

**BEBINGTON HALL PARK  
BEBINGTON WIRRAL CH63**

**FLATS**

**SERVICE CHARGE EXPENDITURE AUDITED ACCOUNT**

**YEAR ENDED 31st MARCH 2021**

**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 2021**

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## **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 2021 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.

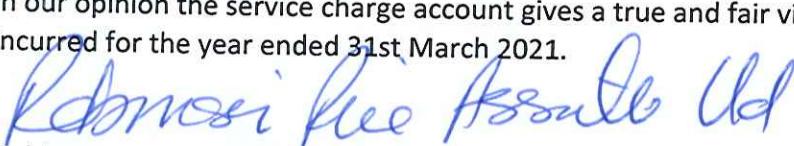
We report to you our opinion as to whether the service charge account gives a true and fair view of the total expenditure incurred by the landlord in meeting his obligations under the leases.

#### 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 2021.

  
Robinson Rice Associates Limited

Chartered Accountants & Statutory Auditors  
Wirral Office  
93 Banks Road  
West Kirby  
Wirral CH48 0RB

Dated :

9/8/21

**BEBINGTON HALL PARK  
BEBINGTON WIRRAL CH63  
FLATS**

**SERVICE CHARGE EXPENDITURE AUDITED ACCOUNT  
YEAR ENDED 31st MARCH 2021**

	£
Cleaning	3,614.00
Electricity	744.66
Insurance	9,711.92
Professional fees	279.15
Fire Precautions	966.42
Repairs and maintenance	24,027.78
Pest control	144.00
Water	265.09
Transfer to Reserve Fund	10,351.22
Transfer from Reserve Fund	- 17,077.84
	<hr/>
	33,026.40
Management fee	4,989.60
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<b>Total service charge expenditure</b>	<b>38,016.00</b>
Arrears due from leaseholders £838.32	<hr/>
Charged to leaseholders	38,016.00
Debit balance b/fwd	<hr/>
	38,016.00

There are costs included in the above invoices that are for the past year end costs.

BEBINGTON HALL PARK  
BEBINGTON WIRRAL CH63  
FLATS

SERVICE CHARGE EXPENDITURE AUDITED ACCOUNT

YEAR ENDED 31st MARCH 2021

Reserve Fund at 31st March 2021

Balance B/F	24,695.88
Transfer to Reserve Fund	10,351.22
Transfer from Reserve Fund	- 17,077.84
Transfer from Reserve Fund Accrual	<u>- 1,500.00</u>
Balance C/F	<u><u>16,469.26</u></u>