

**Coaley Village Hall**  
**Unaudited Financial Statements**  
**31 July 2025**

**HARPER SHELDON LIMITED**

Chartered accountants  
Midway House  
Staverton Technology Park  
Herrick Way, Staverton  
Cheltenham, Glos.  
GL51 6TQ

# Coaley Village Hall

## Financial Statements

Year ended 31 July 2025

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# Coaley Village Hall

## Trustees' Annual Report

Year ended 31 July 2025

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The trustees present their report and the unaudited financial statements of the charity for the year ended 31 July 2025.

### Reference and administrative details

**Registered charity name** Coaley Village Hall

**Charity registration number** 1062503

**Principal office**

**The trustees**

A R Eve  
A F Rees (Resigned 17 October 2024)  
B A Withwam Davis  
S S Motee  
J P Hobson

**Independent examiner** Mr James Harper FCA  
Midway House  
Staverton Technology Park  
Herrick Way, Staverton  
Cheltenham, Glos.  
GL51 6TQ

# Coaley Village Hall

## Trustees' Annual Report *(continued)*

**Year ended 31 July 2025**

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### **Structure, governance and management**

The charity was established by a scheme made by The Minister of Education sealed on 12 August 1953 as amended by an order of The Commissioners sealed on 22 April 2002.

The Trustees who served during the year and up to the date of signature of the financial statements were:

R Eve (Chair)

B A Whitwam Davis

S S Motee

J P Hobson

A F Rees (Resigned 17 October 2024)

### **Method of recruitment of trustees**

Trustees are recruited at the Annual General Meeting of the village hall management committee and nominations are voted on by the entire users' management committee representatives present for election or re-election of trustees for the coming year.

#### **Land and Property Registration**

The Village Hall property & any related lease are not registered with the Land Registry as this has not been undertaken (the hall construction predates the inception of the Land Registry).

From last year you may recall that in registering the land, previously administered by the Coaley Village Hall Charity, the Parish Council actions may have caused our constitution to be suspended. We have communicated with the Charities Commission and GRCC to notify them of the change in status and requesting guidance on our way forward. Both the Charity commissioner's office and the legal department of GRCC have indicated that we should take legal advice. The Parish Council have informed us that the proposed lease is ready, and we have asked the Parish Clerk to direct their solicitors to contact the offices of Anthony Collins Associates who have agreed to act on our behalf.

The properties donated by the late Mr David Billett are registered in the name of the Trustees of Coaley Village Hall and not registered to individuals

The Trustees report was approved by the Board of Trustees.

# Coaley Village Hall

## Trustees' Annual Report *(continued)*

**Year ended 31 July 2025**

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### **Objectives and activities**

The charity's objects are provision and maintenance of a village hall for the purposes of physical and mental training and recreation and social, moral and intellectual development through the medium of reading and recreation rooms, clubrooms, library, lectures, classes or recreations as may be found expedient, for the advantage or benefit of the inhabitants of the Parish of Coaley and neighbourhood without distinction of sex or of political, religious or other opinions.

The Trustees have paid due regard to guidance issued by the Charity Commission in deciding what activities the charity should undertake.

#### **Major Projects Overview**

##### **1 - Jubilee Room Development**

After an exciting twelve months we finally have a result we are all very proud of. We can now offer a lift for access to the Jubilee Room and Stage to those in our community with mobility challenges. The introduction of the toilet facility and kitchenette allows the area to be fully self-contained with the bonus of reduced hire costs for the smaller groups who may wish to avail themselves of this new opportunity.

##### **2 - Air conditioning System & Supplemental Heating**

The problems experienced introducing the new air conditioning system have now been overcome. The engineer has modified the control system to improve our control over the heating. We have also installed supplemental ceramic heating panels heating for added comfort.

##### **3 - Cedar Drive rental properties**

We have invested a lot of time and effort bringing the Cedar Drive complex up to the standard we hope will reflect favourably on our Charity. We have upgraded electrical and heating systems and now we have committed to improving building surrounds. With all these improvements we are asking our tenants to move their rent closer to the market value to obtain a realistic return on our investment. We realise times are difficult for many people, so we are trying to do this gradually and sensitively.

At insurance renewal our provider is requiring that tradesmen we engage have a £2m indemnity. This is double what was required hitherto and has caused issues in that most of the local tradesmen used by Bennett Jones do not have that level of cover, and we anticipate this will lead to an increased cost of maintenance.

##### **4 - Hall Maintenance**

Following discovery of a major issue with our external drainage we contracted Happy drains who carried out the work to remove tree roots from the system, line the damaged original pipework and reroute the flow at the building outlet. This work was being carried out when access to the rear of the building was at a premium and we thank the contractors employed by CRAG for their cooperation during what was a very stressful period while both CRAG & ourselves were trying to meet funding deadlines.

##### **5 - Electrical**

In April, RGL Electrical completed the rectification of the defects identified by the five yearly electrical installation inspection. This included a major upgrade to the incoming power consumer units to meet legislation changes. The new unit handles all three phases and should be able to receive power from the solar panels without the need of a three phase meter. This very large upgrade required major modification to the cabinet to house the installation. That work was carried out by 'The Timber Studio' and decorated by KDS

##### **6 - Other improvements**

As always we have an on-going program of improvements and refurbishments, including equipping the

# Coaley Village Hall

## Trustees' Annual Report *(continued)*

### Year ended 31 July 2025

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new Jubilee Room kitchen, providing a larger fridge for the main kitchen, revising and improving the storage, setting up regular maintenance for the main hall floor and many other minor activities that are needed for the ongoing provision of services to the community.

Circumstances have unfortunately led us to delay some other planned projects and activities:

#### 1 - Solar Panels

The solar panel upgrade was put on hold last year as we redirected our resources towards development of the Jubilee room extension. With that project closing down this project is again in the frame for resurrection when finances arise. This year we are changing the power supplier to British Gas. Their rate for a three year contract was almost half the rates quoted by SSC.

#### 2 - Sale of 77 Lanham Gardens

The initial buyer for 77 Lanham Gardens dropped out just as we were on the cusp of closing the sale. However our letting agent, Bennett Jones, quickly found four more interested parties allowing us to move forward very quickly towards completion as most of the legal work had been done.

### Achievements and performance

The hall has remained in good order and has been in use by the village since it was built in the 1950's, giving a centrally located hub to the village that is accessible for all ages and types of local users. It is used by a variety of groups providing village social, educational and wellbeing activities, as well as by private individuals from the village and surrounding areas.

The aim is to continue being able to provide this venue for use by the village and residents of the local area as a viable ongoing concern whilst upgrading the infrastructure in response to community needs over the coming years. To this end a major project was undertaken in this financial year which provides improved access to the Jubilee room and Main Hall Stage, as well as improving the Jubilee Room facilities through the provision of a small kitchen area and toilet facilities. Special thanks go to Action with Communities in Rural England (ACRE) for their financial support in the form of a grant and medium-term loan to help finance this project.

As always, we thank the many volunteers, our members and hall users who contribute through donations, activities and support to the running & improvement of Coaley Village Hall.

# Coaley Village Hall

## Trustees' Annual Report *(continued)*

### Year ended 31 July 2025

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income in 2024/25, an increase on the previous year following action taken to restore rents nearer to the market rate. However, some of our properties required further updating & increased maintenance costs meant that net income was down again to £22,140 vs £26,927 in the prior year. This was still sufficient to fund the loss made on Hall operations and necessary improvements & repair.

#### Fund Raising

Fund raising activities in 2024/25 yielded £1,764 with thanks to the many clubs & individuals who donated, and of course our regular givers such as CADS, Lunch Club, Film Club, and Whist group.

#### Overall Profit

Final review of the accounts is underway, but once these are applied Coaley Village Hall is like to result in an operating overall profit of £2,790. Significant sums were also spent on Capital projects in FY 24/25, but note that these do not show in the Income & Expenditure report, or affect our profit figures.

#### Balance Sheet

At the end of the 2024/25 year our Cash assets were significantly reduced, with Bank balances down to £93,954 (vs £133,903). Furthermore, we owe the final payment on the Jubilee Room project, which was invoiced at the end of July, so the Net Current Assets have reduced from £134,156 to £50,500.

In addition, to cover the delay in completing the sale of one of our rental properties, we have taken on £50,000 of long-term debt.

It is important to understand that nearly all the available cash is already allocated to contingency reserves. Note that, from the reserves identified last year we have reduced the rental property contingency to reflect improvements made this year and we continue to delay the Solar Panel implementation.

Current Contingency plans are:

|  | 31 Jul 25 |
|--|-----------|
|  | £         |
| Rental Property repairs & maintenance etc (4 Properties) | 24,000    |
| Contingency Fund for Hall Repairs                        | 20,000    |
|  | <hr/>     |
| Total Contingency & Committed Funds                      | 44,000    |
| Free cash for new projects                               | 6,000     |

Note that we are still proceeding with the sale of one of the Rental properties, expected to yield over £80,000 after fees & this money will help recover our reserves as well as paying off the long-term debt. However, as we move the remaining properties towards market level rents we believe that our overall investment income will remain more than sufficient following this sale.

# Coaley Village Hall

## Trustees' Annual Report *(continued)*

### Year ended 31 July 2025

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#### Financial review

Coaley Village Hall ended the 24/25 Financial Year in a healthy situation, albeit with significantly decreased reserves due to expenditure on the Jubilee Room extension and reduced overall profitability caused by higher operating & other costs.

In addition to a £20,000 grant received from the ACRE "Platinum Jubilee Village Hall Fund" we have also taken on a medium term loan of £50,000 from the ACRE "Rural Communities Building Loan Fund" in order to be able to complete the Jubilee Room project. While we hope the completed sale of 77 Lanham Gdns will allow us to pay this off the loan soon we will need to cover the related interest payments during the 25/26 Financial Year.

We believe our reserves remain sufficient to cover our short- and medium-term liabilities and contingencies. It is hoped that the Financial Year 25/26 will see the completion of the sale of 77 Lanham Gardens which will realise the value of that asset and restore cash reserves at the expense of a manageable drop in investment returns (once bank interest is taken account of). This overall situation continues to be sustained only by the income from assets generously left to the Hall by the late Dave Billet, for which we remain very grateful, and from the generous donations of our supporters.

Given no unforeseen circumstances we should be in a secure position to fund our operations for 2025/26 and continue to generate sufficient profit from investment activity, Hall income and fund raising to rebuild our long-term funds.

Given the large expenditure on the Jubilee Room project our ability to undertake major new projects or renovations will be constrained until such time as our cash reserves have recovered.

#### Hall Operations

Overall our income from Hall activities slightly up for 24/25 at £16,471 vs £14,483 for the previous year. We also received a significant Grant from ACRE which was utilised for capital expenditure.

The "book" figures show us making a profit (before depreciation & adjustments) of £5,463 - however this is only due to the £20,000 grant and once this is removed then continued increases in running costs, particularly maintenance and repairs meant that day to day operations made a significant loss. Unfortunately, we have had to delay implementation of our Solar Power plans in order to fund the Jubilee Room extension, and this would have reduced our significant energy costs.

Within this expenditure on Improvements, Refurbishments and repair this was again very high, and at over £21,000 exceeded our direct Hall income. Over half of these costs were due to the discovery of a major drainage issue, dating from many years ago, which is now hopefully resolved, as well as further works on our Ventilation and Electrical systems to bring them up to standard.

In addition to other operating costs we have increased our spend on Legal fees to cover what has transpired to be a complex sale process for 77 Lanham Gdns and our continuing efforts to resolve the issues around registration of the Village Hall land and buildings.

If the income from the Grant is removed then this would mean that the Hall operations again ran at a loss. This is only viable because we can support spend on improvements and renewals from our investment income.

#### Investment income

Our property portfolio, acquired through the generosity of the late Dave Billet, generated £40,405 in

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# Coaley Village Hall

## Trustees' Annual Report *(continued)*

Year ended 31 July 2025

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### Plans for future periods

The situation with the new lease and land ownership (between the Hall and the Parish Council) is still under review. While the Parish Council have registered the parcel of land this means that we now need to formalise the ground lease for the Village Hall, although as we have occupied this land since the 1950's without challenge we do not perceive any risks in this area.

### Plans for the Financial year 2024/25 and beyond include:

Looking forward we will close the sale on Lanham Gardens, repay the temporary loan and consolidate our reserves. This should then give us the opportunity to resurrect our solar energy project. However in the mean time we have received requests to introduce chairs with arms to aid customers with mobility issues and some high chairs to accommodate customers at the other end of the scale.

We have also received a request to re-model the main cloakrooms to accommodate our junior visitors. We have been asked to provide a lower hand basin in each cloakroom and a lower urinal stall. We have introduced hop-ups to each of the rooms to ease the situation for the time being, but any permanent remodelling will require substantial funding.

The trustees' annual report was approved on <sup>4</sup>16<sup>th</sup> Mar 25 and signed on behalf of the board of trustees by:



A R Eve  
Trustee

# Coaley Village Hall

## Independent Examiner's Report to the Trustees of Coaley Village Hall

Year ended 31 July 2025

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I report to the trustees on my examination of the financial statements of Coaley Village Hall ('the charity') for the year ended 31 July 2025.

### Responsibilities and basis of report

As the trustees of the charity you are responsible for the preparation of the financial statements in accordance with the requirements of the Charities Act 2011 ('the Act').

I report in respect of my examination of the charity's financial statements 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 the charity as required by section 130 of the Act; or
2. the financial statements do not accord with those records; or
3. the financial statements do not comply with the applicable 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.



Mr James Harper FCA  
Independent Examiner

Midway House  
Staverton Technology Park  
Herrick Way, Staverton  
Cheltenham, Glos.  
GL51 6TQ

16.3.26

# Coaley Village Hall

## Statement of Financial Activities

Year ended 31 July 2025

|   |      | 2025                    |                  | 2024             |
|---|------|-------------------------|------------------|------------------|
|   | Note | Unrestricted funds<br>£ | Total funds<br>£ | Total funds<br>£ |
| <b>Income and endowments</b>                |      |                         |                  |                  |
| Donations and legacies                      | 4    | 21,764                  | 21,764           | 4,004            |
| Charitable activities                       | 5    | 17,154                  | 17,154           | 14,708           |
| Investment income                           | 6    | 42,465                  | 42,465           | 39,444           |
| <b>Total income</b>                         |      | <u>81,383</u>           | <u>81,383</u>    | <u>58,156</u>    |
| <b>Expenditure</b>                          |      |                         |                  |                  |
| Expenditure on raising funds:               |      |                         |                  |                  |
| Costs of raising donations and legacies     | 7    | —                       | —                | 30               |
| Expenditure on charitable activities        | 8,9  | 77,955                  | 77,955           | 38,309           |
| <b>Total expenditure</b>                    |      | <u>77,955</u>           | <u>77,955</u>    | <u>38,339</u>    |
| Net gains on investments                    | 11   | —                       | —                | 125,000          |
| <b>Net income and net movement in funds</b> |      | <u>3,428</u>            | <u>3,428</u>     | <u>144,817</u>   |
| <b>Reconciliation of funds</b>              |      |                         |                  |                  |
| Total funds brought forward                 |      | 880,644                 | 880,644          | 735,827          |
| <b>Total funds carried forward</b>          |      | <u>884,072</u>          | <u>884,072</u>   | <u>880,644</u>   |

The statement of financial activities includes all gains and losses recognised in the year.  
All income and expenditure derive from continuing activities.

The notes on pages 11 to 19 form part of these financial statements.

# Coaley Village Hall

## Statement of Financial Position

31 July 2025

|  | Note | 2025<br>£      | 2024<br>£      |
|--|------|----------------|----------------|
| <b>Fixed assets</b>  |      |                |                |
| Tangible fixed assets  | 16   | 33,575         | 16,489         |
| Investments  | 17   | 847,230        | 730,000        |
|  |      | <u>880,805</u> | <u>746,489</u> |
| <b>Current assets</b>  |      |                |                |
| Debtors  | 18   | 2,697          | 2,280          |
| Cash at bank and in hand                                       |      | 93,954         | 133,904        |
|  |      | <u>96,651</u>  | <u>136,184</u> |
| <b>Creditors: amounts falling due within one year</b>          | 19   | 43,384         | 2,029          |
| <b>Net current assets</b>                                      |      | <u>53,267</u>  | <u>134,155</u> |
| <b>Total assets less current liabilities</b>                   |      | 934,072        | 880,644        |
| <b>Creditors: amounts falling due after more than one year</b> | 20   | 50,000         | —              |
| <b>Net assets</b>  |      | <u>884,072</u> | <u>880,644</u> |
| <b>Funds of the charity</b>                                    |      |                |                |
| Unrestricted funds   |      | 884,072        | 880,644        |
| <b>Total charity funds</b>                                     | 21   | <u>884,072</u> | <u>880,644</u> |

These financial statements were approved by the board of trustees and authorised for issue on 16<sup>th</sup> Mar 2026 and are signed on behalf of the board by:



A R Eve  
Trustee

The notes on pages 11 to 19 form part of these financial statements.

# **Coaley Village Hall**

## **Notes to the Financial Statements**

**Year ended 31 July 2025**

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### **1. General information**

The charity is a public benefit entity and a registered charity in England and Wales and is unincorporated. The address of the principal office is Field End, Hamshill, Coaley, Gloucestershire, GL11 5EJ, England.

### **2. Statement of compliance**

These financial statements have been prepared in compliance with FRS 102, 'The Financial Reporting Standard applicable in the UK and the Republic of Ireland', the 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) (Charities SORP (FRS 102)) and the Charities Act 2011.

### **3. Accounting policies**

#### **Basis of preparation**

The financial statements have been prepared on the historical cost basis, as modified by the revaluation of certain financial assets and liabilities and investment properties measured at fair value through income or expenditure.

The financial statements are prepared in sterling, which is the functional currency of the entity.

#### **Going concern**

At the time of approving the financial statements, the Trustees have a reasonable expectation that the charity has adequate resources to continue in operational existence for the foreseeable future. Thus the Trustees continue to adopt the going concern basis of accounting in preparing the financial statements.

#### **Judgements and key sources of estimation uncertainty**

In the application of the charity's accounting policies, the Trustees are required to make judgements, estimates and assumptions about the carrying amount of assets and liabilities that are not readily apparent from other sources. The estimates and associated assumptions are based on historical experience and other factors that are considered to be relevant. Actual results may differ from these estimates.

The estimates and underlying assumptions are reviewed on an ongoing basis. Revisions to accounting estimates are recognised in the period in which the estimate is revised where the revision affects only that period, or in the period of the revision and future periods where the revision affects both current and future periods

# Coaley Village Hall

## Notes to the Financial Statements *(continued)*

Year ended 31 July 2025

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### 3. Accounting policies *(continued)*

#### Fund accounting

Unrestricted funds are available for use at the discretion of the trustees to further any of the charity's purposes.

Designated funds are unrestricted funds earmarked by the trustees for particular future project or commitment.

Restricted funds are subjected to restrictions on their expenditure declared by the donor or through the terms of an appeal, and fall into one of two sub-classes: restricted income funds or endowment funds.

#### Incoming resources

All incoming resources are included in the statement of financial activities when entitlement has passed to the charity; it is probable that the economic benefits associated with the transaction will flow to the charity and the amount can be reliably measured. The following specific policies are applied to particular categories of income:

- income from donations or grants is recognised when there is evidence of entitlement to the gift, receipt is probable and its amount can be measured reliably.
- legacy income is recognised when receipt is probable and entitlement is established.
- income from donated goods is measured at the fair value of the goods unless this is impractical to measure reliably, in which case the value is derived from the cost to the donor or the estimated resale value. Donated facilities and services are recognised in the accounts when received if the value can be reliably measured. No amounts are included for the contribution of general volunteers.
- income from contracts for the supply of services is recognised with the delivery of the contracted service. This is classified as unrestricted funds unless there is a contractual requirement for it to be spent on a particular purpose and returned if unspent, in which case it may be regarded as restricted.

# Coaley Village Hall

## Notes to the Financial Statements *(continued)*

Year ended 31 July 2025

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### 3. Accounting policies *(continued)*

#### Resources expended

Expenditure is recognised on an accruals basis as a liability is incurred. Expenditure includes any VAT which cannot be fully recovered, and is classified under headings of the statement of financial activities to which it relates:

- expenditure on raising funds includes the costs of all fundraising activities, events, non-charitable trading activities, and the sale of donated goods.
- expenditure on charitable activities includes all costs incurred by a charity in undertaking activities that further its charitable aims for the benefit of its beneficiaries, including those support costs and costs relating to the governance of the charity apportioned to charitable activities.
- other expenditure includes all expenditure that is neither related to raising funds for the charity nor part of its expenditure on charitable activities.

All costs are allocated to expenditure categories reflecting the use of the resource. Direct costs attributable to a single activity are allocated directly to that activity. Shared costs are apportioned between the activities they contribute to on a reasonable, justifiable and consistent basis.

#### Tangible assets

Tangible assets are initially recorded at cost, and subsequently stated at cost less any accumulated depreciation and impairment losses. Any tangible assets carried at revalued amounts are recorded at the fair value at the date of revaluation less any subsequent accumulated depreciation and subsequent accumulated impairment losses.

An increase in the carrying amount of an asset as a result of a revaluation, is recognised in other recognised gains and losses, unless it reverses a charge for impairment that has previously been recognised as expenditure within the statement of financial activities. A decrease in the carrying amount of an asset as a result of revaluation, is recognised in other recognised gains and losses, except to which it offsets any previous revaluation gain, in which case the loss is shown within other recognised gains and losses on the statement of financial activities.

#### Depreciation

Depreciation is calculated so as to write off the cost or valuation of an asset, less its residual value, over the useful economic life of that asset as follows:

Fixtures and fittings                      -     10% straight line

#### Investments

Unlisted equity investments are initially recorded at cost, and subsequently measured at fair value. If fair value cannot be reliably measured, assets are measured at cost less impairment.

Listed investments are measured at fair value with changes in fair value being recognised in income or expenditure.

# Coaley Village Hall

## Notes to the Financial Statements *(continued)*

Year ended 31 July 2025

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### 3. Accounting policies *(continued)*

#### **Investment property**

Investment property, which is property held to earn rentals and/or for capital appreciation, is initially recognised at cost, which includes the purchase cost and any directly attributable expenditure, or at probate value if the subject of a legacy. Subsequently it is measured at fair value at the reporting end date. The surplus or deficit on revaluation is recognised in profit or loss.

The investment property valuation was carried out by Bennett Jones Partnership Ltd, who gave the trustees an estimate of the four properties, and the value of the assets have been reflected in the accounts.

#### **Investments in associates**

Investments in associates accounted for in accordance with the cost model are recorded at cost less any accumulated impairment losses.

Investments in associates accounted for in accordance with the fair value model are initially recorded at the transaction price. At each reporting date, the investments are measured at fair value, with changes in fair value taken through income or expenditure. Where it is impracticable to measure fair value reliably without undue cost or effort, the cost model will be adopted.

Dividends and other distributions received from the investment are recognised as income without regard to whether the distributions are from accumulated profits of the associate arising before or after the date of acquisition.

#### **Investments in joint ventures**

Investments in jointly controlled entities accounted for in accordance with the cost model are recorded at cost less any accumulated impairment losses.

Investments in jointly controlled entities accounted for in accordance with the fair value model are initially recorded at the transaction price. At each reporting date, the investments are measured at fair value, with changes in fair value taken through income or expenditure. Where it is impracticable to measure fair value reliably without undue cost or effort, the cost model will be adopted.

Dividends and other distributions received from the investment are recognised as income without regard to whether the distributions are from accumulated profits of the joint venture arising before or after the date of acquisition.

#### **Impairment of fixed assets**

A review for indicators of impairment is carried out at each reporting date, with the recoverable amount being estimated where such indicators exist. Where the carrying value exceeds the recoverable amount, the asset is impaired accordingly. Prior impairments are also reviewed for possible reversal at each reporting date.

For the purposes of impairment testing, when it is not possible to estimate the recoverable amount of an individual asset, an estimate is made of the recoverable amount of the cash-generating unit to which the asset belongs. The cash-generating unit is the smallest identifiable group of assets that includes the asset and generates cash inflows that largely independent of the cash inflows from other assets or groups of assets.



# Coaley Village Hall

## Notes to the Financial Statements (continued)

Year ended 31 July 2025

### 3. Accounting policies (continued)

#### Impairment of fixed assets (continued)

For impairment testing of goodwill, the goodwill acquired in a business combination is, from the acquisition date, allocated to each of the cash-generating units that are expected to benefit from the synergies of the combination, irrespective of whether other assets or liabilities of the charity are assigned to those units.

### 4. Donations and legacies

|                                   | Unrestricted<br>Funds<br>£ | Total Funds<br>2025<br>£ | Unrestricted<br>Funds<br>£ | Total Funds<br>2024<br>£ |
|-----------------------------------|----------------------------|--------------------------|----------------------------|--------------------------|
| <b>Donations</b>                  |                            |                          |                            |                          |
| Donations from Clubs & Activities | 1,764                      | 1,764                    | 2,028                      | 2,028                    |
| <b>Legacies</b>                   |                            |                          |                            |                          |
| Legacies type 1                   | —                          | —                        | 1,976                      | 1,976                    |
| <b>Grants</b>                     |                            |                          |                            |                          |
| ACRE Fund Grant                   | 20,000                     | 20,000                   | —                          | —                        |
|                                   | <u>21,764</u>              | <u>21,764</u>            | <u>4,004</u>               | <u>4,004</u>             |

### 5. Charitable activities

|                            | Unrestricted<br>Funds<br>£ | Total Funds<br>2025<br>£ | Unrestricted<br>Funds<br>£ | Total Funds<br>2024<br>£ |
|----------------------------|----------------------------|--------------------------|----------------------------|--------------------------|
| Hall Hire                  | 16,904                     | 16,904                   | 14,483                     | 14,483                   |
| Resident - Bar License     | 200                        | 200                      | 75                         | 75                       |
| Non-Resident - Bar License | 50                         | 50                       | 150                        | 150                      |
|                            | <u>17,154</u>              | <u>17,154</u>            | <u>14,708</u>              | <u>14,708</u>            |

### 6. Investment income

|                          | Unrestricted<br>Funds<br>£ | Total Funds<br>2025<br>£ | Unrestricted<br>Funds<br>£ | Total Funds<br>2024<br>£ |
|--------------------------|----------------------------|--------------------------|----------------------------|--------------------------|
| Bank interest receivable | 2,060                      | 2,060                    | 2,372                      | 2,372                    |
| Rental Income            | 40,405                     | 40,405                   | 37,072                     | 37,072                   |
|                          | <u>42,465</u>              | <u>42,465</u>            | <u>39,444</u>              | <u>39,444</u>            |

### 7. Costs of raising donations and legacies

|                       | Unrestricted<br>Funds<br>£ | Total Funds<br>2025<br>£ | Unrestricted<br>Funds<br>£ | Total Funds<br>2024<br>£ |
|-----------------------|----------------------------|--------------------------|----------------------------|--------------------------|
| Donations - purchases | —                          | —                        | 30                         | 30                       |

# Coaley Village Hall

## Notes to the Financial Statements *(continued)*

Year ended 31 July 2025

### 8. Expenditure on charitable activities by fund type

|               | Unrestricted<br>Funds | Total Funds<br>2025 | Unrestricted<br>Funds | Total Funds<br>2024 |
|---------------|-----------------------|---------------------|-----------------------|---------------------|
|               | £                     | £                   | £                     | £                   |
| Support costs | <u>77,955</u>         | <u>77,955</u>       | <u>38,309</u>         | <u>38,309</u>       |

### 9. Expenditure on charitable activities by activity type

|                       | Support<br>costs | Total funds<br>2025 | Total fund<br>2024 |
|-----------------------|------------------|---------------------|--------------------|
|                       | £                | £                   | £                  |
| Charitable activities | 67,121           | 67,121              | 35,281             |
| Governance costs      | <u>10,834</u>    | <u>10,834</u>       | <u>3,028</u>       |
|                       | <u>77,955</u>    | <u>77,955</u>       | <u>38,309</u>      |

### 10. Analysis of support costs

|                  | Charitable<br>Activities | Total 2025    | Total 2024    |
|------------------|--------------------------|---------------|---------------|
|                  | £                        | £             | £             |
| Staff costs      | 825                      | 825           | 795           |
| Premises         | 53,851                   | 53,851        | 22,681        |
| General office   | 9,950                    | 9,950         | 9,423         |
| Finance costs    | 104                      | 104           | 124           |
| Governance costs | <u>10,731</u>            | <u>10,731</u> | <u>2,904</u>  |
|                  | <u>75,461</u>            | <u>75,461</u> | <u>35,927</u> |

### 11. Net gains on investments

|                                       | Unrestricted<br>Funds | Total Funds<br>2025 | Unrestricted<br>Funds | Total Funds<br>2024 |
|---------------------------------------|-----------------------|---------------------|-----------------------|---------------------|
|                                       | £                     | £                   | £                     | £                   |
| Gains/(losses) on investment property | <u>—</u>              | <u>—</u>            | <u>125,000</u>        | <u>125,000</u>      |

### 12. Net income

Net income is stated after charging/(crediting):

|                                       | 2025         | 2024         |
|---------------------------------------|--------------|--------------|
|                                       | £            | £            |
| Depreciation of tangible fixed assets | <u>2,494</u> | <u>2,381</u> |

### 13. Independent examination fees

|  | 2025         | 2024         |
|--|--------------|--------------|
|  | £            | £            |
| Fees payable to the independent examiner for:<br>Independent examination of the financial statements | <u>1,230</u> | <u>1,060</u> |

# Coaley Village Hall

## Notes to the Financial Statements *(continued)*

### Year ended 31 July 2025

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#### 14. Staff costs

The total staff costs and employee benefits for the reporting period are analysed as follows:

|                    | 2025       | 2024       |
|--------------------|------------|------------|
|                    | £          | £          |
| Wages and salaries | <u>825</u> | <u>795</u> |

The average head count of employees during the year was 1 (2024: 1).

No employee received employee benefits of more than £60,000 during the year (2024: Nil).

#### 15. Trustee remuneration and expenses

None of the Trustees (or any persons connected with them) received any remuneration or benefits from the charity during the year.

#### 16. Tangible fixed assets

|                        | Fixtures and fittings<br>£ |
|------------------------|----------------------------|
| <b>Cost</b>            |                            |
| At 1 August 2024       | 24,936                     |
| Additions              | <u>19,580</u>              |
| <b>At 31 July 2025</b> | <u>44,516</u>              |
| <b>Depreciation</b>    |                            |
| At 1 August 2024       | 8,447                      |
| Charge for the year    | <u>2,494</u>               |
| <b>At 31 July 2025</b> | <u>10,941</u>              |
| <b>Carrying amount</b> |                            |
| <b>At 31 July 2025</b> | <u>33,575</u>              |
| At 31 July 2024        | <u>16,489</u>              |

# Coaley Village Hall

## Notes to the Financial Statements *(continued)*

Year ended 31 July 2025

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### 17. Investments

|  | Investment<br>properties<br>£ |
|--|-------------------------------|
| <b>Cost or valuation</b>                 |                               |
| At 1 August 2024                         | 730,000                       |
| Additions                                | 117,230                       |
| <b>At 31 July 2025</b>                   | <u>847,230</u>                |
| <b>Impairment</b>                        |                               |
| <b>At 1 August 2024 and 31 July 2025</b> |                               |
| <b>Carrying amount</b>                   |                               |
| <b>At 31 July 2025</b>                   | <u>847,230</u>                |
| At 31 July 2024                          | <u>730,000</u>                |

All investments shown above are held at valuation.

#### Investment properties

Investment property, which comprises of 5 properties, was subject to a legacy and has been included at probate value, and was subsequently revalued during the 2023/24 financial period.

### 18. Debtors

|                                | 2025<br>£    | 2024<br>£    |
|--------------------------------|--------------|--------------|
| Trade debtors                  | 478          | 190          |
| Prepayments and accrued income | 2,219        | 2,090        |
|                                | <u>2,697</u> | <u>2,280</u> |

### 19. Creditors: amounts falling due within one year

|                              | 2025<br>£     | 2024<br>£    |
|------------------------------|---------------|--------------|
| Trade creditors              | 41,009        | 329          |
| Accruals and deferred income | 2,375         | 1,700        |
|                              | <u>43,384</u> | <u>2,029</u> |

### 20. Creditors: amounts falling due after more than one year

|                           | 2025<br>£     | 2024<br>£ |
|---------------------------|---------------|-----------|
| Bank loans and overdrafts | <u>50,000</u> | <u>—</u>  |

# Coaley Village Hall

## Notes to the Financial Statements *(continued)*

Year ended 31 July 2025

### 21. Analysis of charitable funds

#### Unrestricted funds

|               | At<br>1 August 202<br>4 | Income<br>£   | Expenditure<br>£ | Gains and<br>losses<br>£ | At<br>31 July 2025<br>£ |
|---------------|-------------------------|---------------|------------------|--------------------------|-------------------------|
| General funds | <u>880,644</u>          | <u>81,383</u> | <u>(77,955)</u>  | <u>–</u>                 | <u>884,072</u>          |

|               | At<br>1 August 202<br>3 | Income<br>£   | Expenditure<br>£ | Gains and<br>losses<br>£ | At<br>31 July 2024<br>£ |
|---------------|-------------------------|---------------|------------------|--------------------------|-------------------------|
| General funds | <u>735,827</u>          | <u>58,156</u> | <u>(38,339)</u>  | <u>125,000</u>           | <u>880,644</u>          |

### 22. Analysis of net assets between funds

|                            | Unrestricted<br>Funds<br>£ | Total Funds<br>2025<br>£ |
|----------------------------|----------------------------|--------------------------|
| Tangible fixed assets      | 33,575                     | 33,575                   |
| Investments                | 847,230                    | 847,230                  |
| Current assets             | 96,651                     | 96,651                   |
| Creditors less than 1 year | <u>(93,384)</u>            | <u>(93,384)</u>          |
| <b>Net assets</b>          | <u>884,072</u>             | <u>884,072</u>           |

|                            | Unrestricted<br>Funds<br>£ | Total Funds<br>2024<br>£ |
|----------------------------|----------------------------|--------------------------|
| Tangible fixed assets      | 16,489                     | 16,489                   |
| Investments                | 730,000                    | 730,000                  |
| Current assets             | 136,183                    | 136,183                  |
| Creditors less than 1 year | <u>(2,028)</u>             | <u>(2,028)</u>           |
| <b>Net assets</b>          | <u>880,644</u>             | <u>880,644</u>           |

**The following pages do not form part of the financial statements.**

# Coaley Village Hall

## Detailed Statement of Financial Activities

Year ended 31 July 2025

|  | 2025<br>£     | 2024<br>£     |
|--|---------------|---------------|
| <b>Income and endowments</b>                   |               |               |
| <b>Donations and legacies</b>                  |               |               |
| Donations from Clubs & Activities              | 1,764         | 2,028         |
| Legacies type 1                                | –             | 1,976         |
| ACRE Fund Grant                                | 20,000        | –             |
|  | <u>21,764</u> | <u>4,004</u>  |
| <b>Charitable activities</b>                   |               |               |
| Hall Hire                                      | 16,904        | 14,483        |
| Resident - Bar License                         | 200           | 75            |
| Non-Resident - Bar License                     | 50            | 150           |
|  | <u>17,154</u> | <u>14,708</u> |
| <b>Investment income</b>                       |               |               |
| Bank interest receivable                       | 2,060         | 2,372         |
| Rental Income                                  | 40,405        | 37,072        |
|  | <u>42,465</u> | <u>39,444</u> |
| <b>Total income</b>                            | <u>81,383</u> | <u>58,156</u> |
| <b>Expenditure</b>                             |               |               |
| <b>Costs of raising donations and legacies</b> |               |               |
| Purchases                                      | –             | 30            |
| <b>Expenditure on charitable activities</b>    |               |               |
| Wages and salaries                             | 825           | 795           |
| Rates and water                                | 950           | 1,004         |
| Light and heat                                 | 5,989         | 5,223         |
| Repairs and maintenance                        | 41,979        | 12,504        |
| Insurance                                      | 2,499         | 2,040         |
| Other establishment                            | 2,434         | 1,911         |
| Legal and professional fees                    | 15,777        | 8,019         |
| Other office costs                             | 4,904         | 4,307         |
| Depreciation                                   | 2,494         | 2,382         |
| Other interest payable and similar charges     | 104           | 124           |
|  | <u>77,955</u> | <u>38,309</u> |
| <b>Total expenditure</b>                       | <u>77,955</u> | <u>38,339</u> |

# Coaley Village Hall

## Detailed Statement of Financial Activities *(continued)*

Year ended 31 July 2025

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|                                       | 2025<br>£    | 2024<br>£      |
|---------------------------------------|--------------|----------------|
| <b>Net gains on investments</b>       |              |                |
| Gains/(losses) on investment property | —            | 125,000        |
|                                       | <hr/>        | <hr/>          |
| <b>Net income</b>                     | <u>3,428</u> | <u>144,817</u> |



# Coaley Village Hall

## Notes to the Detailed Statement of Financial Activities

Year ended 31 July 2025

|   | 2025<br>£     | 2024<br>£     |
|---|---------------|---------------|
| <b>Costs of raising donations and legacies</b>              |               |               |
| <b>Costs of raising donations and legacies - Donations</b>  |               |               |
| Donations - purchases                                       | —             | 30            |
|   | <u>—</u>      | <u>30</u>     |
| <b>Costs of raising donations and legacies</b>              | <u>—</u>      | <u>30</u>     |
| <b>Expenditure on charitable activities</b>                 |               |               |
| <b>Charitable activities</b>                                |               |               |
| <b>Support costs</b>  |               |               |
| Support charitable activity 1 - Booking Clerk               | 825           | 795           |
| Support charitable activity 1 - rates & water               | 950           | 1,004         |
| Support charitable activity 1 - light & heat                | 5,989         | 5,223         |
| Support charitable activity 1 - repairs & maintenance       | 41,979        | 12,504        |
| Support charitable activity 1 - insurance                   | 2,499         | 2,040         |
| Support charitable activity 1 - other establishment         | 2,434         | 1,911         |
| Support charitable activity 1 - legal and professional fees | 5,047         | 5,115         |
| Support charitable activity 1 - other office costs          | 4,904         | 4,307         |
| Support charitable activity 1 - depreciation                | 2,494         | 2,382         |
|   | <u>67,121</u> | <u>35,281</u> |
| <b>Governance costs</b>                                     |               |               |
| Governance costs - accountancy fees                         | 1,230         | 1,060         |
| Legal, Professional & Consultancy Fees                      | 9,500         | 1,844         |
| Governance costs - other finance costs                      | 104           | 124           |
|   | <u>10,834</u> | <u>3,028</u>  |
| <b>Expenditure on charitable activities</b>                 | <u>77,955</u> | <u>38,309</u> |

