Registration number: IP031175

Lyvennet Community Pub Limited

Members' Report and Unaudited Financial Statements

31 December 2025

dodd&co

Lyvennet Community Pub Limited

Contents

Lyvennet Community Pub Limited

Society Information

Members	D K Henderson D C Smith D M Graham C Smith K Taylor A S T Holroyd G Jones S J Taylor
Registered office	9-10 Stoneworks Garth Crosby Ravensworth PENRITH CA10 3JE
Accountants	Dodd & Co Limited Chartered Accountants FIFTEEN Rosehill Montgomery Way Rosehill Estate CARLISLE CA1 2RW

Lyvennet Community Pub Limited

Members' Report for the Year Ended 31 December 2025

The members present their report and the financial statements for the year ended 31 December 2025.

Members of the society
The members who held office during the year were as follows:

D K Henderson

D C Smith

D M Graham

C Smith

K Taylor

A S T Holroyd

G Jones

S J Taylor

Principal activity
The principal activity of the company is the ownership of a public house and community hub.

Small companies provision statement
This report has been prepared in accordance with the special provisions relating to companies subject to the small companies regime within Part 15 of the Companies Act 2006.

Approved by the Members on .... and signed on its behalf by:

....
D C Smith
Member

Lyvennet Community Pub Limited

Statement of Directors' Responsibilities

The members acknowledge their responsibilities for preparing the Annual Report and the financial statements in accordance with applicable law and regulations.

Company law 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). Under company law 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 society and of the profit or loss of the society for that period. In preparing these financial statements, the members are required to:

- select suitable accounting policies and 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 society will continue in business.

The members are responsible for keeping adequate accounting records that are sufficient to show and explain the society's transactions and disclose with reasonable accuracy at any time the financial position of the society and enable them to ensure that the financial statements comply with the Companies Act 2006. They are also responsible for safeguarding the assets of the society and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

Chartered Accountants' Report to the Board of Directors on the Preparation of the Unaudited Statutory Accounts of Lyvennet Community Pub Limited for the Year Ended 31 December 2025

In order to assist you to fulfil your duties under the Co-operative and Community Benefit Societies Act 2014, we have prepared for your approval the accounts of Lyvennet Community Pub Limited for the year ended 31 December 2025 as set out on pages 5 to 10 from the society's accounting records and from information and explanations you have given us.

As a practising member firm of the Institute of Chartered Accountants in England and Wales (ICAEW), we are subject to its ethical and other professional requirements which are detailed at http://www.icaew.com/regulation.

This report is made solely to the Board of Directors of Lyvennet Community Pub Limited, as a body, in accordance with the terms of our engagement letter dated 23 August 2022. Our work has been undertaken solely to prepare for your approval the accounts of Lyvennet Community Pub Limited and state those matters that we have agreed to state to the Board of Directors of Lyvennet Community Pub Limited, as a body, in this report in accordance with ICAEW Technical Release 07/16 AAF. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than Lyvennet Community Pub Limited and its Board of Directors as a body for our work or for this report.

It is your duty to ensure that Lyvennet Community Pub Limited has kept adequate accounting records and to prepare statutory accounts that give a true and fair view of the assets, liabilities, financial position and profit of Lyvennet Community Pub Limited. You consider that Lyvennet Community Pub Limited is exempt from the statutory audit requirement for the year.

We have not been instructed to carry out an audit or a review of the accounts of Lyvennet Community Pub Limited. For this reason, we have not verified the accuracy or completeness of the accounting records or information and explanations you have given to us and we do not, therefore, express any opinion on the statutory accounts.

Dodd & Co Limited
Chartered Accountants
FIFTEEN Rosehill
Montgomery Way
Rosehill Estate
CARLISLE
CA1 2RW

Date:............................

Lyvennet Community Pub Limited

Profit and Loss Account for the Year Ended 31 December 2025

	2025 £	2024 £
Turnover	27,852	26,353
Administrative expenses	(17,480)	(25,006)
Other operating income	1,708	4,748
Operating profit	12,080	6,095
Profit before tax	12,080	6,095
Profit for the financial year	12,080	6,095
Retained earnings brought forward	25,859	31,547
Dividends paid	(11,602)	(11,783)
Retained earnings carried forward	26,337	25,859

Lyvennet Community Pub Limited

(Registration number: IP031175)
Balance Sheet as at 31 December 2025

	Note	2025 £	2024 £
Fixed assets			
Tangible assets	4	17,536	20,815
Investment property	5	341,177	341,177
		358,713	361,992
Current assets			
Debtors	6	120	120
Cash at bank and in hand		29,534	22,227
		29,654	22,347
Creditors: Amounts falling due within one year	7	(4,876)	(4,547)
Net current assets		24,778	17,800
Total assets less current liabilities		383,491	379,792
Creditors: Amounts falling due after more than one year	7	(42,385)	(43,964)
Net assets		341,106	335,828
Capital and reserves			
Called up share capital		314,769	309,969
Retained earnings		26,337	25,859
Shareholders' funds		341,106	335,828

Approved and authorised by the Members on .... and signed on its behalf by:

....

D C Smith

Director

....

D M Graham

Director

....

C Smith

Director

The notes on pages 7 to 10 form an integral part of these financial statements.

1 General information

The society is a private company limited by share capital, incorporated in England and Wales.

The address of its registered office is:
9-10 Stoneworks Garth
Crosby Ravensworth
PENRITH
CA10 3JE

2 Accounting policies

Summary of significant accounting policies and key accounting estimates
The principal accounting policies applied in the preparation of these financial statements are set out below. These policies have been consistently applied to all the years presented, unless otherwise stated.

Statement of compliance
These financial statements have been prepared in accordance with the Financial Reporting Standard 102 Section 1A - 'The Financial Reporting Standard applicable in the UK and Republic of Ireland' and the Co-operative and Community Benefit Societies Act 2014.

Basis of preparation
These financial statements have been prepared using the historical cost convention except that as disclosed in the accounting policies certain items are shown at fair value.

Revenue recognition
Turnover comprises the fair value of the consideration received or receivable for the sale of goods and provision of services in the ordinary course of the society’s activities. Turnover is shown net of sales/value added tax, returns, rebates and discounts.

The society recognises revenue when the amount of revenue can be reliably measured; it is probable that future economic benefits will flow to the entity; and specific criteria have been met for each of the society's activities.

Other grants
Other grants in respect of capital expenditure are credited to a deferred income account and are released to profit over the expected useful lives of the relevant assets on a basis consistent with the depreciation policy.

Tangible assets
Tangible assets are stated in the balance sheet at cost, less any subsequent accumulated depreciation and subsequent accumulated impairment losses.

The cost of tangible assets includes directly attributable incremental costs incurred in their acquisition and installation.

Depreciation
Depreciation is charged so as to write off the cost of assets, other than land and properties under construction over their estimated useful lives, as follows:

Asset class	**Depreciation method and rate**
Furniture, fittings and office equipment	15% reducing balance

Investment property
Investment property is carried at fair value, derived from the current market prices for comparable real estate determined annually by the members. The members use observable market prices, adjusted if necessary for any difference in the nature, location or condition of the specific asset. Changes in fair value are recognised in profit or loss.

Cash and cash equivalents
Cash and cash equivalents comprise cash on hand and call deposits, and other short-term highly liquid investments that are readily convertible to a known amount of cash and are subject to an insignificant risk of change in value.

Trade debtors
Trade debtors are amounts due from customers for the sale of goods or services performed in the ordinary course of business.

Trade debtors are recognised initially at the transaction price. They are subsequently measured at amortised cost using the effective interest method, less provision for impairment. A provision for the impairment of trade debtors is established when there is objective evidence that the society will not be able to collect all amounts due according to the original terms of the receivables.

Trade creditors
Trade creditors are obligations to pay for goods or services that have been acquired in the ordinary course of business from suppliers. Trade creditors are classified as current liabilities if the society does not have an unconditional right, at the end of the reporting period, to defer settlement of the creditor for at least twelve months after the reporting date. If there is an unconditional right to defer settlement for at least twelve months after the reporting date, they are presented as non-current liabilities.

Trade creditors are recognised initially at the transaction price and subsequently measured at amortised cost using the effective interest method where due after more than one year.

Share capital
Ordinary shares are classified as equity. Equity instruments are measured at the fair value of the cash or other resources received or receivable, net of the direct costs of issuing the equity instruments. If payment is deferred and the time value of money is material, the initial measurement is on a present value basis.

3 Staff numbers

The average number of persons employed by the society (including members) during the year, was 8 (2024 - 7).

Lyvennet Community Pub Limited

Notes to the Unaudited Financial Statements for the Year Ended 31 December 2025 (continued)

4 Tangible assets

	Furniture, fittings and office equipment £	Total £
Cost or valuation		
At 1 January 2025	69,641	69,641
Additions	1,209	1,209
Disposals	(10,650)	(10,650)
At 31 December 2025	60,200	60,200
Depreciation		
At 1 January 2025	48,826	48,826
Charge for the year	2,983	2,983
Eliminated on disposal	(9,145)	(9,145)
At 31 December 2025	42,664	42,664
Carrying amount		
At 31 December 2025	17,536	17,536
At 31 December 2024	20,815	20,815

5 Investment properties

	£
At 1 January 2025	341,177
At 31 December 2025	341,177

There has been no valuation of investment property by an independent valuer. The members have reviewed the valuation of investment property and consider original cost to be a reasonable estimate.

6 Debtors

	2025 £	2024 £
Other debtors	120	120
	120	120

7 Creditors

	2025 £	2024 £
Due within one year		
Trade creditors	-	220
Taxation and social security	1,669	1,076
Other creditors	3,207	3,251
	4,876	4,547

	2025 £	2024 £
Due after one year		
Other creditors	42,385	43,964

Lyvennet Community Pub Limited

Detailed Profit and Loss Account for the Year Ended 31 December 2025

	2025 £	2024 £
Turnover	27,852	26,353
Administrative expenses		
General administrative expenses	(12,704)	(21,255)
Finance charges	(288)	(323)
Depreciation costs	(4,488)	(3,428)
	(17,480)	(25,006)
Other operating income	1,708	4,748
Operating profit	12,080	6,095
Profit before tax	12,080	6,095

Lyvennet Community Pub Limited

Detailed Profit and Loss Account for the Year Ended 31 December 2025 (continued)

	2025 £	2024 £
Turnover		
Pub rent and recharges	27,852	26,353
	27,852	26,353

	2025 £	2024 £
General administrative expenses		
Repairs and maintenance	8,752	17,274
Printing, postage and stationery	77	179
Sundry expenses	414	474
Insurance	1,858	1,775
Accountancy fees	1,603	1,553
	12,704	21,255

	2025 £	2024 £
Finance charges		
Bank charges	288	323
	288	323

	2025 £	2024 £
Depreciation costs		
Depreciation	2,983	3,428
(Profit)/loss on disposal of tangible fixed assets	1,505	-
	4,488	3,428

	2025 £	2024 £
Other operating income		
Deferred grants written back	1,675	1,789
Other income	33	2,959
	1,708	4,748