

**The Highland Council**

**Ross and Cromarty Committee – 25 October 2016**

Agenda Item	10d
Report No	RC/041/16

**Invergordon Common Good – Annual Accounts and Quarter 2 Monitoring Report**

**Joint Report by the Depute Chief Executive and Director of Corporate Development and the Director of Finance**

**Summary**

This report invites Members to note the:  
Invergordon Common Good Fund – Annual Accounts 2015/16  
Invergordon Common Good Fund - Second Quarter Monitoring Statement

**1. Annual Report**

- 1.1 Appendix 1 of this report shows the Income and Expenditure Account and Balance Sheet in respect of the Invergordon Common Good Fund (ICGF) for Financial Year 2015/16.
- 1.2 There was very little financial activity in relation to the Invergordon Common Good. Overall there was a surplus on the account of £3,797 which has increased the usable reserves at 31 March 2016 to £66,053. The revaluation gain of £2,500 relates to an increase in the value of Invergordon Town Hall following a revaluation exercise carried out as at 31 March 2016.

**2. Monitoring Statement to September 2016**

- 2.1 A monitoring statement showing transactions against budget to the end of September 2016 against budget is attached as Appendix 2.

**3. Expenditure**

- 3.1 There has been no spend to date on the property so the £1,000 property budget remains available.

**4. Income**

- 4.1 The rental income of £3,300 shown relates to the Town Hall.

**5. Implications**

- 5.1 The expenditure to date is within budget. However Members will be aware from previous reports that the Invergordon Town Hall is in need of significant refurbishment works which will require more funding than the Fund has available. A Stage One application for capital funds for refurbishment was submitted to the Scottish Government's Regeneration Capital Grant Fund.

Unfortunately on 30 September we were advised that the project had not been successful so we cannot go on to submit a Stage Two application. However we were told that the panel saw this as an interesting project and one which they would be content to receive a further application for in 2018/19 (subject to availability of funds). More information will be required around community participation and outcomes as well as other funding sources. Detailed feedback will be requested and considered in consultation with local members. Meantime expenditure is being kept to a minimum.

- 5.2 Refurbishment when achieved will provide improved access and improved energy efficiency but there are no current equalities, Climate Change/Carbon Clever, Legal, Risk, Gaelic or Rural Implications within the report.

**Recommendation**

The Committee is invited to note:

- i. the Invergordon Common Good Fund Annual Accounts for 2015/16; and
- ii. the position of the Invergordon Common Good Fund as shown in the Quarter 2 Monitoring Statement against budget.

Designations: Michelle Morris, Depute Chief Executive and Director of Corporate Services  
Derek Yule, Director of Finance

Date: 13 October 2016

Authors: Helen Ross, Senior Ward Manager, CSER  
Vicki MacDonald, Accountant

## Appendix One

### STATEMENT OF ACCOUNTS 2015-16

#### Invergordon Common Good Fund

<b>Income and Expenditure Account</b>	2015/16 £	2014/15 £
<b>Expenditure</b>		
Property costs	-	798
Administration charges	65	112
Total expenditure	<u>65</u>	<u>910</u>
<b>Income</b>		
Rents	3,600	3,000
Interest and investment income	262	264
Total income	<u>3,862</u>	<u>3,264</u>
<b>Surplus/(deficit) for the year</b>	<u>3,797</u>	<u>2,354</u>
Revaluation gains/(losses)	2,500	-
Total comprehensive income and expenditure	<u><u>6,297</u></u>	<u><u>2,354</u></u>

<b>Balance Sheet</b>	31/03/16 £	31/03/15 £
<b>Non current assets</b>		
Investment properties	96,000	93,500
Heritage	85,000	85,000
	<u>181,000</u>	<u>178,500</u>
<b>Current assets</b>		
Sundry Debtors	3,600	-
Loans fund deposits	62,518	62,255
	<u>66,118</u>	<u>62,255</u>
<b>Current liabilities</b>		
Amounts due to other local authorities	(65)	-
<b>Total assets</b>	<u><b>247,053</b></u>	<u><b>240,755</b></u>
<b>Usable reserves</b>		
Revenue funds	66,053	62,255
<b>Unusable reserves</b>		
Revaluation reserve	85,000	85,000
Capital adjustment account	96,000	93,500
	<u>181,000</u>	<u>178,500</u>
<b>Total reserves</b>	<u><b>247,053</b></u>	<u><b>240,755</b></u>

## Appendix Two

### Invergordon Common Good - Quarterly Monitoring (Q2)

Period to 30 September  
2016

	<b>Actual to date £</b>	<b>Budget £</b>	<b>Expected Outturn £</b>	<b>Estimated Variance £</b>
<b>Income</b>				
Rents	3,300	3,300	3,300	-
Interest and investment income	-	300	300	-
<b>Total Income</b>	<b>3,300</b>	<b>3,600</b>	<b>3,600</b>	<b>-</b>
<b>Expenditure</b>				
Property costs	-	1,000	1,000	-
Admin charges	-	100	100	-
<b>Total Expenditure</b>	<b>-</b>	<b>1,100</b>	<b>1,100</b>	<b>-</b>
<b>Income less Expenditure</b>	<b><u>3,300</u></b>	<b><u>2,500</u></b>	<b><u>2,500</u></b>	<b><u>-</u></b>