

REGISTERED COMPANY NUMBER: 05854615 (England and Wales)
REGISTERED CHARITY NUMBER: 1115607

**REPORT OF THE TRUSTEES AND
UNAUDITED FINANCIAL STATEMENTS
FOR THE YEAR ENDED
31 OCTOBER 2024
FOR
AVIV CT LIMITED**

AVIV CT LIMITED
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FOR THE YEAR ENDED 31 OCTOBER 2024

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AVIV CT LIMITED (REGISTERED NUMBER: 05854615)

REPORT OF THE TRUSTEES FOR THE YEAR ENDED 31 OCTOBER 2024

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 October 2024. The trustees have adopted the provisions of 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) (effective 1 January 2019).

OBJECTIVES AND ACTIVITIES

Charitable objects

The principal activity of the company was that of a charity, with particular reference to the advancement of education in and the religion of the orthodox Jewish faith, the relief of poverty and for such other purposes as are recognised as charitable by English law.

The trustees confirm that they have referred to the guidance contained in the Charity Commission's general guidance on public benefit and in particular to its supplementary public benefit guidance on advancing education when reviewing the trust's aims and objectives and in planning future activities and setting the grant making policy for the year.

There have been no material changes in the objectives or policies of the charity during the year under review.

To achieve the objects, the charity accepts donations and grants, receives investment income and makes charitable donations and grants to Jewish schools, other educational organisations and other charities.

ACHIEVEMENT AND PERFORMANCE

Review of activities and achievements

In furtherance of the objects as stated above, the trustees have accepted donations and grants, have received investment income and have made charitable donations and grants as shown in the attached statement of financial activities.

The balance sheet shows a satisfactory position with undistributed unrestricted funds amounting to £1,278,302.

FINANCIAL REVIEW

Investment powers, policy and performance

The charity is able to make any investment which the trustees see fit subject to any conditions (if any) imposed or required by law.

FUTURE PLANS

The Trustees continue to support various institutions in accordance with the charity's aims.

STRUCTURE, GOVERNANCE AND MANAGEMENT

Governing document

The organisation is a charitable company limited by guarantee, incorporated on 22 June 2006 and registered as a charity on 28 July 2006, being registered with the Charity Commission. The company was established under a Memorandum of Association and is governed under its Articles of Association.

As AVIV CT LIMITED is a company limited by guarantee it does not have a share capital.

Every member of the company undertakes to contribute such amount as may be required not exceeding £1 to the assets of the charitable company in the event of its being wound up while he or she is a member, or within one year after he or she ceases to be a member.

Organisational structure

The trustees meet at several times during the year, to consider the various ways of advancing the principal activities of the charity. The power to appoint new trustees is vested in the continuing trustees.

REFERENCE AND ADMINISTRATIVE DETAILS

Registered Company number

05854615 (England and Wales)

Registered Charity number

1115607

AVIV CT LIMITED (REGISTERED NUMBER: 05854615)

**REPORT OF THE TRUSTEES
FOR THE YEAR ENDED 31 OCTOBER 2024**

Registered office

First Floor, Winston House
349 Regents Park Road
London
N3 1DH

Trustees

A P Rose
A Y Melinek

Independent Examiner

Mr Michael Weissbraun FCA
Weissbraun Emanuel
Chartered Accountants
220 The Vale
Golders Green
London
NW11 8SR

Approved by order of the board of trustees on 30 July 2025 and signed on its behalf by:



A Y Melinek - Trustee

**INDEPENDENT EXAMINER'S REPORT TO THE TRUSTEES OF
AVIV CT LIMITED (REGISTERED NUMBER: 05854615)**

Independent examiner's report to the trustees of Aviv CT Limited ('the Company')

I report to the charity trustees on my examination of the accounts of the Company for the year ended 31 October 2024.

Responsibilities and basis of report

As the charity's trustees of the Company (and also its directors for the purposes of company law) you are responsible for the preparation of the accounts in accordance with the requirements of the Companies Act 2006 ('the 2006 Act').

Having satisfied myself that the accounts of the Company are not required to be audited under Part 16 of the 2006 Act and are eligible for independent examination, I report in respect of my examination of your charity's accounts as carried out under Section 145 of the Charities Act 2011 ('the 2011 Act'). In carrying out my examination I have followed the Directions given by the Charity Commission under Section 145(5) (b) of the 2011 Act.

Independent examiner's statement

I have completed my examination. I confirm that no matters have come to my attention in connection with the examination giving me cause to believe:

1. accounting records were not kept in respect of the Company as required by Section 386 of the 2006 Act; or
2. the accounts do not accord with those records; or
3. the accounts do not comply with the accounting requirements of Section 396 of the 2006 Act other than any requirement that the accounts give a true and fair view which is not a matter considered as part of an independent examination; or
4. the accounts have not been prepared in accordance with the methods and principles of the Statement of Recommended Practice for accounting and reporting by charities (applicable to charities preparing their accounts in accordance with the Financial Reporting Standard applicable in the UK and Republic of Ireland (FRS 102)).

I have no concerns and have come across no other matters in connection with the examination to which attention should be drawn in this report in order to enable a proper understanding of the accounts to be reached.

Mr Michael Weissbraun FCA

Weissbraun Emanuel
Chartered Accountants
220 The Vale
Golders Green
London
NW11 8SR

Date: 30/07/2025

AVIV CT LIMITED

STATEMENT OF FINANCIAL ACTIVITIES
(INCORPORATING AN INCOME AND EXPENDITURE ACCOUNT)
FOR THE YEAR ENDED 31 OCTOBER 2024

	Notes	Unrestricted fund £	Restricted fund £	Endowment fund £	2024 Total funds £	2023 Total funds £
INCOME AND ENDOWMENTS FROM						
Donations and legacies	2	-	-	-	-	768
Investment income	3	35,430	-	-	35,430	37,746
Total		35,430	-	-	35,430	38,514
EXPENDITURE ON Charitable activities	4					
Charitable activities		573,433	-	-	573,433	168,481
Net gains/(losses) on investments		305,682	-	-	305,682	(47,500)
NET INCOME/(EXPENDITURE)		(232,321)	-	-	(232,321)	(177,467)
RECONCILIATION OF FUNDS						
Total funds brought forward		1,510,623	-	-	1,510,623	1,688,090
TOTAL FUNDS CARRIED FORWARD		1,278,302	-	-	1,278,302	1,510,623

The notes form part of these financial statements

AVIV CT LIMITED (REGISTERED NUMBER: 05854615)

**BALANCE SHEET
31 OCTOBER 2024**

	Notes	Unrestricted fund £	Restricted fund £	Endowment fund £	2024 Total funds £	2023 Total funds £
FIXED ASSETS						
Investments						
Investments	8	380,394	-	-	380,394	296,083
Investment property	9	395,000	-	-	395,000	310,000
		775,394	-	-	775,394	606,083
CURRENT ASSETS						
Investments	10	512,307	-	-	512,307	868,897
Cash at bank		17,986	-	-	17,986	53,822
		530,293	-	-	530,293	922,719
CREDITORS						
Amounts falling due within one year	11	(27,385)	-	-	(27,385)	(18,179)
NET CURRENT ASSETS		502,908	-	-	502,908	904,540
TOTAL ASSETS LESS CURRENT LIABILITIES		1,278,302	-	-	1,278,302	1,510,623
NET ASSETS		1,278,302	-	-	1,278,302	1,510,623
FUNDS						
Unrestricted funds	12				1,278,302	1,510,623
TOTAL FUNDS					1,278,302	1,510,623

The charitable company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 31 October 2024.

The members have not required the company to obtain an audit of its financial statements for the year ended 31 October 2024 in accordance with Section 476 of the Companies Act 2006.

The trustees acknowledge their responsibilities for

- ensuring that the charitable company keeps accounting records that comply with Sections 386 and 387 of the Companies Act 2006 and
- preparing financial statements which give a true and fair view of the state of affairs of the charitable company as at the end of each financial year and of its surplus or deficit for each financial year in accordance with the requirements of Sections 394 and 395 and which otherwise comply with the requirements of the Companies Act 2006 relating to financial statements, so far as applicable to the charitable company.

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

The financial statements were approved by the Board of Trustees and authorised for issue on 30 July 2025 and were signed on its behalf by:



A Y Melinek - Trustee

The notes form part of these financial statements

AVIV CT LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 OCTOBER 2024

1. ACCOUNTING POLICIES

Basis of preparing the financial statements

The financial statements of the charitable company, which is a public benefit entity under FRS 102, have been prepared in accordance with the Charities SORP (FRS 102) '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) (effective 1 January 2019)', Financial Reporting Standard 102 'The Financial Reporting Standard applicable in the UK and Republic of Ireland' and the Companies Act 2006. The financial statements have been prepared under the historical cost convention, with the exception of investments which are included at market value, as modified by the revaluation of certain assets.

Financial reporting standard 102 - reduced disclosure exemptions

The charitable company has taken advantage of the following disclosure exemption in preparing these financial statements, as permitted by FRS 102 'The Financial Reporting Standard applicable in the UK and Republic of Ireland':

- the requirements of Section 7 Statement of Cash Flows.

Preparation of consolidated financial statements

The financial statements contain information about Aviv CT Limited as an individual company and do not contain consolidated financial information as the parent of a group. The charity is exempt under Section 399(2A) of the Companies Act 2006 from the requirements to prepare consolidated financial statements.

Income

All income is recognised in the Statement of Financial Activities once the charity has entitlement to the funds, it is probable that the income will be received and the amount can be measured reliably.

Expenditure

Liabilities are recognised as expenditure as soon as there is a legal or constructive obligation committing the charity to that expenditure, 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 accounted for on an accruals basis and has been classified under headings that aggregate all cost related to the category. Where costs cannot be directly attributed to particular headings they have been allocated to activities on a basis consistent with the use of resources.

Grants offered subject to conditions which have not been met at the year end date are noted as a commitment but not accrued as expenditure.

Investment property

Investment property is shown at most recent valuation. Any aggregate surplus or deficit arising from changes in fair value is recognised in the Statement of Financial Activities.

Taxation

The charity is exempt from corporation tax on its charitable activities.

Fund accounting

Unrestricted funds can be used in accordance with the charitable objectives at the discretion of the trustees.

Restricted funds can only be used for particular restricted purposes within the objects of the charity. Restrictions arise when specified by the donor or when funds are raised for particular restricted purposes.

AVIV CT LIMITED

**NOTES TO THE FINANCIAL STATEMENTS - continued
FOR THE YEAR ENDED 31 OCTOBER 2024**

2. DONATIONS AND LEGACIES

	2024	2023
	£	£
Donations	<u>-</u>	<u>768</u>

3. INVESTMENT INCOME

	2024	2023
	£	£
Rents received	24,500	25,042
Dividends	10,491	10,008
Deposit account interest	4	3
Investment interest	435	2,693
	<u>35,430</u>	<u>37,746</u>

4. CHARITABLE ACTIVITIES COSTS

	Grant funding of activities (see note 5)	Support costs (see note 6)	Totals
	£	£	£
Charitable activities	<u>549,300</u>	<u>24,133</u>	<u>573,433</u>

Donations and grants comprise amounts paid to institutions. All donations are paid directly from the charity to the institutions, as follows:

Name of charitable organisation	Total donation (£)
Ateres Beis Yaakov Limited	143,000
Friends of Yeshivas Brisk	120,000
GGBH Welfare C. I. O.	50,000
Gateshead Talmudical College	35,000
North London Welfare and Educational Foundation	25,000
North West London Chevra Kadisha	20,000
Others	156,300

AVIV CT LIMITED

NOTES TO THE FINANCIAL STATEMENTS - continued
FOR THE YEAR ENDED 31 OCTOBER 2024

5. GRANTS PAYABLE

	2024 £	2023 £
Charitable activities	<u>549,300</u>	<u>142,215</u>

6. SUPPORT COSTS

	Governance costs £
Charitable activities	<u>24,133</u>

7. TRUSTEES' REMUNERATION AND BENEFITS

There were no trustees' remuneration or other benefits for the year ended 31 October 2024 nor for the year ended 31 October 2023.

Trustees' expenses

There were no trustees' expenses paid for the year ended 31 October 2024 nor for the year ended 31 October 2023.

8. FIXED ASSET INVESTMENTS

	Shares in group undertakings £
MARKET VALUE	
At 1 November 2023	296,083
Revaluations	<u>84,311</u>
At 31 October 2024	<u>380,394</u>
NET BOOK VALUE	
At 31 October 2024	<u>380,394</u>
At 31 October 2023	<u>296,083</u>

There were no investment assets outside the UK.

Cost or valuation at 31 October 2024 is represented by:

	Shares in group undertakin £
Valuation in 2024	<u>380,394</u>

AVIV CT LIMITED

NOTES TO THE FINANCIAL STATEMENTS - continued
FOR THE YEAR ENDED 31 OCTOBER 2024

9. INVESTMENT PROPERTY

	£
FAIR VALUE	
At 1 November 2023	310,000
Revaluation	85,000
At 31 October 2024	395,000
NET BOOK VALUE	
At 31 October 2024	395,000
At 31 October 2023	310,000
Fair value at 31 October 2024 is represented by:	
Valuation in 2024	395,000

10. CURRENT ASSET INVESTMENTS

	2024 £	2023 £
Listed investments	498,807	868,897
Other	13,500	-
	512,307	868,897

11. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	2024 £	2023 £
Other creditors	21,625	12,250
Accruals and deferred income	5,760	5,929
	27,385	18,179

12. MOVEMENT IN FUNDS

	At 1.11.23 £	Net movement in funds £	At 31.10.24 £
Unrestricted funds			
General fund	1,510,623	(232,321)	1,278,302
TOTAL FUNDS	1,510,623	(232,321)	1,278,302

Net movement in funds, included in the above are as follows:

	Incoming resources £	Resources expended £	Gains and losses £	Movement in funds £
Unrestricted funds				
General fund	35,430	(573,433)	305,682	(232,321)
TOTAL FUNDS	35,430	(573,433)	305,682	(232,321)

AVIV CT LIMITED

NOTES TO THE FINANCIAL STATEMENTS - continued
FOR THE YEAR ENDED 31 OCTOBER 2024

12. MOVEMENT IN FUNDS - continued

Comparatives for movement in funds

	At 1.11.22 £	Net movement in funds £	At 31.10.23 £
Unrestricted funds			
General fund	1,688,090	(177,467)	1,510,623
TOTAL FUNDS	<u>1,688,090</u>	<u>(177,467)</u>	<u>1,510,623</u>

Comparative net movement in funds, included in the above are as follows:

	Incoming resources £	Resources expended £	Gains and losses £	Movement in funds £
Unrestricted funds				
General fund	38,514	(168,481)	(47,500)	(177,467)
TOTAL FUNDS	<u>38,514</u>	<u>(168,481)</u>	<u>(47,500)</u>	<u>(177,467)</u>

A current year 12 months and prior year 12 months combined position is as follows:

	At 1.11.22 £	Net movement in funds £	At 31.10.24 £
Unrestricted funds			
General fund	1,688,090	(409,788)	1,278,302
TOTAL FUNDS	<u>1,688,090</u>	<u>(409,788)</u>	<u>1,278,302</u>

A current year 12 months and prior year 12 months combined net movement in funds, included in the above are as follows:

	Incoming resources £	Resources expended £	Gains and losses £	Movement in funds £
Unrestricted funds				
General fund	73,944	(741,914)	258,182	(409,788)
TOTAL FUNDS	<u>73,944</u>	<u>(741,914)</u>	<u>258,182</u>	<u>(409,788)</u>

AVIV CT LIMITED

**NOTES TO THE FINANCIAL STATEMENTS - continued
FOR THE YEAR ENDED 31 OCTOBER 2024**

13. RELATED PARTY DISCLOSURES

There were no related party transactions for the year ended 31 October 2024.