Charity registration number: 528448

THE BRADLEY TRUST
TRUSTEES' REPORT AND
UNAUDITED FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 DECEMBER 2025

The Bradley Trust
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The Bradley Trust
Trustees' Report For The Year Ended 31 December 2025

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

Objectives and Activities

Aims and Objectives

- The provision and maintenance of a village hall for the inhabitants of the Parish of Bradley and immediate neighbourhood for use of meetings, lectures and classes; and other forms of recreation and leisure.
- To advance education through the provision of grants to students within the Parish also, providing grants to local primary schools attended by children of the Parish.
- To advance religion and for public benefit through provision of grants to support activities of St Mary and All Saints, the Parish church of Bradley.
- For public benefit, to assist residents of the Parish who are in need by reason of age, ill health, disability or financial hardship through the provision of grants

Public Benefit

The Trust is not actively involved in fund raising activities; it derives its income from the rental of properties and farm land that it owns together with nominal contributions for use the hall.

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

Main Achievements

In line with the governing document, during the year the Trust has maintained and made improvements to the village hall and its properties, including updating the heating system in the main function rooms of the village hall. The Trust provides financial support to the running of activities and classes in the hall for the benefit of residents and users. The Trust also provides land for use as allotments as well as land for a children's park and play area at the rear of the hall (for 2025 maintained by the Parish Council)

In addition, the Trust has;
- approved grants to individuals in support of further education and learning
- approved grant to Bradley Parish Church

Public Benefit

The trustees consider the activities outlined above provide benefits to residents of the Parish of Bradley and the immediate neighbourhood.

The trustees confirm 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.

Financial Review

Financial Position

The average annual income to the Trust from rental of land/property and investments is circa £40k. For 2025 income has increased to £58k. This increase reflects the investment of substantial legacy received in 2024 from a Bradley resident and former Trustee. This income was invested, pending decisions on spending plans for the ongoing success and future of the Trust. To date the Trust has received £500,000 approx. with the remaining balance being held by the deceased estate solicitors to be forwarded following finalisation of the estate.

In 2025, the Trusts total spending was £38k, with c£17k being on property and c£21k on grants and support of Bradley Parish Church. The Trust managed increased energy costs in year for the hall because of rising prices but also because we had invested in a 'greener' energy system running on electricity. The full details of the financial results for 2025 are shown on page 5 of this report.

In early 2026, the Trust commissioned a full building survey on the village hall, this survey has informed the planning of major renovation works and improvements to the hall. The Trust is also reviewing options for improvement of the children's play area.

Reserves Policy

As at 31 December 2025, the charity had total reserves of £2,312,705 (2024 £2,268,151), this mainly being made up of land and buildings (£1,171,033) and investments (£509,420). The income from assets and investments is considered adequate to maintain buildings for future years and to provide grants and donations which satisfy the charities objectives.

The trustees have adopted a reserves policy which should ensure funds to cover 12 months running costs of the trust.

Structure, Governance and Management

Governing Document

The Charity was originally formed in the 16th century and has continued until the present day. In its present form the Charity is governed by a Trust Deed dated 26 October 1989 as amended on 29 January 1991.

The Trust is presently in the process of creating a new CIO number - 1205599 and transferring its assets to the new charitable organisation. This is proving an arduous process and discussions with the Charities Commission and the Trusts legal advisors are ongoing.

Reference and Administrative Details

Trustees

Mrs A Gough - Chair
Mr J Evans (appointed 01/05/2025)
Mrs I Mather - Vice Chair (resigned 31/10/2025)
Mr J Cartwright
Mr R H Turner
Mr P Oxley (appointed 07/10/2025)
Mrs L Rossi
Mr T Kettle - Vice Chair
Mrs T Hitchenor
Mrs S Holliday
Rev C Brumfitt
Mr R Fletcher (resigned 28/01/2025)

Charity Number

528448

Principal Address

Bradley Village Hall
Bradley
Stafford
ST18 9DY

Independent Examiner

G R Jones FCCA, Deans Chartered Accountants
Deans
Chartered Accountants
Gibson House
Hurricane Court, Hurricane Close
Stafford
Staffordshire
ST16 1GZ

Other Information

Additional Note

Investment Policy and objectives
The trust deed authorises the trustees to make and hold investments. Subject to rules of the Charity Commission, all sums are invested in trust for the charity.

Appointment of Trustees
Appointment is governed by the trust deed of the charity.

Induction and training of trustees
New trustees are inducted into the workings of the trust and the responsibilities of a charity trustee by discussing matters with existing trustees and referring to the clerk. They are encouraged to attend external courses as necessary and read the appropriate documents, as published by the Charity Commission.

Organisation Structure
Day to day running and management is delegated to the clerk of the trustees. The trust meets a minimum of 6 times a year and the trustees are responsible for the management duties which are carried out on a voluntary basis.

Major Risks
The trustees keep the activities of the trust under review. Procedures are in place to monitor any risks to mitigate any impact that may arise and the effect it may have on the future of the trust. This includes insurance cover where applicable.

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

Mrs A Gough

Trustee
28 July 2026

The Bradley Trust
Independent Examiner's Report to the Trustees of The Bradley Trust
For The Year Ended 31 December 2025

I report to the trustees on my examination of the accounts of The Bradley Trust (the Trust) for the year ended 31 December 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").

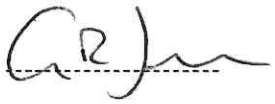
I report in respect of my examination of the Trust's accounts carried out under section 145 of the 2011 Act and in carrying out my examination, I have followed the applicable Directions given by the Charity Commission under section 145(5)(b) of the Act.

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.



G R Jones FCCA, Deans Chartered Accountants

Date
Gibson House
Hurricane Court, Hurricane Close
Stafford
Staffordshire
ST16 1GZ

Date - 12 August 2026

The Bradley Trust
Statement of Financial Activities
For The Year Ended 31 December 2025

	Notes	Restricted funds	Endowment funds	2025 Total funds	2024 Total funds
		£	£	£	£
INCOME AND ENDOWMENTS FROM:					
Donations and legacies	3	-	-	-	500,000
Charitable activities:	4				
Charitable activities		3,756	24,934	28,690	29,412
Investments	5	-	29,707	29,707	7,069
Other	6	-	-	-	1,653
		3,756	54,641	58,397	538,134
EXPENDITURE ON:					
Raising funds	7	-	(3,635)	(3,635)	(3,545)
Charitable activities:	7				
Charitable activities		(12,795)	(22,000)	(34,795)	(44,753)
		(12,795)	(25,635)	(38,430)	(48,298)
NET INCOME BEFORE INVESTMENT GAINS		(9,039)	29,006	19,967	489,836
Net gains on investments		-	24,587	24,587	43,438
NET INCOME		(9,039)	53,593	44,554	533,274
Transfers between funds	16	9,039	(9,039)	-	-
NET MOVEMENT IN FUNDS		-	44,554	44,554	533,274
RECONCILIATION OF FUNDS:					
Total funds brought forward		156,395	2,111,756	2,268,151	1,734,877
TOTAL FUNDS CARRIED FORWARD	16	156,395	2,156,310	2,312,705	2,268,151

The notes on pages 8 to 14 form part of these financial statements.

The Bradley Trust
Comparative Statement of Financial Activities
For The Year Ended 31 December 2025

	Notes	Restricted funds	Endowment funds	2024 Total funds
		£	£	£
INCOME AND ENDOWMENTS FROM:				
Donations and legacies	3	-	500,000	500,000
Charitable activities:	4			
Charitable activities		3,690	25,722	29,412
Investments	5	-	7,069	7,069
Other	6	-	1,653	1,653
		3,690	534,444	538,134
EXPENDITURE ON:				
Raising funds	7	-	(3,545)	(3,545)
Charitable activities:	7			
Charitable activities		(17,823)	(26,930)	(44,753)
		(17,823)	(30,475)	(48,298)
NET INCOME BEFORE INVESTMENT GAINS		(14,133)	503,969	489,836
Net gains on investments		-	43,438	43,438
NET INCOME		(14,133)	547,407	533,274
Transfers between funds	16	14,133	(14,133)	-
NET MOVEMENT IN FUNDS		-	533,274	533,274
RECONCILIATION OF FUNDS:				
Total funds brought forward		156,395	1,578,482	1,734,877
TOTAL FUNDS CARRIED FORWARD	16	156,395	2,111,756	2,268,151

The notes on pages 8 to 14 form part of these financial statements.

The Bradley Trust
Statement of Financial Position
As At 31 December 2025

	Notes	Unrestricted funds	Restricted funds	Endowment funds	2025 Total funds	2024 Total funds
		£	£	£	£	£
FIXED ASSETS						
Tangible Assets	12	-	150,000	1,021,033	1,171,033	1,171,033
Investments	13	-	-	505,943	505,943	484,833
		-	150,000	1,526,976	1,676,976	1,655,866
CURRENT ASSETS						
Debtors	14	-	-	2,887	2,887	2,873
Cash at bank and in hand		-	6,395	629,597	635,992	612,412
		-	6,395	632,484	638,879	615,285
Creditors: Amounts Falling Due Within One Year	15	-	-	(3,150)	(3,150)	(3,000)
NET CURRENT ASSETS (LIABILITIES)		-	6,395	629,334	635,729	612,285
TOTAL ASSETS LESS CURRENT LIABILITIES		-	156,395	2,156,310	2,312,705	2,268,151
NET ASSETS		-	156,395	2,156,310	2,312,705	2,268,151
FUNDS OF THE CHARITY						
Endowment Funds					2,156,310	2,111,756
Restricted Funds					156,395	156,395
TOTAL FUNDS	16				2,312,705	2,268,151

The financial statements were approved by the board of trustees on 28 July 2026 and were signed on its behalf by:

Mrs A Gough

Trustee

The notes on pages 8 to 14 form part of these financial statements.

1. General Information

The Bradley Trust is an unincorporated charity registered with the Charity Commission, registered charity number 528448. The principal address is Bradley Village Hall, Bradley, Stafford, ST18 9DY.

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 incoming resources are included in the Statement of Financial Activities (SoFA) when the charity is legally entitled to the income after any performance conditions have been met, the amount can be measured reliably and it is probable that the income will be received.

For donations to be recognised the charity will have been notified of the amounts and the settlement date in writing. If there are conditions attached to the donation and this requires a level of performance before entitlement can be obtained then income is deferred until those conditions are fully met or the fulfilment of those conditions is within the control of the charity and it is probable that they will be fulfilled.

No amount is included in the financial statements for volunteer time in line with the SORP (FRS 102)

Government Grants
Income from government and other grants are recognised at fair value when the charity has entitlement after any performance conditions have been met, it is probable that the income will be received and the amount can be measured reliably. If entitlement is not met then these amounts are deferred.

Investment income
Investment income is earned through holding assets for investment purposes and it includes interest only. Interest income is recognised using the effective interest method.

Legacy income
Legacies are accounted for when the charity is entitled to the income, receipt is probable, and the amount can be measured reliably.

2.3. Resources Expended

All expenditure is accounted for on an accruals basis and has been classified under headings that aggregate all costs related to the category. Expenditure is recognised where there is a legal or constructive obligation to make payments to third parties, it is probable that the settlement will be required and the amount of the obligation
can be measured reliably.

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.

Governance costs
Support costs are those that assist the work of the charity but do not directly represent charitable activities and include governance costs. They are incurred directly in support of expenditure on the objectives of the charity.

2.4. Tangible Fixed Assets and Depreciation

The trustees do not consider it is appropriate to charge depreciation on land and buildings.

Freehold	No depreciation charge

2.5. **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.

2.6. **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.

2.7. **Taxation**

The charity is an exempt charity within the meaning of schedule 3 of the Charities Act 2011 and is considered to pass the tests set out in Paragraph 1 Schedule 6 Finance Act 2010 and therefore it meets the definition of a charitable company for UK corporation tax purposes.

2.8. **Fund accounting**

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 financial statements.

2.9. **Debtors and creditors receivable / payable within one year**

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.

3. **Income from Donations and Legacies**

	2025 Endowment funds £	2024 Endowment funds £
Donations and gifts	-	500,000

4. Income from Charitable Activities

	Restricted funds £	Endowment funds £	2025 Total funds £
Charitable activities:			
Rental income from land and properties	-	24,934	24,934
Village hall hire and class fees	3,756	-	3,756
	3,756	24,934	28,690

	Restricted funds £	Endowment funds £	2024 Total funds £
Charitable activities:			
Rental income from land and properties	-	25,722	25,722
Village hall hire and class fees	3,690	-	3,690
	3,690	25,722	29,412

5. Investment Income

	2025 Endowment funds £	2024 Endowment funds £
Bank interest receivable	22,958	255
Dividends from investments	6,749	6,814
	29,707	7,069

6. Other Income

	2025 Endowment funds £	2024 Endowment funds £
Fees and supplies	-	1,653

7. Analysis of Expenditure

	Activities undertaken directly £	Grant funding of activities (see note 8) £	Support costs (see note 9) £	2025 Total £
Raising funds	3,635	-	-	3,635
Charitable activities	7,227	5,200	22,368	34,795
	10,862	5,200	22,368	38,430

	Activities undertaken directly	Grant funding of activities (see note 8)	Support costs (see note 9)	2024 Total
	£	£	£	£
Raising funds	3,545	-	-	3,545
Charitable activities	6,348	9,750	28,655	44,753
	9,893	9,750	28,655	48,298

8. **Grants Payable**

	Grants to Institutions	Grants to Individuals	2025 Total
	£	£	£
Charitable activities	3,000	2,200	5,200

	Grants to Institutions	Grants to Individuals	2024 Total
	£	£	£
Charitable activities	4,750	5,000	9,750

Grants paid to institutions, included above, are as follows:

	2025	2024
	£	£
Bradley PCC	3,000	2,500
Haughton School	-	1,200
Church Eaton School	-	750
Ranton School	-	300
	3,000	4,750

9. **Support Costs**

	2025 Charitable activities
	£
Employee costs	255
Premises expenses	17,535
General administration	1,321
Interest payable	107
Governance costs	3,150
	22,368

	2024 Charitable activities
	£
Employee costs	500
Premises expenses	23,955
General administration	1,200
Governance costs	3,000
	28,655

10. Independent Examiner's Remuneration

	2025	2024
	£	£
Independent examination of the financial statements	3,150	3,000

11. Average Number of Employees

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

12. Tangible Assets

	Land & Property Freehold
	£
Cost	
As at 1 January 2025	1,171,033
As at 31 December 2025	1,171,033
Net Book Value	
As at 31 December 2025	1,171,033
As at 1 January 2025	1,171,033

The fair value of the charities land and buildings was revalued on 21 March 2016 by South and Stubbs, Chartered Surveyors and Valuers, an independent valuer.

	Land & Property Freehold
	£
At cost	14,033
At valuation	1,157,000
	1,171,033

Titles to Property
The Old House and The New School House is vested with the Official Custodian for Charities.

13. **Investments**

	Listed
	£
Cost or Valuation	
As at 1 January 2025	484,833
Revaluations	21,110
As at 31 December 2025	505,943
Provision	
As at 1 January 2025	-
As at 31 December 2025	-
Net Book Value	
As at 31 December 2025	505,943
As at 1 January 2025	484,833

14. **Debtors**

	2025	2024
	£	£
Due within one year		
Prepayments and accrued income	2,137	2,123
Other debtors	750	750
	2,887	2,873

15. **Creditors: Amounts Falling Due Within One Year**

	2025	2024
	£	£
Accruals	3,150	3,000

16. **Movement in Funds**

	As at 1 January 2025	Income	Expenditure	Transfers	As at 31 December 2025
	£	£	£	£	£
Restricted funds					
Restricted funds	156,395	3,756	(12,795)	9,039	156,395
Endowment funds					
Permanent:					
General fund	2,111,756	54,641	(1,048)	(9,039)	2,156,310
Total funds	2,268,151	58,397	(13,843)	-	2,312,705

	As at 1 January 2024	Income	Expenditure	Transfers	As at 31 December 2024
	£	£	£	£	£
Restricted funds					
Restricted funds	156,395	3,690	(17,823)	14,133	156,395
Endowment funds					
Permanent:					
General fund	1,578,482	534,444	12,963	(14,133)	2,111,756
Total funds	1,734,877	538,134	(4,860)	-	2,268,151

17. **Transactions with Trustees**

No trustee expenses have been incurred.

18. **Related Party Disclosures**

Bradley Parish Church
(Trustee Rev Catherine Brumfitt is the Priest of Bradley Parish Church)
Grants total £2,500 were awarded to the church. At the balance sheet date, the amount due to/from Bradley Parish Church was £Nil (2024 - £Nil)

Robert Turner
(Robert Turner is a trustee of the trust)
Robert Turner rents farmland from the trust at market rates. At the balance sheet date the amount due to/from Robert Turner was £Nil (2024 - £Nil).

Mrs Lydia Rossi
(Mrs Lydia Rossi is a trustee of the trust)
Mrs Lydia Rossi's spouse is the caretaker at the Village Hall and was paid £2,904 (2024 - £3,537). At the balance sheet date the amount due to/from Mrs Rossi's spouse was £Nil (2024 - £Nil).

The Bradley Trust
Detailed Statement of Financial Activities
For The Year Ended 31 December 2025

	2025 Total funds £	2024 Total funds £
INCOME AND ENDOWMENTS FROM:		
Donations and legacies		
Donations and gifts	-	500,000
	-	500,000
Charitable Activities:		
Charitable activities		
Rental income from land and properties	24,934	25,722
Village hall hire and class fees	3,756	3,690
	28,690	29,412
Investments		
Dividends from other fixed asset investments - listed	6,749	6,814
Bank interest receivable	22,958	255
	29,707	7,069
Other		
Fees and supplies	-	1,653
	-	1,653
	58,397	538,134
EXPENDITURE ON:		
Raising funds		
Raising funds	(3,635)	(3,545)
	(3,635)	(3,545)
Charitable Activities:		
Charitable activities		
Clerk's fees and administrative costs	(7,227)	(6,348)
Grants to institutions	(3,000)	(4,750)
Grants to individuals	(2,200)	(5,000)
Teachers' fees	(255)	(500)
Property expenses	(17,535)	(23,955)
Legal fees	(1,321)	(1,200)
Bank charges	(107)	-
Independent examiner's fees	(3,150)	(3,000)
	(34,795)	(44,753)
	(38,430)	(48,298)
NET INCOME BEFORE INVESTMENT GAINS	19,967	489,836
Net gains on investments		
Surplus on revaluation of investments	24,587	43,438
	24,587	43,438

...CONTINUED

NET INCOME	44,554	533,274