

ELY COMMUNITY UNIT TRUST

Statement of Accounts

Year ended 30 June 2025

Registered Charity Number 1101031

Whitings LLP

Chartered Accountants

George Court

Bartholemews Walk

Ely

Cambridgeshire

CB7 4JW

ELY COMMUNITY UNIT TRUST

Charity Particulars

Year Ended 30 June 2025

Trustees:	N G Mumford - Chairman		
	W J Marshall	deceased	08/06/2025
	M Rone		
	R J Tyler - Treasurer		
Secretary:	W J Marshall		
Correspondence Address:	George Court Bartholomew's Walk Ely Cambridgeshire CB7 4JW		
Principal Bankers:	Lloyds TSB 28 High Street Ely Cambridgeshire CB7 4LA		
Independent Examiner:	I G C Piper FCA Whitings LLP Chartered Accountants George Court Bartholemews Walk Ely Cambs CB7 4JW		
Charity number	1101031		

ELY COMMUNITY UNIT TRUST

Trustees' Report

Year Ended 30 June 2025

The Trustees present their report and independently examined accounts for the year ended 30 June 2025.

Charity Objects

The charity first operated in July 2005.

The objects of the charity are:

- To relieve in case of need, hardship or disability who are resident within the area of benefit;
- To further the education of children and adults resident within the area of benefit; and
- For such other charitable purposes for the general benefit of residents within the area as the Trustees think fit.

The area of benefit is defined as northern East Cambridgeshire.

Organisation

The Charity has rented out its property at fair but commercial rates to a limited company.

Currently it owns one large property known as "The Old White Lion".

Rent has been received every month from this.

All expenditure is fully approved before being undertaken.

The Trustees met on five occasions during the year.

Review of Progress and Achievement

The income from the main building commenced in January 2008 at £2,500 per month.

The premises are fully insured.

Donations have been paid to VCAEC, Homestart, Stretham VC, NHS, Blue Smile, Lighthouse Centre, Foodbank, British Legion, Lt Downham Café, Branching Out, Friends of Ely St Jphns, Ely Community Cinema and some small individual cases.

The Trustees have considered aspects of Risk Management and believe everything is in order. Each Trustee declares if he has a financial or other interest in all items on the agenda at meetings.

Investment Policy

The Trustees will have as their major investment the property as set out above. Rental income is banked in a current account and when the funds approach £80,000 part is transferred to interest bearing accounts or investments. Funds have been invested in a general Investment Fund using outside experts for advice as stated above. At all times funds are kept to cover for loss of the tenant.

Reserve Policy

It is the policy of the Trustees to keep a reserve of twelve months expenses.

Currently the easy access to funds is in the accounts at Lloyds and Santander. The balance being in investments.

Trustees

The Trustees who served during the year are detailed on page 1.

Independent Examiner

I G C Piper FCA has agreed to be the Independent Examiner.

Signed by order of the Trustees:

Date

Richard J. Tyler 19 August 2025

ELY COMMUNITY UNIT TRUST

Independent Examiner's Report to the Trustees

Year Ended 30 June 2025

I report on the accounts of the charity for the year ended 30 June 2025 set out on pages 4 to 7.

Respective Responsibilities of the Trustees and Examiner

The Charity's Governors are responsible for the preparation of the accounts, and they consider that the Charity is exempt from an audit (under section 43(2) of the Charities Act 1993 (the Act)) and that an independent examination is needed.

It is my responsibility to:

- examine the accounts (under section 43(3)(a) of the Act)
- follow the procedures laid down in the General Directions given by the Charity Commissioners (under section 43(7)(b) of the Act); and
- state whether particular matters have come to my attention.

Basis of Independent Examiner's Statement

My examination was carried out in accordance with General Directions given by the Charity Commissioners an examination includes a review of the accounting records kept by the Charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts, and seeking explanations from the trustees concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in an audit and consequently I do not express an opinion on the accounts.

Independent Examiner's Statement

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 41 of the 1993 Act; and
 - to prepare accounts which accord with the accounting records and comply with accounting requirements of the Act
- and 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.

Dated: 20 Aug - 25



I G C Piper
Independent Examiner
Partner
Whitings LLP
George Court
Bartholemews Walk
Ely
Cambs
XB7 4JW

ELY COMMUNITY UNIT TRUST

Statement of Financial Activities Receipts and Payments Account Year Ended 30 June 2025

	30 June 2025 TOTAL £	30 June 2024 TOTAL £
INCOMING RESOURCES		
Incoming resources from generated funds:		
Rental Income	30,000	30,000
Interest received	462	416
Contribution to Legal Costs	36	
Reimbursement of Grants	1,550	-
Total incoming resources	32,048	30,416
RESOURCES EXPENDED		
Cost of generating funds:		
Property costs	269	251
Sundry	-	-
Finance:		
Independent Examiner's Fees	336	318
Grants to other organisations	29,503	29,500
Total resources expended	30,108	30,069
EXCESS RECEIPTS OVER PAYMENTS	1,940	347
Investment - Transact	-	-
NET MOVEMENT IN FUNDS	1,940	347
Balance brought forward	58,313	57,966
TOTAL FUNDS CARRIED FORWARD	60,253	58,313

The notes on pages 6 to 7 form part of these accounts

ELY COMMUNITY UNIT TRUST

Statement of Assets and Liabilities

As at 30 June 2025

FIXED ASSETS		Note	2025	2024
Old White Lion	(Insured Value)	4	1,588,708	1,883,157
			<u>1,588,708</u>	<u>1,883,157</u>
INVESTMENTS				
Transact (Original cost £315,000)		8	384,908	377,788
CURRENT ASSETS				
Bank Account			27,554	26,075
Building Society Account			32,699	32,237
			<u>60,253</u>	<u>58,312</u>
CURRENT LIABILITIES				
Creditor			320	300
LONG TERM LIABILITIES AND COMMITMENTS		6	-	-

Approved by the Trustees on

19 August 2025

Richard J. Tyler

Treasurer

ELY COMMUNITY UNIT TRUST

Notes to the Accounts

Year Ended 30 June 2025

1 1. ACCOUNTING POLICIES

a. Basis of Accounting

These accounts have been prepared on a cash basis in accordance with Appendix 5 of the SORP "Accounting for Smaller Charities"

b Incoming Resources

Income is the amount derived from the provision of services, rents and investment income falling within the Charity's principal activities recognised on a cash basis.

c. Resources Expended

All expenditure is accounted for on a cash basis and has been classified under headings that aggregate all costs related to that category.

Grants are treated as expended when the conditions relating to that grant have been met and the money has been spent. Committed Grants are shown on the Statement of Assets and Liabilities. Expenditure includes attributable VAT which cannot be recovered.

d Tangible Fixed Assets

The Fixed Assets are shown at their insured values on the Statement of Assets and Liabilities.

2 2. TRUSTEES' REMUNERATION

The Governors' neither received nor waived remuneration during the year. The secretary and treasurer incurred expenses of £Nil (2024 £Nil).

3 3. RESOURCES EXPENDED INCLUDE:

	2025	2024
	£	£
Staff Costs		
Wages and salaries	nil	nil

There were five Trustees one of whom was secretary throughout the year

Independent Examiner's remuneration	336	318
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ELY COMMUNITY UNIT TRUST

Notes to the Accounts continued

Year Ended 30 June 2025

4 TANGIBLE FIXED ASSETS

	Freehold Land and Buildings £
Cost or Valuation	
At 1 July 2024	1,883,157
decrease in insurance value	<u>(294,449)</u>
As at 30 June 2025	<u>1,588,708</u>
Net Book Value	
30 June 2025	<u>1,588,708</u>
	<hr/>
01 July 2024	<u>1,883,157</u>

5 LONG TERM LIABILITIES

There were no long term liabilities

6 COMMITMENTS

There were no long term liabilities

7 TRANSACTIONS WITH TRUSTEES

Other than the reimbursement of expenses to the secretary and treasurer there were no transactions with the other Trustees.

8 INVESTMENTS

Cost or Valuation	£
At 1 July 2024	377,788
Increase in funds invested	-
Increase/(decrease) in value	7,120
As at 30 June 2025	<u>384,908</u>
