

**BEBINGTON HALL PARK
BEBINGTON WIRRAL CH63**

FLATS

SERVICE CHARGE EXPENDITURE AUDITED ACCOUNT

YEAR ENDED 31st MARCH 2020

Robinson Rice Associates Limited
Chartered Accountants & Statutory Auditors
93 Banks Road
West Kirby
Wirral
CH48 ORB

BEBINGTON HALL PARK - FLATS

Contents of the Service Charge Account For the year ended 31st March 2020

	Page
Statement of the Management Council's Responsibilities	1
Report of the Auditors	2
Service Charge Account	3 & 4

BEBINGTON HALL PARK - FLATS

STATEMENT OF MANAGEMENT COUNCIL'S RESPONSIBILITIES

The Management Council's responsibilities under the terms of the lease agreements include :

- (i) ensuring that all outgoings in respect of each block are discharged, including repairs and maintenance of the common parts and keeping the building fully insured
- (ii) procuring that the service charge expenditure is audited each year and that copies of the auditors' certificate of the total expenditure are made available to lessees

BEBINGTON HALL PARK - FLATS

Report of the Independent Auditors to the Lessees of the flats of Bebington Hall Park BEBINGTON CH63

We have audited the service charge account on page 3 for the year ended 31 March 2020 which has been prepared in accordance with the terms of leases granted at Bebington Hall Park, Higher Bebington, Wirral, CH63 5QZ.

Respective responsibilities of the Management Council and Auditors

As described in page 1 the Management Council is responsible for the maintenance and upkeep of the property and for procuring that the service charge account is audited in accordance with the terms of the leases.

Our responsibility is to audit the service charge account in accordance with United Kingdom Auditing Standards.

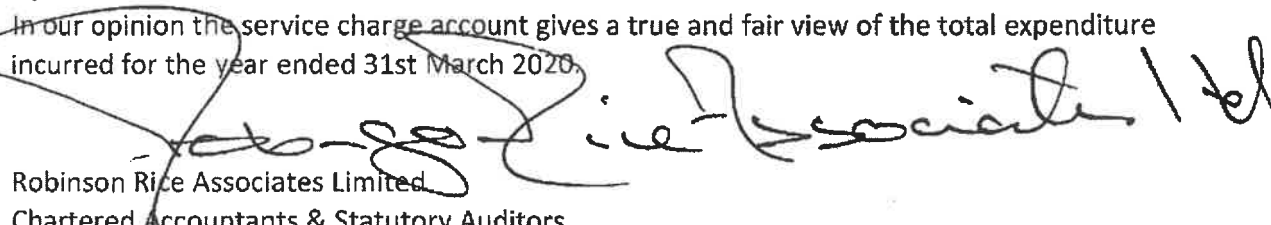
We report to you our opinion as to whether the service charge account gives a true and fair view of the total expenditure incurred by the landlord in meeting his obligations under the leases.

Basis of opinion

We conducted our audit in accordance with United Kingdom Auditing Standards issued by the Auditing Practices Board. An audit includes an examination of evidence relevant to the amounts and disclosures in the service charge account.

Opinion

In our opinion the service charge account gives a true and fair view of the total expenditure incurred for the year ended 31st March 2020.



Robinson Rice Associates Limited
Chartered Accountants & Statutory Auditors
Wirral Office
93 Banks Road
West Kirby
Wirral CH48 0RB

Dated : 14/5/2020

**BEBINGTON HALL PARK
BEBINGTON WIRRAL CH63
FLATS**

**SERVICE CHARGE EXPENDITURE AUDITED ACCOUNT
YEAR ENDED 31st MARCH 2020**

	£
Cleaning	2,909.73
Electricity	557.06
Insurance	7,118.05
Professional fees	236.85
Repairs and maintenance	2,468.60
Pest control	960.00
Water	365.40
Major repairs	9,546.00
Transfer to Reserve Fund	19,394.46
Transfer from Reserve Fund	- 10,529.75
	<hr/> 33,026.40
Management fee	4,989.60
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Total service charge expenditure	38,016.00
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Arrears due from leaseholders £441.02	
Charged to leaseholders	38,016.00
Debit balance b/fwd	-
	<hr/>
	38,016.00
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**BEBINGTON HALL PARK
BEBINGTON WIRRAL CH63
FLATS**

SERVICE CHARGE EXPENDITURE AUDITED ACCOUNT

YEAR ENDED 31st MARCH 2020

Reserve Fund at 31st March 2020

Balance B/F	15,831.17
Transfer to Reserve Fund	19,394.46
Transfer from Reserve Fund	- 10,506.00
Transfer from Reserve Fund Accrual	- <u>23.75</u>
Balance C/F	<u><u>24,695.88</u></u>