

NAYLAND MEADOW LIMITED
(co regn no 05064667 / charity no 1103994)

1. NAYLAND MEADOW LIMITED (the “Company”) was set up in March 2004 to acquire a meadow (the “Meadow”) near the centre of the village of Nayland, Suffolk so as better to protect the Meadow in perpetuity.
2. The Company’s activities include the preservation, protection of features of public interest. In practice its activities relate to the Meadow. The Meadow is used every day by the general public for walks. Much has been done in the last 20 years to enhance the environmental/ecological credentials of the Meadow. This benefits all.
3. In 2023 the Company applied for its first DEFRA grant relation to *accessibility* ie the upgrade of the path. Phase 1 duly completed in March 2023 and this was followed by phase 2 which completed in March 2024 and then phase 3 (the final phase) which was completed in October 2024.
4. We have enhanced the existing path around the Meadow and encouraged every day access in and around the Meadow to all – able-bodied and not so able-bodied. This is considered to be a great success locally with much praise.
5. During 2025 two different but related Nayland Meadow projects have been considered. The first was the de-silting of the existing pond and the second is the construction of a boardwalk and viewing-platform. The works to complete the de-silting were substantially completed by local contractor Ray Chisnall before the end of December 2025. Great care was taken in relation to the water voles at the Meadow.
6. The total costs to the Company of the de-silting were just under £26,000 of which just over £22,000 was received in grant money from FiPL (farming in protected landscape). The balance was funded from the Company’s resources.
7. The second project ie the construction of the boardwalk and viewing-platform received planning permission at the beginning of 2026. Contractual arrangements are in hand to implement this before 31 March 2026. Again a DEFRA grant relation to *accessibility* has already been received by the Company in the sum of £20,000 and some more is expected during the first quarter of 2026. Again the balance will be funded from the Company’s resources.
8. Again on completion of these two projects it is likely that the income and expenditure of the Company will revert to its pre 2023 levels.

Martin CE Wright
Chairman of the Company

25 January 2026

Registration Number 5064667
(England and Wales)

**NAYLAND WITH WISSINGTON
LAND COMPANY LIMITED**

Unaudited financial statements

for the year ended

31st March 2025

NAYLAND WITH WISSINGTON LAND COMPANY LIMITED

Balance Sheet (continued) as at 31st March 2025

For the period ending 31st March 2025 the company was entitled to exemption from audit under section 477 of the Companies Act 2006 relating to small companies.

Directors' responsibilities:

The shareholders have not required the company to obtain an audit of its financial statements for the period in question in accordance with section 476;

The directors acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of financial statements.

These financial statements have been prepared in accordance with the provisions applicable to companies subject to the small companies' regime and in accordance with FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland".

In accordance with section 444 of the Companies Act 2006, the statement of income and expenditure has not been delivered.

These financial statements were approved by the board of directors and authorised for issue on [DATE] and are signed on behalf of the board by:

M.C E.Wright
Director

NAYLAND WITH WISSINGTON LAND COMPANY LIMITED

Registration Number 5064667 - Company Limited by Guarantee
Registered Charity Number 1103994

Balance Sheet as at 31st March 2025

	<u>2025</u>	<u>2024</u>
	£	£
Founding Capital Account		
Assets received from Nayland with Wissington Conservation Society Field Account of 5th March 2004 and additional donations received in 2012	96,967.94	96,967.94
Income and Expenditure Account		
Surplus brought forward on 1st April 2024	17,311.77	30,941.15
Net Expenses for the period to 31st March 2025	36,001.52	(13,629.38)
	<hr/> 53,313.29	<hr/> 17,311.77
	<u>150,281.23</u>	<u>114,279.71</u>
Represented by:-		
Freehold Land		
16.8 acres of land at cost and additional land acquired in 2012	94,406.44	94,406.44
Cash at CAF Bank		
CAF Gold Account	1,694.19	16,880.21
CafCash Account	54,180.60	2,993.06
	<hr/> 55,874.79	<hr/> 19,873.27
	<u>150,281.23</u>	<u>114,279.71</u>

NAYLAND WITH WISSINGTON LAND COMPANY LIMITED

Notes to the financial statements for the year ended 31st March 2025

1. General information

The company is a private company limited by shares, registered in England and Wales. The address of the registered office is Swan House, 80 Bear Street, Nayland, Suffolk, CO6 4HY.

2. Statement of compliance

These financial statements have been prepared in compliance with the provisions of FRS 102, Section 1A, "The Financial Reporting Standard applicable in the UK and Republic of Ireland".

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 profit or loss.

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

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Date	Details	TOTAL	Chq.	Gold A/c 88163	Cash A/c 11785	Conservation Meadow Project	Footpaths fencing, posts etc	Country Stewardship	Hedge Management	Bank Charges	Misc
	Inter A/C transfer	£ -									
4/4/2024	Cheque 219 - Danny Thurlow	£ 2,300.00	219		£ 2,300.00		£ 2,300.00				
4/4/2024	Cheque fee for 219	£ 0.75			£ 0.75					£ 0.75	
4/15/2024	Monthly account fee	£ 5.00			£ 5.00					£ 5.00	
5/1/2024	Cheque 222 - Danny Thurlow	£ 499.20			£ 499.20		£ 499.20				
5/1/2024	Cheque fee for 222	£ 0.75	222		£ 0.75					£ 0.75	
5/3/2024	Cheque fee for 221 (cancelled)	£ 0.75			£ 0.75					£ 0.75	
5/9/2024	Cheque 220 to reimburse R Dryden - batbox (funded by Anchor)	£ 47.99	220		£ 47.99		£ 47.99				
5/9/2024	Cheque fee for 220	£ 0.75			£ 0.75					£ 0.75	
5/15/2024	Monthly account fee	£ 5.00			£ 5.00					£ 5.00	
6/12/2024	Cheque 225 D Slater for P Cutler - tree cutting	£ 355.00	225		£ 355.00		£ 355.00				
6/12/2024	Cheque fee for 225	£ 0.75			£ 0.75					£ 0.75	
6/12/2024	Cheque 223 (D Slater - grass seed and top soil)	£ 55.00			£ 55.00		£ 55.00				
6/12/2024	Cheque fee for 223	£ 0.75			£ 0.75					£ 0.75	
6/17/2024	Monthly account fee	£ 5.00			£ 5.00					£ 5.00	
6/24/2024	Mark Westwood fees - agricultural management consultant	£ 282.00			£ 282.00			£ 282.00			
7/3/2024	Photographs - Robert Dryden	£ 15.95			£ 15.95						£ 15.95
7/15/2024	Monthly account fee	£ 5.00			£ 5.00					£ 5.00	
7/31/2024	David Slater - reimburse for Spingold - signs for field	£ 162.00			£ 162.00	£ 162.00					
8/15/2024	Monthly account fee	£ 5.00			£ 5.00					£ 5.00	
9/10/2024	Danny Thurlow Landscapes - phase 3 path improvements	£ 16,399.12			£ 16,399.12		£ 16,399.12				
9/16/2024	Monthly account fee	£ 5.00			£ 5.00					£ 5.00	
9/16/2024	Stephen Barnes Earthworks wildflower margin cutting	£ 425.00			£ 425.00			£ 425.00			
9/16/2024	Stephen Barnes Earthworks - path edges to allow path surfacing	£ 125.00			£ 125.00		£ 125.00				
10/1/2024	Reimburse Rob Dryden for Bat Boxes	£ 117.98			£ 117.98	£ 117.98					
10/15/2024	Monthly account fee	£ 5.00			£ 5.00					£ 5.00	
10/22/2024	Danny Thurlow Landscapes - phase 3 path improvements	£ 35,235.00			£ 35,235.00		£ 35,235.00				
11/15/2024	Monthly account fee	£ 5.00			£ 5.00					£ 5.00	
12/16/2024	Monthly account fee	£ 5.00			£ 5.00					£ 5.00	
1/15/2024	Monthly account fee	£ 5.00			£ 5.00					£ 5.00	
2/10/2025	Reimburse D Slater for tools	£ 1,237.57			£ 1,237.57				£ 1,237.57		
2/17/2024	Monthly account fee	£ 5.00			£ 5.00					£ 5.00	
3/17/2024	Monthly account fee	£ 5.00			£ 5.00					£ 5.00	
		£ -									
		£ -									
		£ -									
		£ -									
		£ -									
	TOTAL	£ 57,321.31		£ -	£ 57,321.31	£ 279.98	£ 55,016.31	£ 707.00	£ 1,237.57	£ 64.50	£ 15.95

INCOME

			Brought Fwd Gold A/c 88163	Brought Fwd Cash A/c 11785	Rural Payments Agency		Grants for improvement to path			Interest 88163	Interest 11785
Date	Details	TOTAL				Other Grants		Gift Aid	Donations		
4/1/2024	Brought Forward Balance (Cash A/Cs)	£ 19,873.27	£ 16,880.21	£ 2,993.06							
5/28/2024	Inter A/C Transfer	£ -	-£ 2,000.00	£ 2,000.00							
6/26/2024	Interest 88613	£ 102.40								£ 102.40	
6/26/2024	Interest 11785	£ 0.59									£ 0.59
8/1/2024	RPA	£ 423.39			£ 423.39						
9/9/2024	Inter A/C Transfer	£ -	-£ 15,300.00	£ 15,300.00							
9/26/2024	Interest 88613	£ 78.21								£ 78.21	
9/30/2024	RPA	£ 423.39			£ 423.39						
8/6/2024	Bat box donation Hitchcock	£ 49.50							£ 49.50		
9/13/2024	SCCAPORS	£ 26,000.00				£ 26,000.00					
9/26/2024	Interest 11785	£ 2.48									£ 2.48
10/3/2024	SCCAPORS	£ 25,000.00				£ 25,000.00					
10/7/2024	Cock Foundation	£ 40,000.00					£ 40,000.00				
10/14/2024	Hoskins	£ 100.00							£ 100.00		
12/2/2024	RPA	£ 1,072.63			£ 1,072.63						
12/27/2024	Interest 88613	£ 5.04								£ 5.04	
12/27/2024	Interest 11785	£ 29.26									£ 29.26
3/26/2025	Interest 11785	£ 27.02									£ 27.02
3/26/2025	Interest 88613	£ 8.92								£ 8.92	
		£ -									
		£ -									
		£ -									
		£ -									
	TOTAL	£ 113,196.10	-£ 419.79	£ 20,293.06	£ 1,919.41	£ 51,000.00	£ 40,000.00	£ -	£ 149.50	£ 194.57	£ 59.35

Brought Forward (Cash A/Cs)	£	19,873.27
Total Income	£	93,322.83
Total Expense	£	57,321.31
Net Expenses	-£	36,001.52
Balance Carried Forward (Cash Accounts)	£	55,874.79
Balance Carried Forward (Land Adjusted)	£	53,313.29

NAYLAND WITH WISSINGTON LAND COMPANY LIMITED

Directors Report for the year ended 31st March 2025

The directors present their report and financial statements for the year ended 31st March 2025.

Principal Activity

The principal activity of the company is to act for the benefit of the public in the Nayland with Wissington (Suffolk) area to secure the preservation, protection, development and improvement of features of historic or public interest.

Directors and their interests

The directors who served during the period are stated below

M C E Wright
D Warren
J N Carpenter
R Dryden
D J Slater
R H Thorogood
C Craig

These financial statements have been prepared in accordance with the provisions applicable to companies subject to the small companies regime.

This report was approved by the Board on [DATE] and signed
on its behalf by

M C E Wright
Director

Registration Number 5064667
(England and Wales)

NAYLAND WITH WISSINGTON
LAND COMPANY LIMITED

Unaudited financial statements

for the year ended

31st March 2025

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INCOME

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NAYLAND WITH WISSINGTON LAND COMPANY LIMITED

Directors Report for the year ended 31st March 2025

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This report was approved by the Board on [DATE] and signed
on its behalf by

M C E Wright
Director