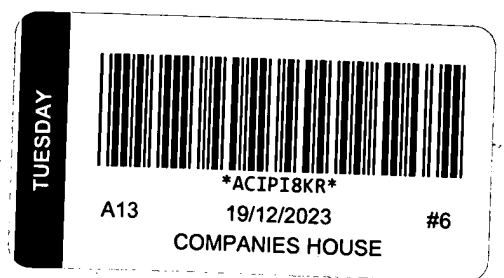


**Report of the Members and
Financial Statements
for the Year Ended 31 March 2023
for
East Lothian Mid-Market Homes LLP**



East Lothian Mid-Market Homes LLP

**Contents of the Financial Statements
for the Year Ended 31 March 2023**

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East Lothian Mid-Market Homes LLP

**General Information
for the Year Ended 31 March 2023**

DESIGNATED MEMBERS: East Lothian Council
Scottish Futures Trust Investments Ltd

REGISTERED OFFICE: John Muir House
Haddington
EH41 3HA

REGISTERED NUMBER: SO306642 (Scotland)

AUDITORS: Whitelaw Wells
Statutory Auditor
9 Ainslie Place
Edinburgh
Midlothian
EH3 6AT

East Lothian Mid-Market Homes LLP

Report of the Members for the Year Ended 31 March 2023

The members present their report with the financial statements of the LLP for the year ended 31 March 2023.

PRINCIPAL ACTIVITY

The principal activity of the LLP in the year under review was that of property purchase and rental management.

REVIEW OF BUSINESS

The Scottish Government's Housing to 2040 commits the Scottish Government to the delivery of 110,000 affordable homes across Scotland by 2032. East Lothian's Local Housing Strategy clearly sets out the context of the need for affordable housing in the county. While the priority continues to be delivering social rented housing, other intermediate tenures, such as mid-market rent (MMR) and low cost home ownership models must meet some of the housing need identified.

The provision of mid-market rent properties will continue to play a key role in providing more affordable housing across the county. The comparative affordability of MMR when compared to the Private Rented Sector (PRS) mean that it is an option that is likely to appeal to many residents within East Lothian, particularly those looking for affordable secure accommodation who would be unlikely to obtain housing within other tenures.

Supply of new affordable housing in East Lothian is critical to help address the growing level of need and demand, however the Council and its partners cannot deliver this solely through private sector finance and subsidy. To ensure the Council continues to maximise the delivery of affordable housing, they continue to explore new and innovative models to help achieve this.

During 2019 East Lothian Mid-Market Homes LLP entered into an arrangement to lease, manage and maintain 50 homes for mid-market rent for a period of 40 years, at the end of which the properties will be acquired by the Council for £1 each (£50). There is ambition to increase the number of units delivered through this LLP and in 2021, 2 additional homes were purchased for MMR, with a further 8 properties secured in May 2022. These additional units were purchased using funding provided through East Lothian Council's second homes CT fund.

East Lothian Mid-Market Homes LLP is a new innovative partnership between East Lothian Council and Scottish Futures Trust Investments Limited which was established to deliver additional affordable housing without subsidy and contribute towards meeting East Lothian Council's housing commitments. East Lothian Council has 83.33% of the voting rights in the partnership and is entitled to 99.999% of residual profits. However, residual profits are not distributed to the Members and are reinvested to provide future affordable housing options.

DESIGNATED MEMBERS

The designated members during the year under review were:

East Lothian Council
Scottish Futures Trust Investments Ltd

East Lothian Mid-Market Homes LLP

Report of the Members for the Year Ended 31 March 2023

RESULTS FOR THE YEAR AND ALLOCATION TO MEMBERS

The loss for the year before members' remuneration and profit shares was £29,503 (2022 - £1,145,925 profit).

This loss includes £nil (2022: £1,073,350) of grant funding receivable from East Lothian Council for the purpose of purchasing properties to be made available for mid-market rental.

MEMBERS' INTERESTS

Members are required to make a cash contribution of £1 to the capital of the LLP. Repayment of this initial capital is made on exit of the last of the Units held by the LLP or on liquidation in accordance with the terms of the Members' Agreement.

Any residual profits shall not be distributed to Members but shall instead be invested in the Business.

STATEMENT OF MEMBERS' RESPONSIBILITIES

The members are responsible for preparing the Report of the Members and the financial statements in accordance with applicable law and regulations.

Legislation applicable to limited liability partnerships requires the members to prepare financial statements for each financial year. Under that law the members have elected to prepare the financial statements in accordance with United Kingdom Generally Accepted Accounting Practice (United Kingdom Accounting Standards and applicable law), including Financial Reporting Standard 102 'The Financial Reporting Standard applicable in the UK and Republic of Ireland'. Under legislation applicable to limited liability partnerships the members must not approve the financial statements unless they are satisfied that they give a true and fair view of the state of affairs of the LLP and of the profit or loss of the LLP for that period. In preparing these financial statements, the members are required to:

- select suitable accounting policies and then apply them consistently;
- make judgements and accounting estimates that are reasonable and prudent;
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the LLP will continue in business.

The members are responsible for keeping adequate accounting records that are sufficient to show and explain the LLP's transactions and disclose with reasonable accuracy at any time the financial position of the LLP and enable them to ensure that the financial statements comply with the Companies Act 2006 as applied to LLPs by the Limited Liability Partnerships (Accounts and Audit) (Application of Companies Act 2006) Regulations 2008. They are also responsible for safeguarding the assets of the LLP and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

STATEMENT AS TO DISCLOSURE OF INFORMATION TO AUDITORS

So far as the members are aware, there is no relevant audit information (as defined by Section 418 of the Companies Act 2006) of which the LLP's auditors are unaware, and each member has taken all the steps that he ought to have taken as a member in order to make himself aware of any relevant audit information and to establish that the LLP's auditors are aware of that information.

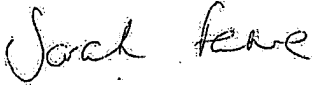
East Lothian Mid-Market Homes LLP

**Report of the Members
for the Year Ended 31 March 2023**

AUDITORS

The auditors, Whitelaw Wells, will be proposed for re-appointment at the forthcoming Annual General Meeting.

ON BEHALF OF THE MEMBERS:



SARAH FORTUNE – EXECUTIVE DIRECTOR FOR COUNCIL RESOURCES

East Lothian Council - Designated member

6 December 2023

**Report of the Independent Auditors to the Members of
East Lothian Mid-Market Homes LLP**

Opinion

We have audited the financial statements of East Lothian Mid-Market Homes LLP (the 'LLP') for the year ended 31 March 2023 which comprise the Income Statement, Balance Sheet, Reconciliation of Members' Interests and Notes to the Financial Statements, including a summary of significant accounting policies. The financial reporting framework that has been applied in their preparation is applicable law and United Kingdom Accounting Standards, including Financial Reporting Standard 102 'The Financial Reporting Standard applicable in the UK and Republic of Ireland' (United Kingdom Generally Accepted Accounting Practice).

In our opinion the financial statements:

- give a true and fair view of the state of the LLP's affairs as at 31 March 2023 and of its loss for the year then ended;
- have been properly prepared in accordance with United Kingdom Generally Accepted Accounting Practice; and
- have been prepared in accordance with the requirements of the Companies Act 2006 as applied to LLPs by the Limited Liability Partnerships (Accounts and Audit) (Application of Companies Act 2006) Regulations 2008.

Basis for opinion

We conducted our audit in accordance with International Standards on Auditing (UK) (ISAs (UK)) and applicable law. Our responsibilities under those standards are further described in the Auditors' responsibilities for the audit of the financial statements section of our report. We are independent of the LLP in accordance with the ethical requirements that are relevant to our audit of the financial statements in the UK, including the FRC's Ethical Standard, and we have fulfilled our other ethical responsibilities in accordance with these requirements. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

Conclusions relating to going concern

In auditing the financial statements, we have concluded that the members' use of the going concern basis of accounting in the preparation of the financial statements is appropriate.

Based on the work we have performed, we have not identified any material uncertainties relating to events or conditions that, individually or collectively, may cast significant doubt on the LLP's ability to continue as a going concern for a period of at least twelve months from when the financial statements are authorised for issue.

Our responsibilities and the responsibilities of the members with respect to going concern are described in the relevant sections of this report.

Report of the Independent Auditors to the Members of East Lothian Mid-Market Homes LLP

Other information

The members are responsible for the other information. The other information comprises the information in the Report of the Members, but does not include the financial statements and our Report of the Auditors thereon.

Our opinion on the financial statements does not cover the other information and, except to the extent otherwise explicitly stated in our report, we do not express any form of assurance conclusion thereon.

In connection with our audit of the financial statements, our responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the financial statements or our knowledge obtained in the audit or otherwise appears to be materially misstated. If we identify such material inconsistencies or apparent material misstatements, we are required to determine whether this gives rise to a material misstatement in the financial statements themselves. If, based on the work we have performed, we conclude that there is a material misstatement of this other information, we are required to report that fact. We have nothing to report in this regard.

Matters on which we are required to report by exception

We have nothing to report in respect of the following matters where the Companies Act 2006 as applied to LLPs requires us to report to you if, in our opinion:

- adequate accounting records have not been kept, or returns adequate for our audit have not been received from branches not visited by us; or
- the financial statements are not in agreement with the accounting records and returns; or
- we have not received all the information and explanations we require for our audit; or
- the members were not entitled to prepare the financial statements in accordance with the small LLPs regime.

Responsibilities of members

As explained more fully in the Statement of Members' Responsibilities set out on page three, the members are responsible for the preparation of the financial statements and for being satisfied that they give a true and fair view, and for such internal control as the members determine necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, the members are responsible for assessing the LLP's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the members either intend to liquidate the LLP or to cease operations, or have no realistic alternative but to do so.

**Report of the Independent Auditors to the Members of
East Lothian Mid-Market Homes LLP**

Auditors' responsibilities for the audit of the financial statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue a Report of the Auditors that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with ISAs (UK) will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statements.

The extent to which our procedures are capable of detecting irregularities, including fraud is detailed below:

Irregularities that result from fraud are inherently more difficult to detect than irregularities that result from error.

From enquiries of those charged with governance, it was determined that the risk of material misstatement from fraud was low with little scope for fraud to occur. Our audit testing is designed to detect material misstatements from fraud where there is not high level collusion.

Our audit testing was designed to detect material misstatements from other irregularities that result from error where there is not high level concealment of error. In this regard the following audit work was undertaken: applicable laws and regulations were reviewed and discussed with management; senior management meeting minutes were reviewed; internal controls were reviewed; and journals were reviewed. From this audit testing it was determined that the risk of material misstatement in this regard was low.

We tested a sample of income and expenditures transactions to identify any irregularities as a result of simple mistakes or human error. From this audit testing it was determined that the risk of material misstatement in this regard was low.

A further description of our responsibilities for the audit of the financial statements is located on the Financial Reporting Council's website at www.frc.org.uk/auditorsresponsibilities. This description forms part of our Report of the Auditors.

**Report of the Independent Auditors to the Members of
East Lothian Mid-Market Homes LLP**

Use of our report

This report is made solely to the LLP's members, as a body, in accordance with Chapter 3 of Part 16 of the Companies Act 2006 as applied to LLPs by the Limited Liability Partnerships (Accounts and Audit) (Application of Companies Act 2006) Regulations 2008. Our audit work has been undertaken so that we might state to the LLP's members those matters we are required to state to them in a Report of the Auditors and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the LLP and the LLP's members as a body, for our audit work, for this report, or for the opinions we have formed.



Ingela Louise Presslie (Senior Statutory Auditor)
for and on behalf of Whitelaw Wells
Statutory Auditor
9 Ainslie Place
Edinburgh
Midlothian
EH3 6AT

6 December 2023

East Lothian Mid-Market Homes LLP

**Income Statement
for the Year Ended 31 March 2023**

	Notes	2023 £	2022 £
TURNOVER		436,326	380,742
Administrative expenses		369,464	308,294
		<u>66,862</u>	<u>72,448</u>
Other operating income		(102,350)	1,073,350
OPERATING (LOSS)/PROFIT	5	(35,488)	1,145,798
Interest receivable and similar income		5,985	127
(LOSS)/PROFIT FOR THE FINANCIAL YEAR BEFORE MEMBERS' REMUNERATION AND PROFIT SHARES		<u>(29,503)</u>	<u>1,145,925</u>
(LOSS)/PROFIT FOR THE FINANCIAL YEAR BEFORE MEMBERS' REMUNERATION AND PROFIT SHARES		(29,503)	1,145,925
Members' remuneration charged as an expense	6	29,503	(1,145,925)
PROFIT FOR THE FINANCIAL YEAR AVAILABLE FOR DISCRETIONARY DIVISION AMONG MEMBERS		<u>-</u>	<u>-</u>

The notes form part of these financial statements

East Lothian Mid-Market Homes LLP (Registered number: SO306642)

**Balance Sheet
31 March 2023**

	Notes	2023		2022	
		£	£	£	£
FIXED ASSETS					
Tangible assets	7		1,236,647		280,410
CURRENT ASSETS					
Debtors	8	120,183		1,138,397	
Cash at bank		305,837		196,108	
		<u>426,020</u>		<u>1,334,505</u>	
CREDITORS					
Amounts falling due within one year	9	114,989		37,734	
NET CURRENT ASSETS			<u>311,031</u>		<u>1,296,771</u>
TOTAL ASSETS LESS CURRENT LIABILITIES and NET ASSETS ATTRIBUTABLE TO MEMBERS			<u><u>1,547,678</u></u>		<u><u>1,577,181</u></u>
LOANS AND OTHER DEBTS DUE TO MEMBERS	11		1,547,676		1,577,179
MEMBERS' OTHER INTERESTS					
Capital accounts			<u>2</u>		<u>2</u>
			<u><u>1,547,678</u></u>		<u><u>1,577,181</u></u>
TOTAL MEMBERS' INTERESTS					
Loans and other debts due to members	11		1,547,676		1,577,179
Members' other interests			<u>2</u>		<u>2</u>
			<u><u>1,547,678</u></u>		<u><u>1,577,181</u></u>

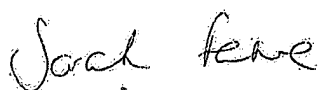
The notes form part of these financial statements

East Lothian Mid-Market Homes LLP (Registered number: SO306642)

**Balance Sheet - continued
31 March 2023**

The financial statements have been prepared in accordance with the provisions applicable to LLPs subject to the small LLPs regime.

The financial statements were approved by the members of the LLP and authorised for issue on 6 December 2023 and were signed by:



EXECUTIVE DIRECTOR FOR COUNCIL RESOURCES
East Lothian Council - Designated member

The notes form part of these financial statements

East Lothian Mid-Market Homes LLP

**Reconciliation of Members' Interests
for the Year Ended 31 March 2023**

	EQUITY		
	Members' capital (classified as equity) £	Members' other interests Other reserves £	Total £
Balance at 1 April 2022	2	-	2
Members' remuneration charged as an expense, including employment and retirement benefit costs	-	-	-
Profit for the financial year available for discretionary division among members	-	-	-
Members' interests after profit for the year	<u>2</u>	<u>-</u>	<u>2</u>
Balance at 31 March 2023	<u>2</u>	<u>-</u>	<u>2</u>

The notes form part of these financial statements

East Lothian Mid-Market Homes LLP

**Reconciliation of Members' Interests
for the Year Ended 31 March 2023**

	DEBT	TOTAL MEMBERS' INTERESTS
	Loans and other debts due to members less any amounts due from members in debtors	
	Other amounts	Total
	£	£
Amount due to members	1,577,179	
Amount due from members	-	
	<hr/>	
Balance at 1 April 2022	1,577,179	1,577,181
Members' remuneration charged as an expense, including employment and retirement benefit costs	(29,503)	(29,503)
Profit for the financial year available for discretionary division among members	-	-
	<hr/>	<hr/>
Members' interests after profit for the year	1,547,676	1,547,678
	<hr/>	<hr/>
Amount due to members	1,547,676	
Amount due from members	-	
	<hr/>	
Balance at 31 March 2023	<u>1,547,676</u>	<u>1,547,678</u>

The notes form part of these financial statements

East Lothian Mid-Market Homes LLP

Reconciliation of Members' Interests
for the Year Ended 31 March 2023

	EQUITY		
	Members' capital (classified as equity) £	Members' other interests Other reserves £	Total £
Balance at 1 April 2021	2	-	2
Members' remuneration charged as an expense, including employment and retirement benefit costs	-	-	-
Profit for the financial year available for discretionary division among members	-	-	-
Members' interests after profit for the year	<u>2</u>	<u>-</u>	<u>2</u>
Balance at 31 March 2022	<u>2</u>	<u>-</u>	<u>2</u>

	DEBT	TOTAL MEMBERS' INTERESTS
	Loans and other debts due to members less any amounts due from members in debtors Other amounts £	Total £
Amount due to members	431,254	
Amount due from members	-	
Balance at 1 April 2021	431,254	431,256
Members' remuneration charged as an expense, including employment and retirement benefit costs	1,145,925	1,145,925
Profit for the financial year available for discretionary division among members	-	-
Members' interests after profit for the year	<u>1,577,179</u>	<u>1,577,181</u>
Amount due to members	1,577,179	
Amount due from members	-	
Balance at 31 March 2022	<u>1,577,179</u>	<u>1,577,181</u>

The notes form part of these financial statements

East Lothian Mid-Market Homes LLP

Notes to the Financial Statements - continued for the Year Ended 31 March 2023

1. STATUTORY INFORMATION

East Lothian Mid-Market Homes LLP is registered in Scotland. The LLP's registered number and registered office address can be found on the General Information page.

2. ACCOUNTING POLICIES

Basis of preparing the financial statements

These financial statements have been prepared in accordance with Financial Reporting Standard 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" including the provisions of Section 1A "Small Entities" and the requirements of the Statement of Recommended Practice, Accounting by Limited Liability Partnerships. The financial statements have been prepared under the historical cost convention.

The LLP constitutes a public benefit entity as defined by FRS 102.

Turnover

Turnover is measured at the fair value of the consideration received or receivable, excluding discounts, rebates, value added tax and other sales taxes.

Turnover is income from rental and is included in profit or loss in the period in which it is receivable.

Tangible fixed assets

Properties where East Lothian Council is entitled to a portion of any uplift in open market value in the event of sale are classified as plant, property and equipment. Such properties are not held for the purposes of capital appreciation nor do they return market value rentals.

Plant, property and equipment is initially recognised at cost. They are subsequently measured using the revaluation model - being its fair value at the date of revaluation less any subsequent accumulated depreciation and subsequent accumulated impairment losses. Revaluations are made with sufficient regularity that the carrying amount does not differ materially from the fair value of the property as at the reporting date.

The properties are assessed for revaluation and indications of impairment at each reporting date and a formal valuation is carried out by a qualified surveyor on a regular basis or when potentially material changes to conditions are detected.

The carrying amount of these properties reflects open market value less the portion which would be due to East Lothian Council in the event of sale.

Depreciation is provided at the following annual rates in order to write off each asset over its estimated useful life, less residual value

Plant, property and equipment - 40 years

East Lothian Mid-Market Homes LLP

Notes to the Financial Statements - continued for the Year Ended 31 March 2023

2. ACCOUNTING POLICIES - continued

Financial instruments

Financial instruments comprise financial assets and financial liabilities which are recognised when the company becomes a party to the contractual provisions of the instrument. Financial instruments are classified as "basic" in accordance with FRS102 and are accounted for at the settlement amount due, which equates to the cost. Financial assets comprise cash and other debtors. Financial liabilities comprise accruals and other creditors.

Hire purchase and leasing commitments

Rentals paid under operating leases are charged to profit or loss on a straight line basis over the period of the lease.

Members' drawings

The profits of the LLP are automatically divided among the members in accordance with the Members' Agreement.

There are no discretionary profit allocations.

Taxation

The taxation payable on the partnership profits is the personal liability of the members during the year and consequently neither taxation nor related deferred taxation is accounted for in the financial statements.

Amounts retained for tax are treated in the same way as other profits and are so included in "Loans and other debts due to members" or "Members' interests" depending on whether or not division of profit has occurred.

Provisions

Provisions are recognised where the company has a present obligation as a result of a past event, it is probably the company will be required to settle the obligations, and a reliable estimate can be made of the obligations. The amount recognised as a provision is the best estimate of the consideration required to settle the present obligation at the end of the reporting period, taking into account the risks and uncertainties surrounding the obligation.

3. GOING CONCERN

The accounts have been prepared on a going concern basis. The Senior Management Teams consider that there are no material uncertainties about the LLP's ability to continue as a going concern for a period of at least 12 months from the date of signing of these financial statements.

If a further rent cap was to be set below the rent increase agreed with the private investor this could have further consequences in relation to our financial reserves i.e. the LLP would face a further reduction in its rental income which would result in less money available to deliver our Management and Repairs service for its tenants. This could also impact on our ability to develop and expand our portfolio in the future.

East Lothian Mid-Market Homes LLP

Notes to the Financial Statements - continued
for the Year Ended 31 March 2023

4. EMPLOYEE INFORMATION

The average number of employees during the year was NIL (2022 - NIL).

5. OPERATING (LOSS)/PROFIT

The operating loss (2022 - operating profit) is stated after charging:

	2023	2022
	£	£
Depreciation - owned assets	13,663	3,560
Auditors' remuneration	4,525	3,600
Auditors' remuneration for non audit work	1,625	1,650
	<u>19,813</u>	<u>8,810</u>

6. INFORMATION IN RELATION TO MEMBERS

	2023	2022
	£	£
Members' remuneration charged as an expense		
Automatic division of (loss)/profit	(29,503)	1,145,925
	<u>(29,503)</u>	<u>1,145,925</u>

	2023	2022
The average number of members during the year was	<u>2</u>	<u>2</u>

East Lothian Mid-Market Homes LLP

**Notes to the Financial Statements - continued
for the Year Ended 31 March 2023**

7. TANGIBLE FIXED ASSETS

	Land and buildings £
COST	
At 1 April 2022	284,811
Additions	969,900
	1,254,711
At 31 March 2023	1,254,711
DEPRECIATION	
At 1 April 2022	4,401
Charge for year	13,663
	18,064
At 31 March 2023	18,064
NET BOOK VALUE	
At 31 March 2023	1,236,647
At 31 March 2022	280,410

2 of the properties were independently professionally valued in January 2021. The members have reviewed these properties, as well as the 8 properties purchased in May 2022, for any evidence of impairment or material change at the year end and conclude that the carrying value is reasonable.

8. DEBTORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	2023	2022
	£	£
Amounts owed by East Lothian Council	-	1,078,244
Other debtors	5,412	3,567
Prepayments and accrued income	114,771	56,586
	120,183	1,138,397

9. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	2023	2022
	£	£
Amounts owed to East Lothian Council	10,462	-
Accruals and deferred income	104,527	37,734
	114,989	37,734

East Lothian Mid-Market Homes LLP

**Notes to the Financial Statements - continued
for the Year Ended 31 March 2023**

10. LEASING AGREEMENTS

Minimum lease payments under non-cancellable operating leases fall due as follows:

	2023	2022
	£	£
Within one year	267,697	245,208
Between one and five years	1,070,787	980,832
In more than five years	8,407,051	7,955,109
	<u>9,745,535</u>	<u>9,181,149</u>

The above does not reflect any annual reviews of the initial yearly payment.

11. LOANS AND OTHER DEBTS DUE TO MEMBERS

In accordance with the SORP "Accounting by Limited Liability Partnerships" all amounts due to members are classified as a liability.

Loans and other debts due to members rank after secured and ordinary creditors in the event of a winding up.

12. RELATED PARTY DISCLOSURES

During the year, the LLP received entitlement to £nil (2022: £1,073,350) of grant income from East Lothian Council for the purchase of £nil (2022: eight) properties.

The LLP paid East Lothian Council £76,386 (2022: £42,057) in costs, including £3,278 (2022: £2,237) for finance staff costs, which are included in accountancy costs within the profit and loss account, £36,070 (2022: £10,765) for tenancy management staff costs, which are included in management charges within the profit and loss account and £37,038 (2022: £29,055) for various other recharged costs.

The balance owed to East Lothian Council at the year end was £10,462 (2022: £1,078,244). This net liability includes £102,350 being repayment of grant income paid by East Lothian Council in the prior year for expenditure which was ultimately not incurred.

No balance was owed to or from Scottish Futures Trust Investments Ltd at the current or previous year end.

East Lothian Mid-Market Homes LLP

**Notes to the Financial Statements - continued
for the Year Ended 31 March 2023**

13. ULTIMATE CONTROLLING PARTY

The controlling party is East Lothian Council.

The ultimate controlling party is East Lothian Council.

The registered office of East Lothian Council is John Muir House, Haddington, EH41 3HA.

The results of East Lothian Mid-Market Homes LLP are consolidated into the group accounts of East Lothian Council.

East Lothian Mid-Market Homes LLP

Detailed Profit and Loss Account
for the Year Ended 31 March 2023

	2023		2022	
	£	£	£	£
Rental income		436,326		380,742
Other income				
Government grants	(102,350)		1,073,350	
Deposit account interest	5,985		127	
	<u> </u>	(96,365)	<u> </u>	1,073,477
		339,961		1,454,219
Expenditure				
Insurance	3,600		2,912	
Repairs to property	29,935		16,998	
Rental payments	264,044		251,680	
Accountancy	3,278		2,237	
Legal fees	1,800		570	
Management charges	36,070		10,765	
Agency staff costs	3,149		14,313	
Other professional fees	1,469		-	
Auditors' remuneration	4,525		3,600	
Auditors' remuneration for non audit work	1,625		1,650	
Bad debts	6,305		-	
	<u> </u>	355,800	<u> </u>	304,725
		(15,839)		1,149,494
Finance costs				
Bank charges		1		9
		<u> </u>		<u> </u>
		(15,840)		1,149,485
Depreciation				
Depn of property, plant and equipment		13,663		3,560
		<u> </u>		<u> </u>
		(29,503)		1,145,925

This page does not form part of the statutory financial statements

East Lothian Mid-Market Homes LLP

Detailed Profit and Loss Account
for the Year Ended 31 March 2023

	2023		2022	
	£	£	£	£
Brought forward		(29,503)		1,145,925
Members' remuneration charged as an expense				
Automatic division of (loss)/profit		(29,503)		1,145,925
NET PROFIT		<u>-</u>		<u>-</u>

This page does not form part of the statutory financial statements

East Lothian Mid-Market Homes LLP

**Capital Account Schedule
31 March 2023**

	East Lothian Council £	Scottish Futures Trust Investments Ltd £	Totals £
At 1 April 2022	<u>1</u>	<u>1</u>	<u>2</u>
At 31 March 2023	<u><u>1</u></u>	<u><u>1</u></u>	<u><u>2</u></u>

East Lothian Mid-Market Homes LLP

**Current Accounts Schedule
31 March 2023**

	East Lothian Council £	Scottish Futures Trust Investments Ltd £	Totals £
At 1 April 2022	1,577,163	16	1,577,179
Share of loss	(29,502)	(1)	(29,503)
At 31 March 2023	<u>1,547,661</u>	<u>15</u>	<u>1,547,676</u>