the people and communities we serve.

**Charitable Objectives**

The object of the Society shall be to relieve, advance the education, and training of people with Learning/Physical disabilities of school leaving age and above in Great Ayton, Stokesley and surrounding areas.

For the furtherance of the said object but not otherwise the Society shall have the following powers:

- a) To work for the establishment and maintenance of a centre for the education, training and welfare of the members.
- b) To foster mutual help and co-operation between parents, guardians, relatives and friends of the members and all those entrusted with their care.
- c) To work for, promote and maintain harmonious relations through closer co-operation with other Societies concerned with the education and welfare of adults with Learning/Physical disabilities.
- d) To raise adequate funds for the achievement of the foregoing objects and to invite and receive contributions from any person or persons whatsoever by way of subscription, donations and otherwise, provided that the Society shall not undertake any permanent trading activities in raising funds for its charitable object.

**Significant Activities**

To advance our objectives and aims, the charity has developed learning pathways for its membership. Each person is registered on either a Wellbeing, Independence, or Enterprise and Employment pathway and work towards personalised outcomes whilst participating in activities geared towards learning and enrichment.

**Public Benefit**

The Trustees, in accordance with the Charity Commission guidance on Public Benefit: Rules for Charities ensure Yatton House is a community outwardly facing charity. The work it undertakes supports its membership with structured activities and experiences whilst at the same time integrating with the public and delivering member led community focused enterprises.

**Staff and Volunteers**

The trustees extend their deepest gratitude to our staff, and volunteers. Their unwavering commitment, passion, and professionalism have been the cornerstone of our success. Each member of our team has contributed significantly to our achievements, whether through direct service delivery, strategic guidance, or operational support. We are continually inspired by our volunteers, who go above and beyond in making our programmes and services accessible to those who need them most.

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## Achievements and Performance

### **Membership Growth:**

One of the most encouraging highlights of the past year has been the increase in membership numbers. We have seen a steady rise in daily attendance, with 3 new members joining us over the course of the year. This is a clear indication that our work continues to resonate with the community and that we are providing valuable services that people want to be a part of. This increase in membership not only strengthens our organisation but also highlights the growing need for our services and the trust the community places in us. We are committed to further expanding our membership base and ensuring that our services remain inclusive, accessible, and responsive to the evolving needs of our members. This growth positions us well for the years ahead, as we work to enhance our programmes and services to benefit even more people.

### **Curriculum Pathways:**

This year marked a significant milestone in the accomplishment of our curriculum pathways. Our curriculum development is central to our mission of empowering individuals through skills development. The pathways we have created are designed to be inclusive, flexible, and responsive to the diverse needs of our members. We have been particularly proud of the positive feedback from participants and their families, who have reported increased confidence, enhanced skills, and greater independence as a result of their engagement with our programmes. The success of these pathways reflects the hard work of our staff team, who have continually adapted and innovated to ensure that the curriculum remains relevant and impactful. We will continue to refine and expand these pathways in the coming year, ensuring they meet the changing needs of our members and the wider community.

### **Members Awards:**

The awards ceremony was a particularly special event this year, and we are pleased to report that it was incredibly well-received. The awards recognised the outstanding contributions of 26 members, celebrating their success throughout the year in gaining Leaf Awards and their accomplishment of a Certificate of Achievement. The sense of pride and community that this event fostered was palpable, and it was a wonderful opportunity to showcase the incredible talent and dedication of our members. The success of the Members Awards serves as a reminder of the profound impact that our organisation has on individuals and the community at large. We are committed to continuing to recognise and celebrate the achievements of our members, and we look forward to building on the success of this event in the years to come.

### **Phase 5 Refurbishment:**

Another major achievement this year was the investment of £67,000 for the completion of Phase 5 of our refurbishment programme of which 75% was secured from funders. This project has been a long-term endeavour, and we are thrilled to have reached this important milestone. The significantly extended and refurbished activity room not only has greater thermal insulation, it is more functional but also more welcoming, creating an environment that has greater accessibility, and that is conducive to learning and community engagement. The official opening of the new spaces by the former Prime Minister Rishi Sunak MP was a proud moment for all of us. His presence underscored the significance of this project and the positive impact it will have on our ability to serve the community. We are immensely grateful to all those who contributed to the success of the refurbishment, from our design team to our contractors, and of course, to the funders and individual donors whose support made it all possible. We are indebted to the National Lottery, The Jack Brunton Charitable Trust, Baily Thomas Charitable Fund, Bernard Sunley Foundation, Garfield Weston Foundation and Tees Millions for providing grants that allowed this project to be delivered.

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Mr Sunak said: "I am delighted to be back here again with you all and congratulate you on achieving such wonderful results, the centre just keeps getting better and better. Well done to all involved, you must be so proud of the achievements made. Yatton House is such an important facility for Great Ayton. I am particularly looking forward to visiting the skills kitchen and seeing and tasting the outcome of the baking skills of the members."

**Success of the Community Garden:**

A particularly heartwarming success story this year has been the growth and development of our community garden. The garden has not only provided a beautiful green space for the local community but has also become a hub for education, engagement, and wellbeing. The project has brought together people from all walks of life, fostering a sense of connection and shared purpose. We have seen firsthand the positive impact the garden has had on mental health, physical activity, and social cohesion within our and the wider community. The garden is a testament to what can be achieved when people come together to create something positive, and we are incredibly proud of what has been accomplished.

In conclusion, the trustees are pleased the objectives set for the year were accomplished, it has been a year of significant achievement and progress, the trustees are deeply grateful to everyone who has played a part in our success. With a strong foundation in place, we look forward to continuing our work, expanding our reach, and making an even greater impact in the coming years. Thank you once again to our incredible staff, volunteers, funders, and supporters. Together, we are building a brighter future for all.

## Financial Review

### Financial Statement 2024/2025

Included with this Report is a copy of the Financial Statement for the Year 2024/2025. Total income for the period was £286,101 with expenditure of £290,632 generating a small deficit of £4,531. This deficit reflects income received in the previous tax year (grants) but spent in the 2024/25 tax year. We are especially grateful to the North Yorkshire, Middlesbrough, Redcar and Cleveland and Stockton Local Authorities for their continuing financial support. Income shown as Restricted Funds refers to donations and grants given solely for specific building improvements. We are very grateful to all the donors who have previously provided funds for previous building works and to donors who are now assisting with the phase 6 development. You will see on page 4 of the financial statement details of donors are shown. Sincere thanks to all for their tremendous support.

### Policy for holding reserves.

The charity aims to hold unrestricted reserves equal to **3 to 6 months of operational costs**. This level is considered adequate to:

- Provide financial security in the event of a shortfall in income or an unexpected rise in costs.
- To meet unexpected expenditure e.g. unforeseen building maintenance and repairs
- Ensure the charity can continue its essential operations during periods of financial instability.
- Allow flexibility for new opportunities or expansion without jeopardizing the charity's financial health.

### Reserves Level

The level of reserves held are based on the charity's annual expenditure, taking into account core operational costs such as staff salaries, premises costs, and key activities. The reserves level may be adjusted depending on the charity's financial position, strategic plans, and any changes to funding, operational needs and financial risks.

# Yatton House Registered Charity 511721

## Trustees Annual Report for the Year End 31/3/2025

### **Managing Reserves**

The Board of Trustees will regularly monitor the charity's reserves as part of its financial oversight and risk management. Reserves will be reviewed during the annual budgeting process to ensure that the target level is being met and that the charity's finances remain sustainable.

### **Amount of reserves held**

The level of reserves calculated for 2024/25 was £104,450 representing 49% of our annual expenditure, in line with our reserves policy.

### **Funders and Supporters :**

Our work would not be possible without the support of our generous funders and supporters. We would like to take this opportunity to thank each of our funders, whose contributions have been vital in enabling us to deliver high-quality services and programmes. Whether through grants, or donations, the financial and in-kind support we have received has made a significant difference. The trust and confidence placed in us by our funders is something we do not take lightly. We are committed to ensuring that their support is used efficiently and effectively, and that the impact of their contributions is felt in tangible ways within the community.

## Structure, Governance and Management

### **Governing Document**

Yatton House is an unincorporated Charity and is governed by its constitution which was adopted in 1981 and last revised in 2025.

### **Governing Body**

Eight members of the Society shall be elected at an Annual General Meeting. The Executive Committee shall be the governing body of the Society, shall control the management and direction of the affairs of the Society, and shall have powers to appoint trustees when necessary.

### **Recruitment and Appointment of Trustees**

Trustees are recruited based on their strengths and experience, addressing the skills gaps and needs of the charity. Recruitment is by means of an advert or invite and interested parties initially complete an expression of interest form before appointment through a formal application and interview process, they are elected at the AGM Meeting for a period of 2 years.

### **Induction of Trustees**

Potential Trustees are invited to talk with existing Trustees and are invited for a tour of the service with the Manager and receive a Trustee Welcome Pack.

### **Charity Organisation Structure**

The charity is governed by an executive committee consisting of a, Chair, Vice Chair, Secretary, and Treasurer. They along with other the other Trustees form the board which meets every 8 weeks. Operationally the service is led by the Senior Leadership team consisting of a Service Manager, Assistant Manager Administration and Funding, and Assistant Manager Operations.

### **Transition to a Charitable Incorporated Organisation (CIO):**

Looking ahead, the trustees have recognised the importance of transitioning to a Charitable Incorporated Organisation (CIO). This change in our legal structure will enable us to streamline our operations, improve

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**Trustees Annual Report for the Year End 31/3/2025**

governance, and increase our ability to access funding and support. We believe this move will position us even more effectively to achieve our mission and continue delivering high-quality services for many years to come. It is hoped the transition to a CIO will be completed by April 2026 with Membership services continuing throughout unabated.

**Reference and Administrative details**

**Charity Name-** Yatton House Society

**Charity Number –** 511721

**Charity's principal address –** Guisborough Road, Great Ayton, Middlesborough TS9 6QJ

**Trustees**

D Jackson - Chairman

T Sutcliff – Vice Chairman

M Busfield - Treasurer

C Webster

**Charity Secretary**

D Jackson

**Declarations**

**STATEMENT OF TRUSTEES' RESPONSIBILITIES**

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

The law applicable to charities in England and Wales 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 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 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 2015 and the provisions of the

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Trustees Annual Report for the Year End 31/3/2025



trust deed. They are also responsible for safekeeping the assets of the charity and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

**Auditors**

Draycott & Kirk LLP, Chartered Certified Accounts, Cleveland House, 92 Westgate Guisborough, Cleveland TS14 6AP.

The trustees declare that they have approved the trustees' report.

**Signed on behalf of the Charity's trustees**

Signature(s)		
Full name(s)	DAVID JACKSON	MARION BUSFIELD
Position (e.g. Secretary, Chair, Vice Chair)	CHAIR	TREASURER
Date	18 <sup>th</sup> November 2025	18 November 2025

Yatton House Society

Charity Number 511721

Financial Statements for the  
Year Ended 31st March 2025

Draycott & Kirk LLP  
Chartered Certified Accountants  
Cleveland House  
92 Westgate  
Guisborough  
Cleveland  
TS14 6AP

**Independent Examiner's Report to the Trustees of Yatton House Society**

I report on the accounts of the charity for the year ended 31 March 2025 which are set out on pages 2 to 5

**Respective responsibilities of trustees and examiner**

The charity's trustees are responsible for the preparation of the accounts. The charity's trustees consider that an audit is not required for this year under section 144(2) of the Charities Act 2011 (the 2011 Act) and that an independent examination is needed.

It is my responsibility to:

- examine the accounts under section 145 of the 2011 Act;
- follow the procedures laid down in the general Directions given by the Charity Commission under section 145(5)(b) of the 2011 Act; and
- state whether particular matters have come to my attention.

**Basis of independent examiner's report**

My examination was carried out in accordance with the general Directions given by the Charity Commission. An examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts, and seeking explanations from you as trustees concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in an audit and consequently no opinion is given as to whether the accounts present a "true and fair view" and the report is limited to those matters set out in the statement below.

**Independent examiner's statement**

In connection with my examination, no matter has come to my attention:

- 1 which gives me reasonable cause to believe that, in any material respect, the requirements:
  - to keep accounting records in accordance with section 130 of the 2011 Act; and
  - to prepare accounts which accord with the accounting records and comply with the accounting requirements of the 2011 Acthave not been met; or
- 2 to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

R Kirk

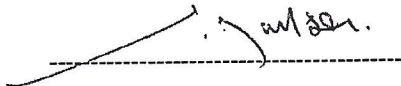
Chartered Accountant

Draycott & Kirk LLP  
Cleveland House  
92 Westgate  
Guisborough  
TS14 6AP

Date 24/6/2025

**Yatton House Society (Charity Number 511721)**  
**Balance Sheet as at 31 March 2025**

	<u>Note</u>	<u>2025</u>		<u>2024</u>	
		£	£	£	£
<b><u>Fixed Assets</u></b>					
Tangible Assets	6		2,016		2,289
<b><u>Current Assets</u></b>					
Cash at bank and in hand		94,171		100,877	
Debtors	7	16,577		12,619	
		<u>110,748</u>		<u>113,496</u>	
<b><u>Current Liabilities</u></b>					
Amounts falling due within one year	8	<u>3,930</u>		<u>2,420</u>	
NET CURRENT ASSETS			106,818		111,076
<b><u>NET ASSETS</u></b>			<u>108,834</u>		<u>113,365</u>
 <b><u>Income Fund</u></b>					
Restricted funds	9		2,368		7,803
Unrestricted funds	9		106,466		105,562
Total funds			<u>108,834</u>		<u>113,365</u>

  
 \_\_\_\_\_  
 24th June 2025.  
 \_\_\_\_\_

Signed

date

**Yatton House Society (Charity Number 511721)**  
**Statement of Financial Activities**  
**Year End 31 March 2025**

	<u>Note</u>	<u>Unrestricted funds</u>	<u>Restricted funds</u>	<u>2025</u>	<u>2024</u>
<b><u>Incoming resources</u></b>					
Fees		220,394	-	220,394	202,298
Donations/legacies/grants		-	54,744	54,744	12,153
Fundraising		-	3,692	3,692	2,034
Interest		1,354	-	1,354	1,327
Enterprise income		5,917	-	5,917	3,548
Gift Aid		-	-	-	-
<b>TOTAL INCOMING RESOURCES</b>		<u>227,665</u>	<u>58,436</u>	<u>286,101</u>	<u>221,360</u>
<b><u>Resources Expended</u></b>					
Services & utilities		14,142	-	14,142	13,207
Salaries	4	164,981	-	164,981	138,854
Maintenance & equipment		8,962	2,371	11,333	7,269
Office expenses		11,813	485	12,298	6,980
Insurance		7,255	-	7,255	6,426
Printing		3,019	-	3,019	3,032
Building improvements		-	75,864	75,864	80,093
Depreciation		-	-	-	273
Sundries		1,740	-	1,740	1,633
<b>TOTAL RESOURCES EXPENDED</b>		<u>211,912</u>	<u>78,720</u>	<u>290,632</u>	<u>257,767</u>
<b>NET INCOMING/(OUTGOING) RESOURCES</b>		<u>15,753</u>	<u>(20,284)</u>	<u>(4,531)</u>	<u>(36,407)</u>
Net movement in Funds		15,753	(20,284)	(4,531)	(36,407)
Funds transferred		(14,849)	14,849	-	-
Funds Balance Brought Forward		105,562	7,803	113,365	149,772
Funds balance Carried Forward		106,466	2,368	108,834	113,365

**Yatton House Society (Charity Number 511721)**  
**Notes to the financial statements for the year end 31 March 2025**

**1. General Information and basis of preparation**

- a. The charity constitutes a public benefit entity as defined by FRS 102. The financial statements have been prepared in accordance 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) issued on 16 July 2014 (as updated through update bulletin 1 published on 2 February 2016), the Financial Reporting Standards applicable in the United Kingdom and Republic of Ireland (FRS 102) and UK Generally accepted practice as it applies from 1 January 2015.  
 The charity has applied update bulletin 1 as published on 2 February 2016 and does not include a cash flow statement on the grounds it is applying FRS 102 Section 1A.  
 The Financial statements are prepared on a going concern basis under the historical cost convention. The Financial statements are presented in sterling which is the functional currency of the charity and rounded to the nearest pound.  
 The significant accounting policy's applied in the preparation of the financial statements are set out below. These policies have been applied to all years shown unless otherwise stated.  
 The charity adopted SORP (FRS 102 in the current year and no transition adjustments were required.
- b **Funds**  
 Unrestricted funds are available for use at the discretion of the trustees in furtherance of the general objectives of the charity and which have not been designated for other purposes.  
 Restricted funds are funds which are to be used in accordance with specific restrictions imposed by donors or which have been raised by the charity for particular purposes. The cost of raising and administering such funds are charged against the specific fund. The aim and use of each restricted fund is set out in the notes to the accounts.
- c. All grants and voluntary income are accounted for gross when receivable, as long as they are capable of financial measurement. Gifts in kind have not been capable of measurement and are not included.
- d. All expenditure is accounted for gross, and when incurred.
- e. Fixed Assets are included at cost. There are no uncapitalised Fixed Assets.
- f. Depreciation is provided to write off the cost of all fixed assets on the following basis:-
- |           |                       |
|-----------|-----------------------|
| Buildings | 10% of reducing value |
| Equipment | 20% of reducing value |
- g Debtors and creditors with no stated interest rate and receivable or payable within one year are recorded at transaction price. Any losses arising from impairment are recognised in expenditure.

**2. Donations and Legacies**

	<u>2025</u>	<u>2024</u>
Donations	12,285	2,292
Legacies	-	-
	12,285	2,292

**3. Grants Receivable**

	<u>2025</u>	<u>2024</u>
Others under £5000	-	1,000
COOP Community Fund	-	7,221
North Yorkshire Council	1,500	-
Bernard Sunley Foundation	5,000	-
Garfield Weston Foundation	6,000	-
The Jack Brunton Charitable Trust	3,000	-
National Lottery	20,000	-
Baily Thomas Charitable Fund	4,000	-
Margaret Mawston Environmental Trust	-	1,696
Tees Valley Community Trust	2,473	-
Mencap FunD	485	-
	42,458	9,917

**Yatton House Society (Charity Number 511721)**  
**Notes to the financial statements for the year end 31 March 2025**

<b>4. Employee Emoluments</b>	<u>2025</u>	<u>2024</u>
Total Emoluments	164,981	138,854
Average number of employees	8	7

All staff are employed by the charity.  
 There are a number of voluntary helpers who receive no emoluments or expenses.  
 No staff received emoluments over £60,000.

**5. Trustees**

No remuneration or expenses were paid to Trustees in the year.

<b>6. Tangible Fixed Assets</b>	<u>Buildings &amp; Extensions</u>	<u>Equipment</u>	<u>Total</u>
Cost	95,879	35,340	131,219
<b>NET COST</b>	<u>95,879</u>	<u>35,340</u>	<u>131,219</u>
<u>Depreciation</u>			
At 1 April 2024	93,724	35,206	128,930
Charge for the Year	239	34	273
<b>At 31 March 2025</b>	<u>93,963</u>	<u>35,240</u>	<u>129,203</u>
<b>Net Book Value</b>			
At 31 March 2025	<u>1,916</u>	<u>100</u>	<u>2,016</u>
At 31 March 2024	<u>2,155</u>	<u>134</u>	<u>2,289</u>

**7. Debtors**

Amounts due within one year	<u>2025</u>
Prepayments	5,179
Other debtors	11,398
	<u>16,577</u>

**8. Creditors**

Amounts due within one year	<u>2025</u>
Accruals & deferred income	3,930
	<u>3,930</u>

**Yatton House Society (Charity Number 511721)**  
**Notes to the financial statements for the year end 31 March 2025**

**9. Funds**

	<u>Opening balance</u>	<u>Incoming resources</u>	<u>Outgoing resources</u>	<u>transfers</u>	<u>Closing balance</u>
Unrestricted Funds	105,562	227,665	(211,912)	(14,849)	106,466
Restricted funds	7,803	58,436	(78,720)	14,849	2,368

Restricted funds are donations and grants towards improvement of the building.  
Funds were transferred from unrestricted funds toward the building improvements.

**10. Analysis of funds by assets**

	<u>Unrestricted</u>	<u>Restricted</u>
Fixed assets	2,016	
Current assets	108,380	2,368
Current liabilities	(3,930)	-
	<u>106,466</u>	<u>2,368</u>

**11. Transactions with trustees and connected persons**

During the year there was no transactions with trustees or connected persons.

**12. Trustee indemnity insurance**

During the year, insurance was purchased to indemnify trustees against default in their part.

Yatton House Society (Charity Number 511721)

Year End 31 March 2025

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R Kirk

Chartered Accountant

Draycott & Kirk LLP  
Cleveland House  
92 Westgate  
Guisborough  
TS14 6AP

Date 24/6/2025