

Registered Company Number: 1576142
Registered Charity Number: 283162



Oakfield (Easton Maudit) Ltd
(Company Limited by Guarantee)

Trustee Annual Report and Financial Statement
For Year Ending August 2025

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The trustees, who are also directors of the charity for the purposes of the Companies Act 2006, present their report with the financial statements of the charity for the year ended 31 August 2025. The financial statements comply with the Charities Act 2011, the Companies Act 2006, the Memorandum and Articles of Association, and Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard for Smaller Entities.

REFERENCE AND ADMINISTRATIVE DETAILS

Oakfield (Easton Maudit) Ltd is a charitable company limited by guarantee, incorporated on 24th July 1981, and registered as a charity on 11th September 1981.

The Company was established under a Memorandum of Association, which established the objects and powers of the charitable company and is governed under Articles of Association as amended 15th April 2021.

Registration with the CQC (Care Quality Commission). CQC Provider ID: I101652301

Board of Trustees 2024/2025

The members of the Board are Trustees of the Charitable Company and Directors for the purposes of Company Law.

The following Trustees held office during the year:

Mrs. Sara Morrison - Chairperson

Mr. Clive Reeder - Vice Chair

Mr. Ian Metcalf - Resigned March 2025

Mr. Alan Stapleton - Resigned March 2025

Mr. Richard Wood - Trustee

Mrs. Claudia Slabon - Trustee

Mrs. Trudie Ray - Trustee

Mr. Barry Day was co-opted onto the Board on 21st November 2024 and approved by Members at the AGM in March 2025

Registered Office
Easton Maudit
Wellingborough
Northamptonshire
NN29 7NR

Auditors
Cotton Accountants LLP
Statutory Auditors
1 Billing Road
Northamptonshire
NN1 5AL

Bankers
National Westminster Bank Plc
40 Market Street
Wellingborough
Northants
NN8 1AD

Solicitors
Borneo Martell Turner Coulston LLP Solicitors
29 Billing Road
Northamptonshire
NN1 5DQ

STRUCTURE, GOVERNANCE AND MANAGEMENT

Governing document

The Charity is a company limited by guarantee and is constituted by the Memorandum and Articles of Association of the Company. The Trustees of the Charity consist of both professional and local people with knowledge of Company Law. All major decisions of the Charity are made by the Trustees/Board of Directors. The Charity's risk policy is reviewed regularly and forms the basis for the reserves policy shown in the financial review.

Trustee Recruitment, Appointment and Development

Trustees are recruited according to the skills, experience, and values they bring to Oakfield. We have a structured process in place involving a skills audit and governance assessment to ensure that the Board remains balanced and effective. We will continue to prioritise housing-related expertise as we apply to become an RSL and expand our supported living provision.

Prospective Trustees are sent a Trustee Pack, which includes:

- Oakfield's aims and objectives
- Trustee duties and time commitments
- Articles of Association
- Minutes from recent meetings
- Dates of further meetings
- Key governance policies: safeguarding, complaints, whistleblowing, equality and diversity

They are invited to visit our Easton Maudit and Yardley Hastings locations, meet the Tenants and staff, and attend a Board meeting to observe our governance in action. Candidates are also invited to become members of Oakfield (Easton Maudit) Limited and agree to be bound by the Articles of Association.

Trustees receive the following after satisfactory references, DBS check and formal appointment:

- Charity Commission guidance on trustee responsibilities
- A summary of Directors' responsibilities under the Companies Act 2006
- Managerial and financial reports in advance of each meeting

We are actively recruiting lead trustees and hope to have a full board of lead trustees within the next 12 months.

On an ongoing basis, Trustees are kept abreast of any updates in legislation, guidance and policy news published by the Charity Commission and Companies House and they are expected to take a regular interest in, and be familiar with, the activities undertaken at Oakfield. They are also encouraged to attend any courses deemed to be relevant to the role they fulfil on the Board.

Members of the Charitable Company guarantee to contribute an amount not exceeding £5 to the assets of the Charitable Company in the event of winding up. The total number of guarantees as of 31 August 2025 was 22

Organisational Structure and Governance

In the last financial year, we welcomed one new Trustee and bid farewell to two others. We currently have six Trustees, which we believe is an optimum number for our effective governance. Succession planning continues, informed by our skills audit, to help identify what future needs might arise.

We are privileged to have as our Patron, James Saunders-Watson, Lord Lieutenant of Northamptonshire and are grateful for the continued support from him, which is greatly valued.

In support of our application to become a Registered Social Landlord, we have conducted a formal governance assessment in line with the Charity Governance code. It has identified a number of areas for improvement in the seven key areas of governance. We are fully implementing the recommendations to enhance our leadership, compliance, and strategic supervision.

The appointment of an independent consultant has reinforced our quality assurance framework. Organisation, Service and Property audits are conducted by the Managing Director, Property Manager and Registered Manager, while we commission biannual, unannounced external audits through a social care consultant. Such multi-layered audit processes give substantial oversight and assurance to Trustees.

Housing and Support - Clarifying Our Dual Role

Oakfield now operates as both a specialist housing provider and a support service provider. These functions are separate but closely aligned. In moving toward full Supported Living status, we have updated our organisation's structure, policies, and procedures to reflect this dual responsibility.

Our senior leadership team have undergone specific training to understand this model of living and support. They are sharing their learning and knowledge with staff they supervise to ensure that there is consistency across the whole organisation.

We submitted the preliminary application to become a Registered Social Landlord (RSL), we were successful with this stage and were invited to apply for the second stage of the application process. If approved as an RSL, this will formalise our role as a housing provider and ensure we are working to national standards for tenancy management, compliance, and governance. For the people we support, this transition will bring greater clarity, security, and alignment with their rights as tenants.

Development Highlights

The completion of Flats 8, 12 and 13 at Easton Maudit has brought the total number of self-contained flats on that site to 12. In total, across both sites, 24 people now live in their own flats. This is a major milestone in our transition to Supported Living. Most of the Tenants are now holders of tenancy agreements with Oakfield. We have introduced new policies, including rent and allocation policies, which reflect our responsibilities as a landlord. The impact of these changes on individuals and families has been minimal, but the structural clarity ensures we remain compliant, transparent, and fit for purpose. We continue to review and refine our approach in line with our strategic plan and evolving legislation. Further detail can be found in our 5-Year Strategy and governance documents available on our website.

OBJECTIVES AND ACTIVITIES

Charity objectives

The objective of the Charity is the running of Oakfield (Easton Maudit) Limited, which comprises two services for adults with learning and physical disabilities and in need of special support. The Charity aims to promote and develop the independent living skills of the adults it supports and to provide them with educational and sheltered workplace opportunities within the community, thus enabling them to lead fuller and more meaningful lives.

Public benefit

The Trustees/Directors confirm that they have complied with the duty in section 4 of the Charities Act 2006 to have due regard to the Charity Commission's general guidance on public benefit.

Social investments

Oakfield (Easton Maudit) Limited does not rely on any voluntary support for the provision of agreed care to residents/tenants but employs permanent staff with appropriate qualifications. The Charity reviews all fee income from the placing authorities as required, and more regularly if there is shown to be a change in the needs of the people we support.

Activities and Development

We are proud to mark a major milestone in our long-term redevelopment at Easton Maudit with the completion of Flats 8, 12, and 13. This brought the total number of self-contained flats on site to 12, enabling more of the Tenants to live independently, with privacy and dignity. In total, across both Easton Maudit and Yardley Hastings, we have 24 flats each with a tenancy agreement, which is a powerful symbol of autonomy and inclusion.

In addition to the new flats, several property improvements were implemented to increase safety and functionality and overall quality of life for our tenants, staff, and visitors.

These included:

- Slabbing and securing the pond area
- Creating a new property office with a kitchenette and toilet
- Installing fencing around the boundary and septic tank
- Converting workshops and sheds into usable spaces
- Installation of heating in the polytunnels
- Upgrading the rabbit hutch flooring

These enhancements have made the site safe, functional, and inviting for occupants, supporting both daily living and meaningful engagement.

Service

Oakfield has come a long way in implementing the model of Supported Living, which recasts the relationship between support staff and tenants. The core principles of this model are choice, control, and citizenship, standing at the heart of enabling people to live with as much independence as possible, while receiving appropriate support for a good life.

To support this transformation, we have invested in targeted training for senior staff in areas such as:

- Tenancy sustainment and housing rights
- Person-centred planning and co-production
- Safeguarding responsibilities within a supported living context
- The practical and cultural shift from residential care to facilitative support

We are also developing a customised training program focused on the support that our tenants need to maintain their tenancy, such as managing their repairs and safeguarding so that staff are better equipped to deliver high-quality housing-related support and feel confident in the regulatory environment.

Our new model empowers staff to enable rather than care for tenants, helping them to become confident in managing their own homes and making their own decisions on how they participate in their communities. This has already led to tangible outcomes-from individuals preparing their own meals and doing laundry, to taking greater ownership of their routines and personal goals.

This evolution reflects our commitment to dignity, autonomy, and inclusion and aligns with our strategic goal of becoming a Registered Social Landlord.

Outcome-Focused Practice

Oakfield continues to embed a culture of reflection, evidence, and continuous improvement across all levels of the organisation. Our commitment to outcome-focused practice is demonstrated through the introduction and implementation of the Outcome Star framework.

Currently we collect Outcome Star data from 10 tenants as part of a focused research project. This will be used to inform a research paper-provisionally titled "The Difference Having My Own Flat Makes to Me" that will explore the personal, social, and emotional impact of moving from residential care into supported living. The findings will help shape the design of future services and inform sector-wide learning.

In addition to this individual outcome tracking, we also do written reports on the progress, achievements, and areas for development of our day service participants.

At an organisation wide level, regular oversight of compliance, development, and strategic alignment is provided to the Trustees by senior leadership reports from the Managing Director, Registered Manager, and Property Manager.

Community Engagement and Public Relations

Oakfield continues to thrive as a community-rooted organisation, with a strong emphasis on inclusion, visibility, and partnership. Our charity shop at Yardley Hastings, now opens an additional day each week due to the initiative of our new community fundraiser and has become a local fixture.

We provide a range of day services, including Seed to Plate and woodworking, which provide the Tenants with both therapeutic and practical experiences. These services also act as avenues for community interaction and developing a skill base.

We actively engage with a wide range of stakeholders, including:

- Moulton College (student work placements)
- The King's Trust (youth support and development)
- A growing network of volunteers
- Structured work placement programmes

We continue to promote our reach and visibility by strengthening our public relations and stakeholder engagement strategy through:

- Social media platforms, where we share our stories, updates, and opportunities.
- Website
- Monthly newsletters
- Word-of-mouth advocacy, which continues to be one of our most powerful tools for building trust and community support.

These efforts have helped us build a broader, more engaged network of supporters, partners, and advocates who share our vision of inclusive, person-centred care.

Events and Fundraising

Our Music in the Meadow event in July 2025 was a joyful celebration of Oakfield's community spirit. We welcomed entertainers, hosted stalls and games, and enjoyed a barbeque, all made possible by the dedication of our staff.

We appointed a new community fundraiser this year, who is a passionate and forward-thinking team member who has revitalised our community fundraising efforts.

Highlights include:

- Attending car boot sales across and beyond Northamptonshire
- Creating an Online Vinted Shop
- Extended charity shop hours to increase community access and revenue

These programmes have brought the community closer together and raised funds that are critical to our efforts.

Care Farm and Outdoor Projects

The Care Farm and Seed to Plate project is going from strength to strength. We have seen an increase in participation, and we are developing relationships with external agencies to secure additional uptake.

Gratitude and Partnerships

We are very grateful for the continuing financial support of individuals from trusts and foundations, funding authorities, and community partners. Thanks to their generosity, our refurbishment costs, the day service and the Enrichment Fund have continued to grow, providing flexible resources so that the Tenants can achieve experiences beyond core services from creative projects to outings and opportunities for personal development. We continue to build on these partnerships, knowing collaboration is key to lasting, positive change.

FINANCIAL REVIEW

Fixed assets

The movements in the fixed assets during the financial year are set out in the notes supporting the financial information. However, the Trustees believe that the current market value of the buildings continues to exceed the book value.

Financial Review

The Charity's policy statement of financial management is to have sound finance management throughout the year. We have continued to work to strengthen the various processes which were previously in place, maximizing use of the accounting package.

With the change of focus from residential care to supported living and in readiness to become a Registered Social Landlord we have overhauled our financial recording practices so that we can confidently show the performance of each area of our operation.

The principal sources of our operational funding are the rent and service charges that cover the housing element of what we do. In addition, we receive funding from local authorities where people who live in our flats are assessed as needing personal care and support. To ensure complete transparency and accountability, it is necessary to itemise charges for people we care for, and to carry out regular reviews of each of their needs. This is particularly relevant as the Tenants age, and the demands on staff become more complex. Factors outside the Charity's control are the potential loss of income resulting from funding authorities' non-replacement of people we support and changes in government policies.

The financial year 2024-2025 was again a challenging period for Oakfield. Oakfield continues to experience the upward pressure on our costs, especially staffing costs. Increases to the National Living Wage, the need to keep parity between internal staff pay levels, the mandatory 'Automatic Enrolment' pension contributions and inflationary pressures from our other suppliers remain challenging issues. The Trustees have also strived to reward the excellent work done by the support staff over this very difficult period. We have worked closely with the Councils and other funding authorities to maximize the funding for care and accommodation provided.

At the end of August 2025, the Supported Living Centre at Yardley Hastings had 12 tenants and no vacancies. The Easton Maudit building continued to accommodate 4 residents and 10 tenants. Although 1 of the residents occupied a flat while waiting for their funding authority to transfer them to supporting living arrangements. Oakfield were also able to provide respite short breaks for 8 people. Generous donors have made the conversion to supported living accommodation possible and during the 2024-25 financial year £171,738 (2024 £120,058) was received by Oakfield which includes funding for further accommodation conversions into supported living apartments in 2025-2026. A further £6,483 was raised through community activities.

Overall, for the year, the Charity achieved a total operational income (income excluding donations) of £2,600,509 (year-end 2024- £2,322,011) which was an increase of 11.99%. Costs continue to be tightly managed and building repairs costs were much reduced from the previous year. The total costs are £2,453,426 (year-end 2024- £2,373,656) a slight increase of 3.36% but lower than the overall inflation rate of 3.8% based on the Consumer Price Index.

Payroll costs continue to be the major element of expenditure in the charity, and Trustees are aware that the increases caused by movements in the National Living Wage and National Insurance will continue as a major financial challenge to the business.

Reserves Policy

The Charities' reserves at year end stood at £2,421,791 (2024 £2,035,011) with most of the reserves tied up in the buildings at Yardley Hastings and Easton Maudit.

Cash reserves are reviewed monthly, and Oakfield are focused on increasing the cash reserves to reflect the Charity's future needs and for contingencies and unforeseen costs. A primary area of focus is the collection of the debtors' book, and this is well managed. The Charity Commission does not give a set target or range of reserves that are required; however, Oakfield aims to have at least 2 months' running costs as cash reserves. The Charity continues to review the level of reserves to ensure they represent sufficient cover for any future liabilities and contingencies.

Future Plans

Oakfield is embarking on an important period of growth and transformation. The forthcoming year will be one in which the structural changes from our recent company review are embedded, while continuing to deliver on the priorities of our 5-Year Strategic Plan through September 2026.

A significant milestone will be the finalisation of our Supported Living model in January 2026, marking the formal transition from residential care to a rights-based, person-centred housing and support framework. This includes separating our structure into two distinct functions: Oakfield as a provider of Specialist Supported Housing, and Oakfield as a provider of Personal Care and Support. Both North and West Northamptonshire Councils have confirmed that Oakfield meets their criteria for this model.

Once all individuals have been transferred onto Supported Living funding, we will deregister the residential component of our CQC registration but remain registered to provide Personal Care. This ensures our care services continue to be inspected, while housing oversight moves to the social housing regulator.

To support this, Trustees are progressing Oakfield's application to become a Registered Social Landlord. We have successfully completed the preliminary stage and have been invited to submit a full application, which is progressing well. If approved, this will ensure long-term protection for tenants under social housing legislation which in turn means capped rents, high accommodation standards, and adherence to governance codes.

Operationally, we are getting ready to start a new staffing model befitting Supported Living. Each Tenant will have allocated one-to-one support hours every day. They will share support provided by a named "good neighbour" who will be a senior support worker that can be called upon when needed. Staff will be assigned during their shifts to specific tenant groups, creating clarity and consistency for both families and funding authorities. After some very successful trial days and fantastic feedback from staff, this system will launch on 2 January 2026.

We continue to be committed to completing the redevelopment of the Easton Maudit site. In Autumn 2025, we plan to start work on the next two flats on the ground floor, plus a meeting room and fully accessible visitor toilet.

Other site enhancements include:

- Recalibration of the current lounge and dining room and removal of the 'snack room' at Easton Maudit to provide a beautiful communal area to relax, dine, and socialise.
- The addition of an outside covered area at Yardley Hastings to be known as 'The shack' for our visitors and tenants to enjoy a cup of tea and a piece of cake when they visit the charity shop.
- Creation of a new commercial fully working kitchen at Easton Maudit. The plan for the current kitchen is for the space to be developed into a flat in May 2026.
- We are aiming to have the final 2 flats of the 17 flat project completed by Autumn 2026, as per the 5-year strategic plan.

We are equally excited to be hosting our Oakfield Community Day at Yardley Hastings, a day of celebration, reflecting on our partnerships, progress, and ideals of inclusion. It will bring together tenants, families, staff, volunteers, and stakeholders to celebrate success and reinforce community connections.

Furthering our commitment to meaningful engagement and collaboration, we are developing a Community Hub, which is a specific area designed to enhance stakeholder engagement, tenant involvement, and shared learning. Events, training, meetings, and social activities will be offered, and the hub will act as a main contact point for stakeholder communication and community connectivity. Looking ahead, we will continue to extend our partnership networks, develop a new marketing strategy, and raise our public profile through social media, word-of-mouth advocacy, and improvements to our website. These activities will help position Oakfield as a provider of choice, actively promoting person-centred housing and support for adults with learning disabilities and wider community engagement.

TRUSTEES RESPONSIBILITY STATEMENT

The Trustees (who are also the directors of Oakfield (Easton Maudit) Limited for the purposes of company law), are responsible for preparing the Report of the Trustees and the financial statements in accordance with applicable law and United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice).

Company law 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 charitable company and of the incoming resources and application of resources, including the income and expenditure, of the charitable company 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 Statement of Recommended Practice.
- 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 charitable company will continue in business.

The Trustees are responsible for keeping proper accounting records, which disclose with reasonable accuracy at any time, the financial position of the charitable company, and to enable them to ensure that the financial statements comply with the Companies Act 2006. They are also responsible for safeguarding the assets of the charitable

company and hence, for taking reasonable steps for the prevention and detection of fraud and other irregularities.

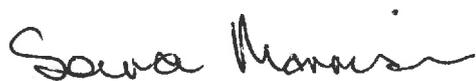
STATEMENT AS TO DISCLOSURE OF INFORMATION TO AUDITORS

So far as the trustees are aware, there is no relevant information (as defined by Section 418 of the Companies Act 2006) of which the charitable company's auditors are unaware, and each trustee has taken all the steps that they ought to have taken as a trustee in order to make them aware of any audit information and to establish that the charitable company's auditors are aware of that information.

AUDITORS

The auditors, Cottons Accountants LLP, will be proposed for re-appointment at the forthcoming Annual General Meeting.

This report has been prepared with the special provisions of Part 15 of the Companies Act 2006 relating to small companies. Approved by order of the board of trustees on 20.1.2026 and signed on its behalf by:



Mrs. Sara Morrison - Chairperson

23rd January 2026.

OAKFIELD (EASTON MAUDIT) LIMITED

INDEPENDENT AUDITOR'S REPORT

TO THE TRUSTEES OF OAKFIELD (EASTON MAUDIT) LIMITED

Opinion

We have audited the financial statements of Oakfield (Easton Maudit) Limited (the 'charity') for the year ended 31 August 2025 which comprise the statement of financial activities, the balance sheet, the statement of cash flows and notes to the financial statements, including significant accounting policies. The financial reporting framework that has been applied in their preparation is applicable law and United Kingdom Accounting Standards, including Financial Reporting Standard 102 *The Financial Reporting Standard applicable in the UK and Republic of Ireland* (United Kingdom Generally Accepted Accounting Practice).

In our opinion, the financial statements:

- give a true and fair view of the state of the charitable company's affairs as at 31 August 2025 and of its incoming resources and application of resources, for the year then ended;
- have been properly prepared in accordance with United Kingdom Generally Accepted Accounting Practice; and
- have been prepared in accordance with the requirements of the Companies Act 2006.

Basis for opinion

We conducted our audit in accordance with International Standards on Auditing (UK) (ISAs (UK)) and applicable law. Our responsibilities under those standards are further described in the *Auditor's responsibilities for the audit of the financial statements* section of our report. We are independent of the charity in accordance with the ethical requirements that are relevant to our audit of the financial statements in the UK, including the FRC's Ethical Standard, and we have fulfilled our other ethical responsibilities in accordance with these requirements. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

Conclusions relating to going concern

In auditing the financial statements, we have concluded that the trustees' use of the going concern basis of accounting in the preparation of the financial statements is appropriate.

Based on the work we have performed, we have not identified any material uncertainties relating to events or conditions that, individually or collectively, may cast significant doubt on the charity's ability to continue as a going concern for a period of at least twelve months from when the financial statements are authorised for issue.

Our responsibilities and the responsibilities of the trustees with respect to going concern are described in the relevant sections of this report.

Other information

The other information comprises the information included in the annual report other than the financial statements and our auditor's report thereon. The trustees are responsible for the other information contained within the annual report. Our opinion on the financial statements does not cover the other information and we do not express any form of assurance conclusion thereon. Our responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the financial statements or our knowledge obtained in the course of the audit, or otherwise appears to be materially misstated. If we identify such material inconsistencies or apparent material misstatements, we are required to determine whether this gives rise to a material misstatement in the financial statements themselves. If, based on the work we have performed, we conclude that there is a material misstatement of this other information, we are required to report that fact.

We have nothing to report in this regard.

Matters on which we are required to report by exception

We have nothing to report in respect of the following matters in relation to which the Charities (Accounts and Reports) Regulations 2008 requires us to report to you if, in our opinion:

- the information given in the financial statements is inconsistent in any material respect with the trustees' report; or
- sufficient accounting records have not been kept; or
- the financial statements are not in agreement with the accounting records; or
- we have not received all the information and explanations we require for our audit.

OAKFIELD (EASTON MAUDIT) LIMITED

INDEPENDENT AUDITOR'S REPORT (CONTINUED)

TO THE TRUSTEES OF OAKFIELD (EASTON MAUDIT) LIMITED

Responsibilities of trustees

As explained more fully in the statement of trustees' responsibilities, the trustees, who are also the directors of the charity for the purpose of company law, are responsible for the preparation of the financial statements and for being satisfied that they give a true and fair view, and for such internal control as the trustees determine is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error. In preparing the financial statements, the trustees are responsible for assessing the charity's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the trustees either intend to liquidate the charitable company or to cease operations, or have no realistic alternative but to do so.

Auditor's responsibilities for the audit of the financial statements

We have been appointed as auditor under section 144 of the Charities Act 2011 and report in accordance with the Act and relevant regulations made or having effect thereunder.

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not a guarantee that an audit conducted in accordance with ISAs (UK) will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statements.

OAKFIELD (EASTON MAUDIT) LIMITED

INDEPENDENT AUDITOR'S REPORT (CONTINUED)

TO THE TRUSTEES OF OAKFIELD (EASTON MAUDIT) LIMITED

Irregularities, including fraud, are instances of non-compliance with laws and regulations. We design procedures in line with our responsibilities, outlined above, to detect material misstatements in respect of irregularities, including fraud.

The extent to which our procedures are capable of detecting irregularities, including fraud, is detailed below.

Our approach to identifying and assessing the risks of material misstatement in respect of irregularities, including fraud and non-compliance with laws and regulations, was as follows:

- the engagement partner ensured that the engagement team collectively had the appropriate competence, capabilities and skills to identify or recognise non-compliance with applicable laws and regulations;
- we identified the laws and regulations applicable to the company through discussions with directors and other management, and from our commercial knowledge and experience of the field;
- we focused on specific laws and regulations which we considered may have a direct material effect on the financial statements or the operations of the company, including Companies Act 2006 and health and safety legislation;
- we assessed the extent of compliance with the laws and regulations identified above through making enquiries of management and inspecting legal correspondence; and
- identified laws and regulations were communicated within the audit team regularly and the team remained alert to instances of non-compliance throughout the audit.

We assessed the susceptibility of the company's financial statements to material misstatement, including obtaining an understanding of how fraud might occur, by:

- making enquiries of management as to where they considered there was susceptibility to fraud, their knowledge of actual, suspected and alleged fraud; considering the internal controls in place to mitigate risks of fraud and non-compliance with laws and regulations.

To address the risk of fraud through management bias and override of controls, we:

- performed analytical procedures to identify any unusual or unexpected relationships;
- tested journal entries to identify unusual transactions;
- assessed whether judgements and assumptions made in determining the accounting estimates were indicative of potential bias;
- investigated the rationale behind significant or unusual transactions.

In response to the risk of irregularities and non-compliance with laws and regulations, we designed procedures which included, but were not limited to:

- agreeing financial statement disclosures to underlying supporting documentation;
- reading the minutes of meetings of those charged with governance;
- enquiring of management as to actual and potential litigation and claims;
- reviewing correspondence with HMRC, relevant regulators and the company's legal advisors.

There are inherent limitations in our audit procedures described above. The more removed that laws and regulations are from financial transactions, the less likely it is that we would become aware of non-compliance. Auditing standards also limit the audit procedures required to identify non-compliance with laws and regulations to enquiry of the directors and other management and the inspection of regulatory and legal correspondence, if any.

Material misstatements that arise due to fraud can be harder to detect than those that arise from error as they may involve deliberate concealment or collusion.

A further description of our responsibilities is available on the Financial Reporting Council's website at: <https://www.frc.org.uk/auditorsresponsibilities>. This description forms part of our auditor's report.

Use of our report

This report is made solely to the charity's trustees, as a body, in accordance with Part 4 of the Charities (Accounts and Reports) Regulations 2008. Our audit work has been undertaken so that we might state to the charity's trustees those matters we are required to state to them in an auditor's report and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the charity and the charity's trustees as a body, for our audit work, for this report, or for the opinions we have formed.

OAKFIELD (EASTON MAUDIT) LIMITED

INDEPENDENT AUDITOR'S REPORT (CONTINUED)

TO THE TRUSTEES OF OAKFIELD (EASTON MAUDIT) LIMITED

Mark Palmer

Mark Palmer BSc BFP FCA (Senior Statutory Auditor)

For and on behalf of Cottons Accountants LLP, Statutory Auditor

Chartered Accountants

1 Billing Road

Northampton

NN1 5AL

United Kingdom

Date: *28 January 2026*

Cottons Accountants LLP is eligible for appointment as auditor of the charity by virtue of its eligibility for appointment as auditor of a company under section 1212 of the Companies Act 2006.

OAKFIELD (EASTON MAUDIT) LIMITED

STATEMENT OF FINANCIAL ACTIVITIES INCLUDING INCOME AND EXPENDITURE ACCOUNT

FOR THE YEAR ENDED 31 AUGUST 2025

		Unrestricted funds 2025 £	Restricted funds 2025 £	Total 2025 £	Unrestricted funds 2024 £	Restricted funds 2024 £	Total 2024 £
	Notes						
Income and endowments from:							
Donations and legacies	3	72,295	104,878	177,173	118,047	11,730	129,777
<u>Charitable activities</u>							
Income from charitable activities	4	2,600,509	-	2,600,509	2,322,011	-	2,322,011
Fundraising events	5	2,072	-	2,072	7,009	-	7,009
Other trading activities	6	245	-	245	27	-	27
Other income	7	35,404	-	35,404	919	-	919
Total income		<u>2,710,525</u>	<u>104,878</u>	<u>2,815,403</u>	<u>2,448,013</u>	<u>11,730</u>	<u>2,459,743</u>
<u>Charitable activities</u>							
Charitable activities	8	2,406,546	52,237	2,458,783	2,360,937	8,337	2,369,274
Other expenditure	12	(5,357)	-	(5,357)	4,382	-	4,382
Total expenditure		<u>2,401,189</u>	<u>52,237</u>	<u>2,453,426</u>	<u>2,365,319</u>	<u>8,337</u>	<u>2,373,656</u>
Net income		<u>309,336</u>	<u>52,641</u>	<u>361,977</u>	<u>82,694</u>	<u>3,393</u>	<u>86,087</u>
Transfers between funds		-	-	-	41,218	(41,218)	-
Other recognised gains and losses:							
Other gains	14	24,803	-	24,803	33,880	-	33,880
Net movement in funds		<u>334,139</u>	<u>52,641</u>	<u>386,780</u>	<u>157,792</u>	<u>(37,825)</u>	<u>119,967</u>
Reconciliation of funds:							
Fund balances at 1 September 2024		<u>2,013,950</u>	<u>21,061</u>	<u>2,035,011</u>	<u>1,856,158</u>	<u>58,886</u>	<u>1,915,044</u>
Fund balances at 31 August 2025		<u><u>2,348,089</u></u>	<u><u>73,702</u></u>	<u><u>2,421,791</u></u>	<u><u>2,013,950</u></u>	<u><u>21,061</u></u>	<u><u>2,035,011</u></u>

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

OAKFIELD (EASTON MAUDIT) LIMITED

BALANCE SHEET

AS AT 31 AUGUST 2025

	Notes	2025		2024	
		£	£	£	£
Fixed assets					
Tangible assets	15		1,690,921		1,545,200
Investments	16		250,980		226,177
			<u>1,941,901</u>		<u>1,771,377</u>
Current assets					
Debtors	17	228,287		238,281	
Cash at bank and in hand		450,000		265,520	
		<u>678,287</u>		<u>503,801</u>	
Creditors: amounts falling due within one year	19	(198,397)		(219,469)	
Net current assets			<u>479,890</u>		<u>284,332</u>
Total assets less current liabilities			<u>2,421,791</u>		<u>2,055,709</u>
Creditors: amounts falling due after more than one year	20		-		(20,698)
Net assets			<u>2,421,791</u>		<u>2,035,011</u>
The funds of the charity					
Restricted income funds	22		73,702		21,061
Unrestricted funds	23		2,348,089		2,013,950
			<u>2,421,791</u>		<u>2,035,011</u>

The company is entitled to the exemption from the audit requirement contained in section 477 of the Companies Act 2006, for the year ended 31 August 2025.

The directors acknowledge their responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of financial statements.

The members have not required the company to obtain an audit of its financial statements under the requirements of the Companies Act 2006, for the year in question in accordance with section 476.

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

The financial statements were approved by the trustees on 20th January 2026


.....
Mrs S Morrison
Trustee

OAKFIELD (EASTON MAUDIT) LIMITED

STATEMENT OF CASH FLOWS

FOR THE YEAR ENDED 31 AUGUST 2025

	Notes	2025 £	£	2024 £	£
Cash flows from operating activities					
Cash generated from operations	29		489,333		256,464
Investing activities					
Purchase of tangible fixed assets		(254,753)		(266,026)	
Proceeds from disposal of tangible fixed assets		-		780	
Investment addition		(24,803)		(33,880)	
Investment income received		245		27	
Net cash used in investing activities			(279,311)		(299,099)
Financing activities					
Repayment of bank loans		(25,542)		(78,952)	
Net cash used in financing activities			(25,542)		(78,952)
Net increase/(decrease) in cash and cash equivalents			184,480		(121,587)
Cash and cash equivalents at beginning of year			265,520		387,107
Cash and cash equivalents at end of year			450,000		265,520

OAKFIELD (EASTON MAUDIT) LIMITED

NOTES TO THE FINANCIAL STATEMENTS

FOR THE YEAR ENDED 31 AUGUST 2025

1 Accounting policies

Charity information

Oakfield (Easton Maudit) Limited is a Company limited by guarantee and does not have share capital. It is a registered Charity (Registration Number 283162) and members of the charitable Company guarantee to contribute an amount not exceeding £5 to the assets of the Charitable Company in the event of winding up. The total number of guarantees at 31 August 2025 was 21 (2024: 21).

1.1 Accounting convention

The financial statements have been prepared in accordance with the charity's governing document, the Companies Act 2006, FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" and the Charities SORP "Accounting and Reporting by Charities: Statement of Recommended Practice applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102)". The charity is a Public Benefit Entity as defined by FRS 102.

The financial statements are prepared in sterling, which is the functional currency of the charity. Monetary amounts in these financial statements are rounded to the nearest £.

The financial statements have been prepared under the historical cost convention. The principal accounting policies adopted are set out below.

1.2 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.

1.3 Charitable funds

Unrestricted funds are available for use at the discretion of the trustees in furtherance of their charitable objectives.

Designated funds are amounts which have been set aside at the discretion of the Board of Directors for a specific purpose.

Restricted funds are subject to specific conditions by donors or grantors as to how they may be used. The purposes and uses of the restricted funds are set out in the notes to the financial statements.

Endowment funds are subject to specific conditions by donors that the capital must be maintained by the charity.

The charity does not transfer income between restricted funds without obtaining the express permission of the donors.

1.4 Income

Income is recognised when the charity is legally entitled to it after any performance conditions have been met, the amounts can be measured reliably, and it is probable that income will be received.

Cash donations are recognised on receipt. Other donations are recognised once the charity has been notified of the donation, unless performance conditions require deferral of the amount. Income tax recoverable in relation to donations received under Gift Aid or deeds of covenant is recognised at the time of the donation.

OAKFIELD (EASTON MAUDIT) LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 AUGUST 2025

1 Accounting policies

(Continued)

Legacies are recognised on receipt or otherwise if the charity has been notified of an impending distribution, the amount is known, and receipt is expected. If the amount is not known, the legacy is treated as a contingent asset.

1.5 Expenditure

Expenditure is recognised once there is a legal or constructive obligation to transfer economic benefit to a third party, it is probable that a transfer of economic benefits will be required in settlement, and the amount of the obligation can be measured reliably.

Expenditure is classified by activity. The costs of each activity are made up of the total of direct costs and shared costs, including support costs involved in undertaking each activity. Direct costs attributable to a single activity are allocated directly to that activity. Shared costs which contribute to more than one activity and support costs which are not attributable to a single activity are apportioned between those activities on a basis consistent with the use of resources. Central staff costs are allocated on the basis of time spent, and depreciation charges are allocated on the portion of the asset's use.

1.6 Tangible fixed assets

Tangible fixed assets are initially measured at cost and subsequently measured at cost or valuation, net of depreciation and any impairment losses.

Depreciation is recognised so as to write off the cost or valuation of assets less their residual values over their useful lives on the following bases:

Leasehold Property - Easton Maudit	Straight line over 80 years
Leasehold Property - Yardley Hastings	Straight line over 28 years
Plant and Machinery	25% reducing balance
Fixtures and fittings	25% reducing balance
Motor vehicles	25% reducing balance

The gain or loss arising on the disposal of an asset is determined as the difference between the sale proceeds and the carrying value of the asset, and is recognised in the statement of financial activities.

1.7 Fixed asset investments

Fixed asset investments are initially measured at transaction price excluding transaction costs, and are subsequently measured at fair value at each reporting date. Changes in fair value are recognised in net income/(expenditure) for the year. Transaction costs are expensed as incurred.

1.8 Impairment of fixed assets

At each reporting end date, the charity reviews the carrying amounts of its tangible assets to determine whether there is any indication that those assets have suffered an impairment loss. If any such indication exists, the recoverable amount of the asset is estimated in order to determine the extent of the impairment loss (if any).

1.9 Cash and cash equivalents

Cash and cash equivalents include cash in hand, deposits held at call with banks, other short-term liquid investments with original maturities of three months or less, and bank overdrafts. Bank overdrafts are shown within borrowings in current liabilities.

OAKFIELD (EASTON MAUDIT) LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 AUGUST 2025

1 Accounting policies

(Continued)

1.10 Financial instruments

The charity has elected to apply the provisions of Section 11 'Basic Financial Instruments' and Section 12 'Other Financial Instruments Issues' of FRS 102 to all of its financial instruments.

Financial instruments are recognised in the charity's balance sheet when the charity becomes party to the contractual provisions of the instrument.

Financial assets and liabilities are offset, with the net amounts presented in the financial statements, when there is a legally enforceable right to set off the recognised amounts and there is an intention to settle on a net basis or to realise the asset and settle the liability simultaneously.

Basic financial assets

Basic financial assets, which include debtors and cash and bank balances, are initially measured at transaction price including transaction costs and are subsequently carried at amortised cost using the effective interest method unless the arrangement constitutes a financing transaction, where the transaction is measured at the present value of the future receipts discounted at a market rate of interest. Financial assets classified as receivable within one year are not amortised.

Basic financial liabilities

Basic financial liabilities, including creditors and bank loans are initially recognised at transaction price unless the arrangement constitutes a financing transaction, where the debt instrument is measured at the present value of the future payments discounted at a market rate of interest. Financial liabilities classified as payable within one year are not amortised.

Debt instruments are subsequently carried at amortised cost, using the effective interest rate method.

Trade creditors are obligations to pay for goods or services that have been acquired in the ordinary course of operations from suppliers. Amounts payable are classified as current liabilities if payment is due within one year or less. If not, they are presented as non-current liabilities. Trade creditors are recognised initially at transaction price and subsequently measured at amortised cost using the effective interest method.

Derecognition of financial liabilities

Financial liabilities are derecognised when the charity's contractual obligations expire or are discharged or cancelled.

1.11 Taxation

The charity is exempt from tax on income and gains falling within section 505 of the Taxes Act 1988 or section 252 of the Taxation of Chargeable Gains Act 1992 to the extent that these are applied to its charitable objects.

1.12 Employee benefits

The cost of any unused holiday entitlement is recognised in the period in which the employee's services are received.

Termination benefits are recognised immediately as an expense when the charity is demonstrably committed to terminate the employment of an employee or to provide termination benefits.

1.13 Retirement benefits

Payments to defined contribution retirement benefit schemes are charged as an expense as they fall due.

OAKFIELD (EASTON MAUDIT) LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 AUGUST 2025

2 Critical accounting estimates and judgements

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.

3 Income from donations and legacies

	Unrestricted funds 2025 £	Restricted funds 2025 £	Total 2025 £	Unrestricted funds 2024 £	Restricted funds 2024 £	Total 2024 £
Donations and gifts	68,100	83,879	151,979	32,797	9,719	42,516
Grants	4,195	20,999	25,194	85,250	2,011	87,261
	<u>72,295</u>	<u>104,878</u>	<u>177,173</u>	<u>118,047</u>	<u>11,730</u>	<u>129,777</u>
Grants receivable for core activities						
Maud Elkington Trust	-	-	-	25,000	-	25,000
The National Lottery	-	20,999	20,999	-	-	-
The 29th May 1961 Charitable trust	-	-	-	5,000	-	5,000
Oliver Ford Trust	-	-	-	5,000	-	5,000
Lenox Honay	-	-	-	10,000	-	10,000
The Beatrice Laing Foundation	-	-	-	40,000	-	40,000
Other	4,195	-	4,195	250	2,011	2,261
	<u>4,195</u>	<u>20,999</u>	<u>25,194</u>	<u>85,250</u>	<u>2,011</u>	<u>87,261</u>

OAKFIELD (EASTON MAUDIT) LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 AUGUST 2025

4 Charitable activities

	Income from charitable activities 2025 £	Income from charitable activities 2024 £
Fees - Local Authorities	2,160,854	1,982,164
Recharges to Residents	19,037	17,137
Meal Income	37,043	13,969
Rent from Tenancies	383,575	308,741
	<u>2,600,509</u>	<u>2,322,011</u>

Analysis of Fees

Fees - Local Authorities	1,890,926	1,457,524
Fees - Residents Contribution to Care	76,393	62,492
Fees - Local Authorities Tenants	-	444,196
Fees - Respite	38,168	17,952
Fees - NHS CHC	155,367	-
	<u>2,160,854</u>	<u>1,982,164</u>

5 Fundraising events

	Unrestricted funds 2025 £	Unrestricted funds 2024 £
Fundraising events	<u>2,072</u>	<u>7,009</u>

6 Other trading activities

	Unrestricted funds 2025 £	Unrestricted funds 2024 £
Interest receivable	<u>245</u>	<u>27</u>

OAKFIELD (EASTON MAUDIT) LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 AUGUST 2025

7 Other income

	Unrestricted funds 2025 £	Unrestricted funds 2024 £
Net gain on disposal of tangible fixed assets	-	780
Other income	35,404	139
	<u>35,404</u>	<u>139</u>

OAKFIELD (EASTON MAUDIT) LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 AUGUST 2025

8 Charitable activities

	Charitable activities 2025 £	Charitable activities 2024 £
Staff costs	1,508,460	1,427,982
Depreciation and impairment	109,034	101,572
Water	10,864	11,698
Insurance	33,903	33,138
Telephone	20,978	14,539
Office supplies	19,384	15,241
Misc	16,668	9,119
Subscriptions & membership	389	706
Other expenses	8,944	5,752
Vehicle expenses	15,296	12,149
Residents activities	4,810	2,833
Professional fees (excl governance)	58,319	87,127
Repairs & maintenance	65,123	79,733
Bank charges	1,432	1,261
Licences and permits	2,938	2,938
Electricity	63,189	73,663
Oil	10,919	11,737
Expensed equipment	46,002	42,979
Food for catering	42,722	48,458
Training	14,341	20,261
Gas	20,604	16,433
Gardening supplies	1,955	551
Premises costs	29,724	30,400
Rent	39,945	21,583
Rates	1,710	1,749
Agency carers	299,924	282,898
	<u>2,447,577</u>	<u>2,356,500</u>
Share of support costs (see note 9)	11,206	12,773
	<u>2,458,783</u>	<u>2,369,274</u>
Analysis by fund		
Unrestricted funds	2,406,546	2,360,937
Restricted funds	52,237	8,337
	<u>2,458,783</u>	<u>2,369,274</u>

OAKFIELD (EASTON MAUDIT) LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 31 AUGUST 2025

9 Support costs allocated to activities

	Charitable activities 2025 £	Total 2024 £
Loan interest	2,952	6,917
Auditors remuneration	8,254	5,856
	<u>11,206</u>	<u>12,773</u>

10 Trustees

None of the trustees (or any persons connected with them) received any remuneration, reimbursed expenses or benefits from the charity during the year.

11 Employees

The average monthly number of employees during the year was:

	2025 Number	2024 Number
Care Home Staff	58	63
	<u>58</u>	<u>63</u>
	2025 £	2024 £
Wages and salaries	1,352,799	1,301,823
Social security costs	128,687	101,503
Other pension costs	26,974	24,656
	<u>1,508,460</u>	<u>1,427,982</u>

There were no employees whose annual remuneration was more than £60,000.

OAKFIELD (EASTON MAUDIT) LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 31 AUGUST 2025

12 Other

	Unrestricted funds	Unrestricted funds
	2025	2024
Bad debt	(6,479)	-
Fundraising costs	1,122	4,382

13 Taxation

The charity is exempt from taxation on its activities because all its income is applied for charitable purposes.

14 Other gains and losses

	Unrestricted funds	Unrestricted funds
	2025	2024
	£	£
Gains/(losses) upon:		
Investments	24,803	33,880

15 Tangible fixed assets

	Long Leasehold £	Plant and Machinery £	Fixtures and fittings £	Computers £	Motor vehicles £	Total £
Cost						
At 1 September 2024	1,846,708	10,435	432,227	4,275	34,542	2,328,187
Additions	223,089	1,077	29,012	1,575	-	254,753
At 31 August 2025	2,069,797	11,512	461,239	5,850	34,542	2,582,940
Depreciation and impairment						
At 1 September 2024	451,556	5,285	302,685	1,807	21,654	782,987
Depreciation charged in the year	64,889	1,422	38,686	813	3,222	109,032
At 31 August 2025	516,445	6,707	341,371	2,620	24,876	892,019
Carrying amount						
At 31 August 2025	1,553,352	4,805	119,868	3,230	9,666	1,690,921
At 31 August 2024	1,395,152	5,150	129,542	2,468	12,888	1,545,200

OAKFIELD (EASTON MAUDIT) LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 AUGUST 2025

15 Tangible fixed assets (Continued)

Leasehold property at Easton Maudit was acquired during the 1972-73 year with a leasehold costs of £361,536. The lease is for 80 years commencing April 1973.

Leasehold property at 1 Castle Ashby Road, Yardley Hastings was acquired during the 2015-16 year with an leasehold cost of £624,945. The lease is for 28 years commencing May 2016.

Subsequent improvements have been made to both properties, these additions are depreciated over the remaining life of their respective leases.

16 Fixed asset investments

	Unit trusts £
Cost or valuation	
At 1 September 2024	226,177
Valuation changes	24,803
	<u>250,980</u>
At 31 August 2025	250,980
	<u>250,980</u>
Carrying amount	
At 31 August 2025	250,980
	<u>250,980</u>
At 31 August 2024	226,177
	<u>226,177</u>

17 Debtors

	2025 £	2024 £
Amounts falling due within one year:		
Trade debtors	198,845	223,738
Prepayments and accrued income	29,442	14,543
	<u>228,287</u>	<u>238,281</u>

18 Loans and overdrafts

	2025 £	2024 £
Bank loans	20,830	46,370
	<u>20,830</u>	<u>46,370</u>
Payable within one year	20,830	25,672
Payable after one year	-	20,698
	<u>20,830</u>	<u>46,370</u>

The Natwest bank loan is secured by fixed and floating charges over the assets of the charity. At the period end the outstanding balance was £20,830.

OAKFIELD (EASTON MAUDIT) LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 AUGUST 2025

19 Creditors: amounts falling due within one year

	Notes	2025 £	2024 £
Bank loans	18	20,830	25,672
Other taxation and social security		41,683	42,815
Trade creditors		29,695	24,206
Other creditors		17,713	22,816
Accruals and deferred income		88,476	103,960
		<u>198,397</u>	<u>219,469</u>

20 Creditors: amounts falling due after more than one year

	Notes	2025 £	2024 £
Bank loans	18	-	20,698
		<u>-</u>	<u>20,698</u>

21 Retirement benefit schemes

	2025 £	2024 £
Defined contribution schemes		
Charge to profit or loss in respect of defined contribution schemes	26,974	24,656
	<u>26,974</u>	<u>24,656</u>

The charity operates a defined contribution pension scheme for all qualifying employees. The assets of the scheme are held separately from those of the charity in an independently administered fund.

OAKFIELD (EASTON MAUDIT) LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 AUGUST 2025

22 Restricted funds

The restricted funds of the charity comprise the unexpended balances of donations and grants held on trust subject to specific conditions by donors as to how they may be used.

	Movement in funds		Movement in funds		Movement in funds		Movement in funds	
	Balance at 1 September 2023	Incoming resources	Resources expended	Transfers	Balance at 1 September 2024	Incoming resources	Resources expended	Balance at 31 August 2025
	£	£	£	£	£	£	£	£
COVID 19	40,492	-	-	(40,492)	-	-	-	-
Opportunity and Support	5,806	2,011	(2,506)	-	5,311	4,982	(257)	10,036
Garden Furniture	726	-	-	(726)	-	-	-	-
Care Farm	11,862	9,719	(5,831)	-	15,750	78,897	(51,980)	42,667
National Lottery	-	-	-	-	-	20,999	-	20,999
	<u>58,886</u>	<u>11,730</u>	<u>(8,337)</u>	<u>(41,218)</u>	<u>21,061</u>	<u>104,878</u>	<u>(52,237)</u>	<u>73,702</u>

Covid 19 - This fund was set up in 2020 to identify expenditure incurred during the pandemic, such as PPE, extra staffing costs, equipment and the associated grants received to finance these items.

National Lottery - Funds granted by the National Lottery, restricted for use towards wages and salary costs required for the running of the Care Farm.

Care Farm - Funds raised towards the care farm. This is to be spent on setting up animal shelters, purchase of animals and other related items.

Garden furniture - One off donations to be spent on garden furniture.

Opportunity and Support - fund that is used towards items that the people that we support may need, or if there is some specific service that they would like that is outside the normal day to day operational running.

OAKFIELD (EASTON MAUDIT) LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 31 AUGUST 2025

23 Designated funds

The unrestricted funds of the charity comprise the unexpended balances of donations and grants which are not subject to specific conditions by donors and grantors as to how they may be used. These include designated funds which have been set aside out of unrestricted funds by the trustees for specific purposes.

	Movement in funds		Movement in funds		Movement in funds		Balance at 31 August 2025		
	Balance at 1 September 2023	Incoming resources	Resources expended	Transfers	Balance at 1 September 2024	Incoming resources			
	£	£	£	£	£	£	£		
EM Flats	181,653	-	-	(181,653)	48,781	92,095	(194,902)	148,454	94,428
Refurb Fund	497	-	-	(497)	-	-	-	-	-
YH Flats	406,416	85,250	(216,517)	(226,368)	-	-	-	-	-
	<u>588,566</u>	<u>85,250</u>	<u>(216,517)</u>	<u>(408,518)</u>	<u>48,781</u>	<u>92,095</u>	<u>(194,902)</u>	<u>148,454</u>	<u>94,428</u>

General Funds - These are funds of the charity which are not held for any particular charitable purpose. They have been predominantly used towards the main care home activities at Easton Maudit.

Designated Funds - These are funds of the charity which have been received and not expended at the year end, these amounts are not restricted in nature, but have been designated for specific refurbishment works agreed by the Directors.

OAKFIELD (EASTON MAUDIT) LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 AUGUST 2025

24 Analysis of net assets between funds

	Unrestricted funds 2025 £	Restricted funds 2025 £	Total 2025 £
At 31 August 2025:			
Tangible assets	1,690,921	-	1,690,921
Investments	250,980	-	250,980
Current assets/(liabilities)	406,188	73,702	479,890
	<u>2,348,089</u>	<u>73,702</u>	<u>2,421,791</u>

	Unrestricted funds 2024 £	Restricted funds 2024 £	Total 2024 £
At 31 August 2024:			
Tangible assets	1,509,065	36,135	1,545,200
Investments	226,177	-	226,177
Current assets/(liabilities)	299,406	(15,074)	284,332
Long term liabilities	(20,698)	-	(20,698)
	<u>2,013,950</u>	<u>21,061</u>	<u>2,035,011</u>

25 Capital commitments	2025 £	2024 £
Amounts contracted for but not provided in the financial statements:		
Acquisition of property, plant and equipment	-	65,000
	<u>-</u>	<u>65,000</u>

There were no capital commitments at the year end, the amounts committed at the prior year end related to the conversion work to the annex at Easton Maudit, these amounts were committed to at 31 August 2024, with the works being completed during the year end 31 August 2025.

26 Operating lease commitments

At the reporting end date the charity had outstanding commitments for future minimum lease payments under non-cancellable operating leases, which fall due as follows:

	2025 £	2024 £
Within one year	40,448	41,532
Between two and five years	126,965	137,413
In over five years	405,000	435,000
	<u>572,413</u>	<u>613,945</u>

OAKFIELD (EASTON MAUDIT) LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 31 AUGUST 2025

27 Related party transactions

There were no disclosable related party transactions during the year (2024 - none).

28 Subsidiaries

The charitable company had one subsidiary undertaking, Oakfield (Easton Maudit) Property Company Limited, which was dissolved on 10 June 2025. The company was dormant and had never traded.

29 Cash generated from operations	2025 £	2024 £
Surplus for the year	361,977	86,087
Adjustments for:		
Investment income recognised in statement of financial activities	(245)	(27)
Gain/(loss) on investment fund	24,803	33,880
Gain on disposal of tangible fixed assets	-	(780)
Depreciation and impairment of tangible fixed assets	109,034	101,572
Movements in working capital:		
Decrease in debtors	9,994	56,191
(Decrease) in creditors	(16,230)	(20,459)
Cash generated from operations	<u>489,333</u>	<u>256,464</u>

30 Analysis of changes in net funds

	At 1 September 2024 £	Cash flows £	At 31 August 2025 £
Cash at bank and in hand	265,520	184,480	450,000
Loans falling due within one year	(25,672)	4,842	(20,830)
Loans falling due after more than one year	(20,698)	20,698	-
	<u>219,150</u>	<u>210,020</u>	<u>429,170</u>