

**ANNUAL REPORTS AND FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31ST JULY 2025**

**STREET
STORAGE**

(Charitable Incorporated Organisation)

CHARITY REGISTRATION No: 1184447

Castle View Accounting Ltd
Ground Floor Offices
53 High Street
Arundel
West Sussex
BN18 9AJ

STREET STORAGE
(Charitable Incorporated Organisation)

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STREET STORAGE
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LEGAL AND ADMINISTRATIVE INFORMATION

CHARITY NUMBER	1184447
DATE OF REGISTRATION	16th July 2019
START OF FINANCIAL YEAR	1st August 2024
END OF FINANCIAL YEAR	31st July 2025
TRUSTEES AT 31ST JULY 2025	R. Chadha H. Iridag L. Quigley T. DeFraine S. Eaton F. Sami K. Mistry R. Johnson (Appointed 12th December 2024)
LEGAL STATUS	Charitable Incorporated Organisation
GOVERNING INSTRUMENT	CIO - Foundation Registered 16th July 2019 as amended 3rd February 2020.
OBJECTS	The prevention or relief of poverty for the public benefit among people experiencing homelessness in the UK by providing free, accessible and secure storage units for their personal belongings to be stored in.
CORRESPONDENCE ADDRESS	200 York Way London N7 9AX
PRIMARY BANKERS	HSBC Bank Plc. 31 Holborn London EC1N 2HR
INDEPENDENT EXAMINERS	Castle View Accounting Ltd Ground Floor Offices 53 High Street Arundel West Sussex BN18 9AJ

STREET STORAGE
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TRUSTEES' REPORT
FOR THE YEAR ENDED 31ST JULY 2025

The Trustees present their report together with the Accounts for the year ended 31st July 2025.

Status and Administration

Street Storage (the Charity) was founded in November 2018 and was constituted and registered as a Charitable Incorporated Organisation (CIO) by the Charity Commission on 16th July 2019 (Registered Number 1184447).

The Trustees who have served during the Charity's second official registered year are as follows:

Rita Chadha (Chair, Acting Secretary)

Harika Iridag (Treasurer)

Lauren Quigley (Secretary)

Thomas DeFraine

Sharon Eaton

Faizaan Sami

Rachel Johnson

Kiran Mistry

Trustee Changes

Our Secretary Lauren Quigley remained on maternity leave for part of this financial year and a new Trustee came on board - Rachel Johnson - on the 12th December 2024. Rachel will support us with our strategy around replication and growth across the UK.

Objects

The Objects of the Charity are (as defined by the Charity Commission): The prevention or relief of poverty. This object continues to be achieved through our service that provides people experiencing homelessness with access to free and safe storage for their belongings. We remain the only charity providing this service in the UK. The Charity also provides an in-depth one to one advocacy, advice, information and signposting service, a storage transport service, emergency (small scale) financial assistance to individuals for items such as SIM cards and sleeping bags and takes part in active campaigns and legislative changes for people sleeping in vulnerable situations. The charity works alongside many local and national partner organisations, outreach teams and emergency response units to encourage multi-agency co-operation and to have a greater impact for the people it serves.

Review of Activities

Within this period, Trustees met on the following dates:

- 9th September 2024
- 12th December 2024
- 5th March 2025

Please note that the Trustee Board then met as subgroups between March and the next formal meeting on 5th Aug 2025 which lies out of the FY period.

Our Service in 2024/2025

August 2024-July 2025 was our sixth year of operation.

Stats :

- In this Financial Period, we had 763 total referrals. This is a 20% increase from the 23-24 financial period.
- 317 of those people stated street homelessness as their reason for referral, 90 stated eviction and 56 stated they were street homeless due to eviction.
- Out of those referred, 255 began storing with us (33.42%).
- Out of those stored during this period, 120 continue to store with us.
- 135 of these people storing have now collected their belongings, with 32% being housed.
- On average, individuals leave their belongings for 77 days.

Please see our Annual Report for further statistics and the more human details around outcomes, stories and impact.

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TRUSTEES' REPORT (Continued) FOR THE YEAR ENDED 31ST JULY 2025

Advocacy Work: Caroline Allouf, our Storage and Outreach Manager, continued our in depth, one to one advocacy work - supporting people using Street Storage with everything from hospital admissions to passport applications and signposting to other organisations when necessary. In this period, Caroline significantly developed Street Storage's partnership work with many varied organisations (from local and national, statutory and voluntary) - working around issues such as employment, housing, mental health and wellbeing for the benefit of people who came to Street Storage in need of wider support. We thank her for her dedication and for seeing people as human beings, and not as the statistics represented above. Please see our Annual Report for further statistics (including housing/employment outcomes) but more importantly to read about the human side of what we do - people's struggles and their stories as well as what Street Storage meant to them.

Staff/Volunteers: Alongside our new Trustee, Rachel Johnson, and our Secretary Lauren Quigley returning from maternity leave, this financial period saw a lot of staffing change which posed a challenge in terms of consistency for people using the service and settling as a team. Daniella Delmonte, our Storage Support Worker, left in December 2024 but came back to volunteer at the last minute in 2025, which was really appreciated - and hosted a bake sale for us too (see below). Tamara joined us in January 2025 as our new Storage Support Worker (later titled Referrals and Storage Coordinator to better reflect the role) and spent the remainder of the financial period learning the ropes, getting to know the people using the service and the sector more broadly as well as learning to manage our daily storage drop in. Amanda Weiss returned from maternity leave as our UK Replication Manager in April 2025 and left in June 2025, after creating and developing our Network Membership Model for Replication. Rachel Woolf will now be taking this programme across the UK in 2025/6. Our Storage and Outreach Manager Caroline Allouf left in June 2025 after years of service to Street Storage - supporting hundreds of people on a one to one basis, often in life changing or life saving situations, as well as managing the daily drop in, front line team and volunteers throughout her time with us. Rather wonderfully, our previous Apprentice Cameron Dos-Santos came back to volunteer with us regularly for two days a week - it's been lovely to have him back as part of the team alongside Georgie Fletcher who dedicated three days a week, every week. Both have proved invaluable to the daily running of the service. Other notable mentors and volunteers in this period included Gemma Zabbar, Ralph Dunham, Charlotte King, Gary Lane and Guy Davis. We'd also like to thank Paul Nulty, Tracie Tomlins, Corina Susanu, Temi Awoyemi, Mary Masango and Sam Egbugle - the team from Central Recruitment who stepped in to support us while short staffed during the summer of 2025. In this financial period, staff undertook multiple relevant and essential trainings including: Safeguarding, Manual Handling, First Aid, Mental Health First Aid, Conflict Management, EDI, Sexual Harassment and Suicide Prevention.

Moving into 2025/6, the Board must review staff retention strategies and ensure the new or changed roles have robust training and the appropriate support systems in place. Towards the end of the financial period we decided to focus more on individual staff wellbeing and team culture moving forwards. We have added team meetings, activity days and weekly catch ups to the week to week agenda, and into the next Financial Year 2025/6 we are embarking on 10 sessions of Clinically supervised Reflective Practice as a team, fortnightly team 'social moments' to breathe and come together to have some light creative or fun time together away from the difficulties of the roles - as well as more frequent larger social events involving volunteers and Trustees. We may look to create an Internal Wellbeing Strategy from this work.

Operational Developments: At the end of the financial period in London, we were storing for 320 people (approximately 1,200 individual items) and had a nearly full locker capacity of lockers currently in use: 88% at the end of the period. We spent the majority of this financial period settling into our new space and making it feel like home. The storage facilities are far superior to our previous premises in terms of safety and space as well as general amenities and we have a working office for our growing staff team as well as a meeting room for advocacy work and staff meetings. We decorated the bland walls of the two chill spaces with artwork from people using the service and slowly built a space that feels welcoming and calming - we now have plants and bean bags, a proper coffee machine and a bookcase of donated books and clothing for people. Our Kings Cross site has now become a peaceful oasis (for the most part) away from the streets for people to come and take a moment, go through their storage, charge their phone, have a hot drink and access one to one support. The Summer of 2025 we were significantly short staffed and was therefore spent mostly covering the daily drop in and ensuring the service went unchanged for people needing to access their storage. The team were incredibly dedicated in covering each other's roles during this time. In this period, we also reviewed the premises and practical service delivery of our replicated units in Cheltenham and Cambridge to ensure they too were fit for purpose. We conducted a full Access Audit (with recommendations and actions) of the new space in September 2024 - with thanks to both the City Bridge Trust and Dee Tunc our Auditor for this opportunity, and renewed our fire procedures, safety and lone working procedures, exclusion procedures as well as our kitchen, office and unit risk assessments. We also embarked on a full GDPR review for how we handle data internally and externally. For the coming Financial Year 2025/26, Street Storage must ensure this GDPR review is completed as soon as possible. The Board will expect to receive a clear report on its compliance status and any necessary actions required to mitigate data breach risk.

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TRUSTEES' REPORT (Continued) FOR THE YEAR ENDED 31ST JULY 2025

Marketing and Comms: This period was about beginning a new, more data-driven approach/evaluative approach to testing creative ideas and monitoring results to understand what truly works for us as an organisation - and how using data collection and analysis can impact our marketing, reporting, monitoring and evaluation strategies. We explored the potential of new marketing and communication possibilities through various trials, including The Big Give campaign and the new video and social content we created specifically for this (see below), newsletter adjustments and a variety of new and scheduled, targeted social media content. Led by Lilian Longhurst through her new, more Marketing-focused job role, we began to scope out areas needing improvement, such as the need to implement a system of sensitivity obtaining quality feedback from people using the service (e.g. we 'planted' a 'feedback tree' where people could add luggage tags to branches on the corridor with quotations about the service). Ultimately, this work laid the foundation for our current plans to strengthen and radically transform Street Storage's marketing. The year ended with us identifying the goal of having a robust Marketing Strategy in place for the next two financial years, one that would evolve Street Storage into a new era by dovetailing our new multi-year Fundraising Strategy. To put us in a solid position to achieve this goal, we also brought on board a new volunteer Marketing Consultant: George Lilley-Moncrieff to work alongside Lilian in this ambitious plan. Exciting things to come.

Events: This year saw us take part in two team socials - the summer day consisting of an outdoor cinema show and a very competitive game of boules and the winter day taking us to Cadogan Hall for our usual Choir With No Name Christmas Concert. We continued to build our relationship with a number of Livery Companies across the City through funder meetings and speaking events. Rachel Woolf attended the annual Homelessness Commemoration Service (Nov 24) and the Cinnamon Network Leaders Retreat (Jan 25). She and volunteer Gary Lane hosted a stall at the Kentish Town Community Fair and she and Simon Webb hosted another at the Aspen Insurance Charity Fair, meeting donors, volunteers and encouraging employees to get involved.

Partnerships: Continuous notable partners in this financial period included Aspen Insurance, The Cinnamon Network, CMS-CMNO, Big Yellow Self Storage Kings Cross, CCP, It Takes a City and The Haberdashers Company. New partners brought on board included Cavendish Ware, Gramos Coffee, Redemption Roasters and the Hertfordshire WI - where our Founder was invited to speak at a total of seven events throughout the period.

Local champions of both these areas for committing to provide safe storage for those experiencing homelessness in their local communities, particularly Gareth Edwards, Lis Silver, Rory Ambler and Matt Nelson.

Replication: Cheltenham officially opened their doors to the homelessness community at the start of this financial period - in August 2024 (in partnership with CCP) and Cambridge followed suit in March (in partnership with It Takes a City). Credit must go to the staff, volunteers and local champions of both these areas for committing to provide safe storage for those experiencing homelessness in their local communities. With referrals initially slow for both projects, partners worked together with the team here to encourage take-up and both projects are now seeing more and more people come forward in need of support. Thanks must go to our UK Replication Manager Amanda Weiss (and Rachel Woolf, Guy Davis and CMS-CMNO) for their continued work on the legal, practical documentation and commercial model behind this growth, and to Caroline Allouf for stepping in to compile and deliver a thorough and engaging training to the staff and volunteers in Cambridge whilst Amanda was on maternity leave. In September/October 2025, we hope to sign off a new Street Storage service in Bradford (in partnership with Inn Churches) and will look to develop a central model for cities like Manchester and Brighton alongside our existing Network Membership (consultation) model. Please continue to follow our progress across the country into the new financial year.

Please see the Street Storage 2024/5 Annual Report for further details on our beneficiaries, our team, our fundraising, our supporters, our volunteer activities, our service impact and future growth plans.

Funding and Financial Affairs

In this Financial Period we went from a very challenging August-December in terms of raising funds (caused by a variety of 'perfect storm' factors) to an incredibly successful January-April, so it was a bit of a whirlwind - as small charity can be at times! Street Storage is therefore extremely grateful to Simon Webb and Rachel Woolf for their sterling fundraising efforts in 2024/5, and for the support of the following grant makers, trusts and corporate funders without whom we of course would not exist: The Albert Hunt Trust, Aspen Insurance, BPL Global, The Caledonian Ward Community Infrastructure Levy Fund, The Camilla Mountain Charitable Trust, City Bridge Trust, The Dulverton Trust (restricted grant only), The Fore Foundation, The Frontline Network, The Garfield Weston Foundation, The Arsenal Foundation, The Haberdashers' Company, The Hobson Charity, Groundswell/HS2 Foundation, Islington Council Borough of Sanctuary, Islington Giving (Mind the Gap), The Linbury Trust, London Catalyst, Manor 2056 Trust, Midvision, The Newby Trust, The Poyser Fund, St Giles & St George Alms Charity, Streets of London, StreetSmart, The Worshipful Company of Gold and Silver Wyre Drawers, The Worshipful Company of Needlemakers and The Worshipful Company of Tobacco Pipe Makers and Tobacco Blenders.

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TRUSTEES' REPORT (Continued) FOR THE YEAR ENDED 31ST JULY 2025

Notable individual donors in the financial period include Erik Armellino and Martin Smith. Special thanks to Fiona Alty who donated in memory of her late father, Harry Alty. We would also like to thank all our anonymous donors and our known individual and regular givers for supporting us so consistently throughout the year. We especially want to acknowledge those people we know who are currently using - or have left - the service who have donated as a thank you.

We would like to thank London Catalyst in this report specifically - again - for their Samaritan Grant Funding. This grant has been used throughout the financial period for emergency accommodation, transport, supplies, food and equipment for individuals - often for items some of us may take for granted. A few specific examples include: course materials and a laptop bag for someone who re-engaged with education and is currently on an accountancy course, emergency period products for a woman sleeping in a refuge, a food voucher that allowed someone to treat their child after a long period of absence, and a set of new guitar strings that allowed someone using the service to reignite his love of music! It has been lifesaving for some people and we have felt truly grateful for this ongoing relationship of encouragement and mutual respect. We attended the London Catalyst AGM during the period and met their new Director - who then came to visit Street Storage to learn more about who we are and what we do.

In 2025, we became the United Reformed Church's Charity of the Year! We would like to thank Helen Bird and Mary Steele for their advocacy and support during the voting period (!) and all those employed at Church Street for their fundraising efforts over the period (see below). Our thanks must also go to the St. Albans URC specifically for their continued congregational support of our work.

This year was the first year we took part in The Big Give Christmas Appeal championed by ShareGift. We raised nearly £11,000 from personal, corporate and matched donations! Community Fundraising shout-outs must go to the following groups: Eastside Community Heritage, a unique basketball fundraiser run by Comms for Good Ltd and the David Cassidy Great Britain Legacy Group.

Huge thanks must go to the following superstars who fundraised for us throughout the year in a variety of creative and challenging ways: our old colleague Daniella Delmonte for her cake sale, Amy, Alice, Joe and Lara from the SLAM Team who completed Tough Mudder, Helen Bird, who walked with heavy baggage on all public transport journeys, Susanna Jarman and Ben Till who completed the Three Peaks, Kiran Mistry (our Trustee) who completed the Berlin Marathon, Ben Thompson who - through injury - managed the London Landmarks Half Marathon and our very own team members Gary Lane, Lilian Longhurst and Simon Webb who literally walked across hot coals in a Fire Walk!

Please see our approved accounts below for a breakdown of our income at the start and end of this financial year. We start the 2025/2026 financial period in a strong position, having secured 60% of our budget for 25/6 and 7% of our budget for 26/7, which is a positive swing in terms of cashflow from last year. We are looking to increase the number of multi-year grants we receive and diversify our pool of individual donors and regular givers to further sustain our organisation moving forward. Simon Webb has created a multi-year Fundraising Strategy to be approved by the Board in the new financial year reflecting the above goals and we thank him for his continued work on this.

Reserves Policy

The Trustees' policy is to maintain sufficient reserves to cover three months' committed expenditure. This is correct as per the Trustee meeting on 3rd June 2024 and was continued on as policy throughout the Financial Period. This remains in place at the end of the financial year. Our thanks again goes to Castle View Accounting Ltd for their Independent Examination of these accounts and their support in doing so, and to our Treasurer, Harika Iridag. Specific thanks must go to our Bookkeeper Lisa Mulholland who has worked extensively this year on our budget, keeping abreast of our changing expenditure requirements, bettering our financial reporting and improving the use of our accounting software - as well as being a consistent personal support to our Founder.

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TRUSTEES' REPORT (Continued) FOR THE YEAR ENDED 31ST JULY 2025

Trustees' Responsibilities

The Trustees are responsible for preparing the Report of the Trustees and the financial statements in accordance with applicable law and the United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice GAAP).

The Law applicable to Charities in England and Wales, the Charities Act 2011, Charity (Accounts and Reports) Regulations and the provisions of the Governing Document 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, including the income and expenditure of the charity for that period. In preparing those financial statements, the Trustees are required to:

- Select suitable accounting policies and then apply them consistently;
- Observe the methods and principles in the Charity SORP;
- Make judgements and estimates that are reasonable and prudent;
- Prepare the financial statements on the going concern basis unless it is inappropriate to presume that the CIO will continue to operate.

The Trustees are responsible for keeping proper accounting records which disclose with reasonable accuracy at any time the financial position of the charity and to enable them to ensure that the financial statements comply with the Charities Act 2011, the Charity (Accounts and Reports) Regulations and the provisions of the Governing Document. They are also responsible for safeguarding the assets of the charity and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

Approved by the Trustees on 10th December 2025

Signed on their behalf by Trustee 

Printed Name: Thomas Edward DeFraine

STREET STORAGE

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STATEMENT OF FINANCIAL ACTIVITIES FOR THE YEAR ENDED 31ST JULY 2025

	Notes	Unrestricted Funds £	Designated Funds £	Restricted Funds £	TOTAL 2024/25 £	TOTAL 2023/24 £
INCOMING RESOURCES						
Incoming Resources from Generated Funds						
Donations, Grants & Legacies	3a	151,750	-	193,856	345,606	244,645
Charitable Activities	3b	6,566	-	-	6,566	2,029
Investment Income	3c	1,269	-	-	1,269	724
TOTAL INCOMING RESOURCES		159,585	-	193,856	353,441	247,398
RESOURCES EXPENDED						
Costs of Generating Funds						
Cost of Charitable Activities	4a	158,692	-	165,304	323,995	303,412
Governance Costs	4b	18,557	-	149	18,706	16,476
TOTAL RESOURCES EXPENDED		177,249	-	165,453	342,702	319,888
NET INCOMING (OUTGOING) RESOURCES		(17,664)	-	28,403	10,740	(72,490)
Funds Brought Forward		45,093	-	37,465	82,558	155,048
Transfer Between Funds	5	(500)	-	500	-	-
TOTAL FUNDS CARRIED FORWARD		26,929	-	66,368	93,298	82,558

Movements on all reserves and all recognised gains and losses are shown above. All of the organisation's operations are classed as continuing.


The notes on pages 10 to 17 form part of these financial statements.

STREET STORAGE
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BALANCE SHEET
AS AT 31ST JULY 2025

	Note	Unrestricted Funds £	Restricted Funds £	TOTAL 31-Jul-25 £	TOTAL 31-Jul-24 £
Fixed Assets					
Tangible Assets	2	-	-	-	-
Investments	7	-	-	-	-
Total Fixed Assets		-	-	-	-
Current Assets					
Debtors & Prepayments	9	6,567	-	6,567	5,213
Cash at Bank and in Hand	8	40,140	66,368	106,508	87,740
Total Current Assets		46,707	66,368	113,076	92,953
Creditors: Amounts falling due within one year	10	19,778	-	19,778	10,395
NET CURRENT ASSETS		26,929	66,368	93,298	82,558
TOTAL ASSETS less current liabilities		26,929	66,368	93,298	82,558
Creditors: Amounts falling due in more than one year	11	-	-	-	-
NET ASSETS		26,929	66,368	93,298	82,558
Funds of the Charity					
General Funds		26,929	-	26,929	45,093
Designated Funds	6	-	-	-	-
Restricted Funds	5	-	66,368	66,368	37,465
Total Funds		26,929	66,368	93,298	82,558

Approved by the Trustees on 10th December 2025

Signed on their behalf by Trustee 

Printed Name: Thomas Edward DeFraine

STREET STORAGE

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NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31ST JULY 2025

1. ACCOUNTING POLICIES

Basis of Preparation & Assessment of Going Concern

Basis of Preparation

The financial statements have been prepared under the historical cost convention with items recognised at cost or transaction value unless otherwise stated in the relevant note(s) to these accounts. The financial statements have been prepared in accordance with the Statement of Recommended Practice: Accounting and Reporting by Charities (SORP 2015) (Second Edition, effective 1st January 2019), the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS102) and the Charities Act 2011.

The Charity meets the definition of a public benefit entity under FRS102. Assets and liabilities are initially recognised at historical cost unless otherwise stated in the relevant accounting policy notes.

Assessment of Going Concern

Preparation of the accounts is on a going concern basis. The trustees consider that there are no material uncertainties about the Charity's ability to continue as a going concern

Incoming Resources

Recognition of Incoming Resources

These are included in the Statement of Financial Activities (SOFA) when:

- the charity becomes entitled to the resources;
- the trustees are virtually certain they will receive the resources; and
- the monetary value can be measured with sufficient reliability

Incoming Resources with Related Expenditure

Where incoming resources have related expenditure (as with fundraising or contract income) the incoming resource and related expenditure are reported gross in the SOFA.

Grants and Donations

Grants and Donations are only included in the SOFA when the charity has unconditional entitlement to the resources.

Tax Reclaims on Donations and Gifts

Incoming resources from tax reclaims are included in the SOFA at the same time as the gift to which they relate.

Contractual Income and Performance Related Grants

This is only included in the SOFA once the related goods or services has been delivered.

Gifts in Kind

Gifts in kind are accounted for at a reasonable estimate of their value to the charity or the amount actually realised. Gifts in kind for sale or distribution are included in the accounts as gifts only when sold or distributed by the charity. Gifts in kind for use by the charity are included in the SOFA as incoming resources when receivable.

Donated Services and Facilities

These are only included in incoming resources (with an equivalent amount in resources expended) where the benefit to the charity is reasonably quantifiable, measurable and material. The value placed on these resources is the estimated value to the charity of the service or facility received.

Volunteer Help

The value of any voluntary help received is not included in the accounts.

Investment Income

This is included in the accounts when receivable.

Investment Gains and Losses

This included any gain or loss on the sale of investments and any gain or loss resulting from revaluing investments to market value at the end of the year.

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NOTES TO THE FINANCIAL STATEMENTS (continued) FOR THE YEAR ENDED 31ST JULY 2025

1. ACCOUNTING POLICIES (continued)

Expenditure and Liabilities

Liability Recognition

Liabilities are recognised as soon as there is a legal or constructive obligation committing the charity to pay out resources.

Governance Costs

Include costs of the preparation and examination of statutory accounts, the costs of the trustees meetings and cost of any legal advice to trustees on governance or constitutional matters.

Grants with Performance Conditions

Where the charity gives a grant with conditions for its payment being a specific level of service or output to be provided, such grants are only recognised in the SOFA once the recipient of the grant has provided the specified service or output.

Grants Payable without Performance Conditions

These are only recognised in the accounts when a commitment has been made and there are no conditions to be met relating to a grant which remain in control of the charity.

Investments

Investments quoted on a recognised stock exchange are valued at market value at the year end. Other investment assets are included at trustees' best estimate of market value.

Pensions

Pension contributions are charged to the Statement of Financial Activities as they become payable.

Unrestricted funds

These funds can be used for the general objectives of the charity as set out in the Trustees report. The movements of the unrestricted funds are given in the Statement of Financial Activities.

Restricted funds

These funds are where the donor has specified a purpose for the donation made. These restrictions often arise as a result of appeals for special offerings for specific purposes.

Designated funds

These funds are funds set aside by the Trustees out of unrestricted general funds for specific purposes or projects.

Fixed Assets

Fixed Assets are capitalised if they can be used for more than one year and cost at least £1,500. They are valued at cost or, if gifted, at the value to the charity on receipt.

Depreciation Expense

Depreciation is calculated at a rate to write off the cost of tangible fixed assets over their estimated useful lives. The rates applied are as follows:

Fixtures, Fittings and Equipment	25% - Reducing Balance Basis
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2. TANGIBLE FIXED ASSETS

The CIO held no tangible fixed assets during this or the previous financial year.

The annual commitments under non-cancelling operating leases and capital commitments are as follows:

31st July 2025 : None

31st July 2024 : None

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NOTES TO THE FINANCIAL STATEMENTS (continued) FOR THE YEAR ENDED 31ST JULY 2025

3. INCOMING RESOURCES

	Note	Unrestricted Funds £	Designated Funds £	Restricted Funds £	TOTAL 2024/25 £	TOTAL 2023/24 £
a) Donations, Grants & Legacies						
Gift Aid		3,268	-	-	3,268	1,159
Gifts & Donations	5	148,482	-	193,856	342,338	243,486
		151,750	-	193,856	345,606	244,645
b) Charitable Activities						
Activities & Events		6,566	-	-	6,566	2,029
		6,566	-	-	6,566	2,029
c) Investment Income						
Interest		1,269	-	-	1,269	724
		1,269	-	-	1,269	724

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NOTES TO THE FINANCIAL STATEMENTS (continued) FOR THE YEAR ENDED 31ST JULY 2025

4. RESOURCES EXPENDED

	Note	Unrestricted Funds £	Designated Funds £	Restricted Funds £	TOTAL 2024/25 £	TOTAL 2023/24 £
a) Cost of Charitable Activities						
Activities & Events	5	405	-	58	462	598
Advertising & Publicity	5	673	-	32	705	382
Bank Charges		355	-	-	355	69
Cleaning Costs		-	-	-	-	1,615
Emergency Supplies Fund	5	-	-	1,353	1,353	3,047
Equipment Costs	5	-	-	5,085	5,085	7,711
Health & Safety Costs	5	224	-	1,197	1,420	1,011
Insurance Costs	5	1,182	-	664	1,846	1,179
Office Costs	5	1,079	-	1,450	2,529	3,446
Rent & Rates	5	26,328	-	47,752	74,079	71,097
Repairs & Maintenance		-	-	-	-	1,417
Staff Costs	5 & 12	121,971	-	104,068	226,039	194,548
Sundry Expenses	5	465	-	144	609	1,755
Telephone Costs	5	454	-	-	454	568
Training Costs	5	1,499	-	600	2,099	1,100
Travel & Subsistence	5	3,661	-	2,902	6,563	13,864
Utility Costs		397	-	-	397	5
		158,692	-	165,304	323,995	303,412
b) Governance Costs						
Independent Examiners Fees	9	1,380	-	-	1,380	1,200
Legal & Professional Fees	5	17,177	-	149	17,326	15,276
		18,557	-	149	18,706	16,476

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NOTES TO THE FINANCIAL STATEMENTS (continued) FOR THE YEAR ENDED 31ST JULY 2025

5. RESTRICTED FUNDS

CURRENT FINANCIAL YEAR

	Balance 01-Aug-24 £	Income £	Expenditure £	Transfers £	Balance 31-Jul-25 £
Aspen Insurance Fund	3,752	40,000	43,752	-	-
Bentleys ALC	340	-	340	-	-
City Bridge Foundation	-	1,250	1,250	-	-
Clothworkers	27,958	-	8,221	-	19,737
Cripplegate Fund	4,200	7,500	11,700	-	-
Curriers	-	-	500	500	-
Dulverton Trust	-	32,500	20,957	-	11,543
Emergency Supply funding	-	1,500	257	-	1,243
Grove End	-	20,000	20,000	-	-
Haberdashers	-	1,080	-	-	1,080
Hobson Charity	-	4,750	1,208	-	3,542
HS2	-	28,088	28,088	-	-
It takes a City	-	4,000	4,000	-	-
Linbury Trust	-	8,000	8,000	-	-
London Borough of Islington (BOS)	-	13,887	-	-	13,887
London Catalyst Fund	596	-	596	-	-
Martin Smith	-	1,000	664	-	336
St Martin in Field	-	300	300	-	-
Streets of London	-	15,000	15,000	-	-
The Fore	-	15,000	-	-	15,000
Tudor Trust	144	-	144	-	-
Worshipful (WCEC)	475	-	475	-	-
	37,465	193,855	165,453	500	66,368

STREET STORAGE

(Charitable Incorporated Organisation)

NOTES TO THE FINANCIAL STATEMENTS (continued) FOR THE YEAR ENDED 31ST JULY 2025

PREVIOUS FINANCIAL YEAR

	Balance 01-Aug-23 £	Income £	Expenditure £	Transfers £	Balance 31-Jul-24 £
Aspen Insurance Fund	19,849	40,000	56,097	-	3,752
Beatrice Laing Trust	5,000	-	5,000	-	-
Bentleys ALC	-	500	160	-	340
Clothworkers	-	39,500	11,542	-	27,958
Cripplegate Fund	7,500	15,000	18,300	-	4,200
Drapers' Charitable	-	10,000	10,000	-	-
Hospital Saturday Fund	-	850	850	-	-
London Catalyst Fund	1,604	1,000	2,008	-	596
Southall Black Sisters	-	-	1,360	1,360	-
SpeedoMick Fund	1,102	-	1,102	-	-
St Martin in Field	-	227	227	-	-
Streets of London	15,000	-	15,000	-	-
Tudor Trust	1,302	-	1,158	-	144
Vicar's Relief Grant	-	1,500	1,500	-	-
Worshipful (GSWD)	-	1,000	1,000	-	-
Worshipful (WCEC)	-	1,500	1,025	-	475
	51,357	111,077	126,329	1,360	37,465

Restricted funds are wholly represented by the Charity's cash reserves and are to be expended as specified above.

6. DESIGNATED FUNDS

The CIO held no designated fund during this or the previous financial year.

STREET STORAGE

(Charitable Incorporated Organisation)

NOTES TO THE FINANCIAL STATEMENTS (continued) FOR THE YEAR ENDED 31ST JULY 2025

7. INVESTMENTS

The CIO held no fixed asset investments during this or the previous financial year.

8. CASH AT BANK AND IN HAND

	Unrestricted Fund £	Restricted Fund £	TOTAL 31-Jul-25 £	TOTAL 31-Jul-24 £
Cash at Bank & in Hand	40,140	66,368	106,508	87,740
	40,140	66,368	106,508	87,740

9. DEBTORS AND PREPAYMENTS

	Unrestricted Fund £	Restricted Fund £	TOTAL 31-Jul-25 £	TOTAL 31-Jul-24 £
Prepayments	1,268	-	1,268	1,103
Sundry Debtors	5,299	-	5,299	4,110
	6,567	-	6,567	5,213

10. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	Unrestricted Fund £	Restricted Fund £	TOTAL 31-Jul-25 £	TOTAL 31-Jul-24 £
Independent Examiners Fees	1,380	-	1,380	1,200
Sundry Creditors	18,398	-	18,398	9,195
	19,778	-	19,778	10,395

11. CREDITORS: AMOUNTS FALLING DUE IN MORE THAN ONE YEAR

The CIO held no long term liabilities during this or the previous financial year.

12. NET ASSETS BETWEEN FUNDS

	Unrestricted Funds £	Restricted Funds £	TOTAL 31-Jul-25 £	TOTAL 31-Jul-24 £
Fixed Asset Investments	-	-	-	-
Net Current Assets	26,929	66,368	93,298	82,558
Long Term Liabilities	-	-	-	-
	26,929	66,368	93,298	82,558

STREET STORAGE

(Charitable Incorporated Organisation)

NOTES TO THE FINANCIAL STATEMENTS (continued) FOR THE YEAR ENDED 31ST JULY 2025

13. STAFF COSTS AND NUMBERS

	TOTAL 2024/25 £	TOTAL 2023/24 £
Gross Wages, Salaries & Fees	200,467	180,734
Employer's National Insurance Costs	21,831	10,027
Pension Contributions	3,741	3,787
	226,039	194,548

Employees who were engaged in each of the following activities:

	TOTAL 2024/25	TOTAL 2023/24
Charitable Activities	6	6

The Charity operate a PAYE Scheme to pay all employed members of staff and the Charity also employs members of staff on a Self-Employed basis and is not liable for their Income Tax and National Insurance payments. No members of staff received emoluments of over £60,000 (2023/24:None).

14. TRUSTEES AND OTHER RELATED PARTIES

No payments were made to Trustees or any persons connected with them during this financial period. No material transaction took place between the organisation and a Trustee or any person connected with them (2023/24:None).

15. RISK ASSESSMENT

The Trustees actively review the major risks which the charity faces on a regular basis and believe that maintaining the free reserves stated, combined with the annual review of the controls over key financial systems carried out on an annual basis will provide sufficient resources in the event of adverse conditions. The Trustees have also examined other operational and business risks which they face and confirm that they have established systems to mitigate the significant risks.

16. RESERVES POLICY

The Trustees have considered the level of reserves they wish to retain, appropriate to the CIO's needs. This is based on the CIO's size and the level of financial commitments held. The Trustees aim to ensure the CIO will be able to continue to fulfil its charitable objectives even if there is a temporary shortfall in income or unexpected expenditure. The Trustees will endeavour not to set aside funds unnecessarily.

17. PUBLIC BENEFIT

The CIO acknowledges its requirement to demonstrate clearly that it must have charitable purposes or 'aims' that are for the public benefit. Details of how the CIO has achieved this are provided in the Trustees report. The Trustees confirm that they have paid due regard to the Charity Commission guidance on public benefit before deciding what activities the CIO should undertake.

STREET STORAGE
(Charitable Incorporated Organisation)

INDEPENDENT EXAMINER'S REPORT ON THE ACCOUNTS

Report to the Trustees/members of Street Storage on the accounts for the year ended 31st July 2025 set out on pages 9 to 18.

Respective responsibilities of trustees and examiner

The Charity's trustees are responsible for the preparation of the financial statements. The trustees are satisfied that the audit requirement of Section 144(1) of the Charities Act 2011 (the Act) does not apply, and that there is no requirement in the governing document or constitution of the Charity for the conducting of an audit. As a consequence, the trustees have elected that the financial statements be subject to independent examination.

Having satisfied myself that the charity is not subject to audit, and is eligible for independent examination, it is my responsibility to:-

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

Basis of independent examiner's statement

I conducted my examination in accordance with the General Directions given by the Charity Commissioners for England & Wales in relation to the conducting of an independent examination, referred to above. An independent examination includes a review of the accounting records kept by the Charity and of the accounting systems employed by the Charity and a comparison of the financial statements presented with those records. It also includes consideration of any unusual items or disclosures in the financial statements, and seeking explanations from you as trustees concerning such matters. The purpose of the examination is to establish as far as possible that there have been no breaches of the Charities legislation and that the financial statements comply with the SORP, on a test basis, of evidence relevant to the amounts and disclosures in the financial statements.

The procedures undertaken do not provide all the evidence that would be required in an audit, and information supplied by the trustees in the course of the examination is not subjected to audit tests or enquiries, and consequently I do not express an audit opinion on the view given by the financial statements, and in particular, I express no opinion as to whether the financial statements give a true and fair view of the affairs of the charity, and my report is limited to the matters set out in the statement below.

I planned and performed my examination so as to satisfy myself that the objectives of the independent examination are achieved and before finalising the report I obtain written assurances from the trustees of all material matters.

Independent examiner's statement

The charity's gross income exceeded £250,000 and I am qualified to undertake the examination by being a qualified member of the Association of Accounting Technicians.

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 Charities Act; and
 - to prepare accounts which accord with the accounting records and comply with the accounting requirements of the Charities Act

have 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.

K. Collaku MAAT
Castle View Accounting Ltd
Ground Floor Offices
53 High Street
Arundel
West Sussex
BN18 9AJ



Date: 11th December 2025