# Hart Close (Wootton Bassett) RTM Company Limited

Report of the directors and unaudited financial statements for the period ended

31 December 2022

Company No 10059899

# Hart Close (Wootton Bassett) RTM Company Limited

## FINANCIAL STATEMENTS

## PERIOD ENDED 31 DECEMBER 2022

## INDEX

**Hart Close (Wootton Bassett) RTM Company Limited**

**REPORT OF THE DIRECTORS**

**PERIOD ENDED 31 DECEMBER 2022**

The directors submit their report together with the financial statements for the year ended 31 December 2022.

**PRINCIPAL ACTIVITIES**

The principal activity of the company is to, manage, maintain and administer land and buildings at 6, 8,10 and 12 Hart Close, Royal Wootton Bassett, Swindon.

**BUSINESS REVIEW**

During the year the smoke alarms were removed from the communal areas in accordance with the advice received from the fire risk assessment.

**AUDIT**

The company has taken advantage of The Companies Act 2006 (Audit Exemptions) Section 477.

**DIRECTORS**

The directors shown below have held office during the entire period from 1 January 2022 to the date of this report.

Peter Charles Edwards
Austin Charles Thorne
Kyle Aaron Wakelam

BY ORDER OF THE BOARD

John R Morris FCMA CGMA MIRPM
Company Secretary
9 January 2023

Registered Office:
15 Windsor Road
Swindon
SN3 1JP

Registered in England No 10059899
www.hartclose.rmcweb.site

## Hart Close (Wootton Bassett) RTM Company Limited

Registered Number 10059899

**Income Statement**
**For the period ended:**

| | Notes | 31 December 2022 | 31 December 2021 |
|---|---|---|---|
| | | £<br>12 months | £<br>9 months |
| **TURNOVER** | 3 | 4,000 | 3,440 |
| Administrative expenses | 10 | (3,135) | (2,901) |
| **OPERATING SURPLUS** | | **865** | **539** |
| Interest receivable and similar income | 6 | 45 | 18 |
| **RETAINED SURPLUS FOR THE FINANCIAL PERIOD** | | **910** | **539** |

**Hart Close (Wootton Bassett) RTM Company Limited**
Registered Number 10059899

| **Balancing Statement as at 31 December 2022** | | **31 December 2022** | | **31 December 2021** | |
|---|---|---|---|---|---|
| | Notes | £ | £ | £ | £ |
| **CURRENT ASSETS** | | | | | |
| Cash at Bank | | 5,986 | | 4,682 | |
| Debtors | 4 | 270 | | 247 | |
| | | 6,256 | | 4,929 | |
| **CREDITORS** | | | | | |
| **Amounts falling due within one year** | 5 | (1,098) | | (681) | |
| **NET CURRENT ASSETS** | | | 5,158 | | 4,248 |
| **TOTAL ASSETS LESS CURRENT LIABILITIES** | | | **5,158** | | **4,248** |
| **RESERVES** | | | | | |
| Reserves | 7 | | 5,158 | | 4,248 |
| **Leaseholders' funds** | | | **5,158** | | **4,248** |

a. For the year ending 31 December 2022 the company was entitled to exemption from audit under section 477 of the Companies Act 2006.

b. The members have not required the company to obtain an audit in accordance with section 476 of the Companies Act 2006.

c. The directors acknowledge their responsibility for:

i. ensuring the company keeps accounting records which comply with Section 386; and

ii. preparing accounts which give a true and fair view of the state of affairs of the company as at the end of the financial year, and of its profit or loss for the financial year, in accordance with the requirements of section 393, and which otherwise comply with the requirements of the Companies Act relating to accounts, so far as is applicable to the company.

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

The financial statements were approved by the directors on 9 January 2023 and signed on their behalf by:

Austin Charles Thorne - director

**Hart Close (Wootton Bassett) RTM Company Limited**
Registered Number 10059899

**NOTES TO FINANCIAL STATEMENTS FOR PERIOD ENDED 31 DECEMBER 2022**

## 1 ACCOUNTING POLICIES

**Accounting convention**

The financial statements have been prepared under the historical cost convention and in accordance with provisions applicable to companies subject to the small companies' regime

## 2 STATUTORY INFORMATION

Hart Close (Wootton Bassett) RTM Company Limited is a private company, limited by guarantee, registered in England and Wales. The company's registered number and registered office address can be found on the directors' report page.

The average number of employees during the year was: none (2021: none)

## 3 TURNOVER

Turnover represents the amounts derived from the provision of services during the period, exclusive of value added tax.

| | 31.12.22 | 31.12.21 |
|---|---|---|
| | £ | £ |
| Service charges receivable | **4,000** | **3,440** |

| 4 DEBTORS: AMOUNTS FALLING DUE WITHIN ONE YEAR | 31.12.22 | 31.12.21 |
|---|---|---|
| | £ | £ |
| Service charges owed by tenants* | 150 | - |
| Payments in advance *(prepaid insurance cover)* | 270 | 247 |
| | **270** | **247** |

** No 6; £150.00*

| 5 CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR | 31.12.22 | 31.12.21 |
|---|---|---|
| | £ | £ |
| Service charges received in advance | 374 | 172 |
| Accrued expenses | 724 | 509 |
| | **1,098** | **681** |

| 6 INTEREST RECEIVABLE | 31.12.22 | 31.12.21 |
|---|---|---|
| | £ | £ |
| Bank interest receivable | 45 | 18 |

| 7 RESERVES | 31.12.22 |
|---|---|
| | £ |
| Opening reserves 1 January 2022 | 4,248 |
| Surplus for the year | 910 |
| Closing reserves 31 December 2022 | 5,158 |

*The following notes do not form part of the statutory accounts.*

Hart Close (Wootton Bassett) RTM Company Limited
Registered Number 10059899

NOTES TO FINANCIAL STATEMENTS FOR PERIOD ENDED 31 DECEMBER 2022

| 8 Reconciliation of operating surplus to operating cash flows | 31.12.22 | 31.12.21 |
|---|---|---|
| | £ | £ |
| Operating surplus | 865 | 539 |
| Increase in debtors (note 4) | (23) | (38) |
| Increase in operating creditors (note 5) | 417 | 214 |
| Net cash inflow from operating activities | **1,259** | **715** |

| 9 Analysis of changes in cash during the Period. | 31.12.22 | 31.12.21 |
|---|---|---|
| | £ | £ |
| Opening cash | 4,682 | 3,949 |
| Interest received (note 6) | 45 | 18 |
| Net cash inflow from operating activities (note 8) | 1,259 | 715 |
| Balance at period-end | **5,986** | **4,682** |

| 10 Detailed Income and Expenditure | 31.12.22 | 31.12.21 |
|---|---|---|
| | £ | £ |
| Total income (note 3) | 4,000 | 3,440 |
| Building maintenance | | |
| Maintenance - electrical EICR | - | - |
| Maintenance - alarms | (166) | - |
| Maintenance - building | (55) | (32) |
| Window cleaning | (144) | (96) |
| Grounds maintenance | (240) | (240) |
| Communal electricity | (263) | (222) |
| Management fees | (1,171) | (1,100) |
| Fire risk assessment | - | (300) |
| Accountancy | (540) | (420) |
| Insurance - buildings | (432) | (394) |
| Insurance - directors and officers | (99) | (72) |
| Companies House fee | (13) | (13) |
| Sundries | (12) | (12) |
| | (3,135) | (2,901) |
| Operating surplus for the period | 865 | 539 |
| Interest receivable (note 6) | 45 | 18 |
| **Surplus for the period** | **910** | **557** |

**11 OTHER INFORMATION**

**Right To Manage**

The company acquired the Right To Manage the premises in 2016.

**Leases**

The leases run for 155 years from 1 January 2008 subject a ground rent of £175.00 payable half-yearly in advance on 1 January and 1 July with rent reviews every 25 years with the first due on 1 January 2033.

**Service Charge**

The company has appointed a professional local managing agent to manage the site on its behalf. The managing agent advises the company on the level of service charges based on forecast expenditure.

No commissions or kick-backs of any kind are received by the managing agent or company directors.