

**Clonmel Voluntary Housing Association Company Limited by Guarantee**

**Abridged Unaudited Financial Statements**

**for the financial year ended 31 October 2025**

# Clonmel Voluntary Housing Association Company Limited by Guarantee

## CONTENTS

	<b>Page</b>
Directors' Responsibilities Statement	3
Balance Sheet	4
Reconciliation of Members' Funds	5
Notes to the Financial Statements	6 - 8
Extract from Directors' Report	9

# **Clonmel Voluntary Housing Association Company Limited by Guarantee**

## **DIRECTORS' RESPONSIBILITIES STATEMENT**

for the financial year ended 31 October 2025

The directors are responsible for preparing the Directors' Report and the financial statements in accordance with applicable Irish law and regulations.

Irish company law requires the directors to prepare financial statements for each financial year. Under that law, the directors have elected to prepare the financial statements in accordance with the Companies Act 2014 and FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" issued by the Financial Reporting Council. Under company law, the directors must not approve the financial statements unless they are satisfied that they give a true and fair view of the assets, liabilities and financial position of the company as at the financial year end date and of the surplus or deficit of the company for the financial year and otherwise comply with the Companies Act 2014.

In preparing these financial statements, the directors are required to:

- select suitable accounting policies for the company financial statements and then apply them consistently;
- make judgements and accounting estimates that are reasonable and prudent;
- state whether the financial statements have been prepared in accordance with applicable accounting standards, identify those standards, and note the effect and the reasons for any material departure from those standards; and
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the company will continue in business.

The directors are responsible for ensuring that the company keeps or causes to be kept adequate accounting records which correctly explain and record the transactions of the company, enable at any time the assets, liabilities, financial position and surplus or deficit of the company to be determined with reasonable accuracy, enable them to ensure that the financial statements and Directors' Report comply with the Companies Act 2014. They are also responsible for safeguarding the assets of the company and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

# Clonmel Voluntary Housing Association Company Limited by Guarantee

## BALANCE SHEET

as at 31 October 2025

	Notes	2025 €	2024 €
<b>Fixed Assets</b>			
Tangible assets		<u>212,328</u>	<u>225,637</u>
<b>Current Assets</b>			
Debtors		5,170	6,368
Cash and cash equivalents		<u>1,048,442</u>	<u>1,032,849</u>
		<u>1,053,612</u>	<u>1,039,217</u>
<b>Creditors: amounts falling due within one year</b>	<b>5</b>	<u>(11,192)</u>	<u>(24,516)</u>
<b>Net Current Assets</b>		<u>1,042,420</u>	<u>1,014,701</u>
<b>Total Assets less Current Liabilities</b>		<u>1,254,748</u>	<u>1,240,338</u>
<b>Reserves</b>			
Capital reserves and funds	<b>8</b>	214,252	232,108
Income and expenditure account		<u>1,040,496</u>	<u>1,008,230</u>
<b>Equity attributable to owners of the company</b>		<u>1,254,748</u>	<u>1,240,338</u>

We as Directors of Clonmel Voluntary Housing Association Company Limited by Guarantee, state that -

(a) the company is availing itself of the exemption provided for by Chapter 15 of Part 6 of the Companies Act 2014,

(b) the company is availing itself of the exemption on the grounds that the conditions specified in section 358 are satisfied,

(c) the members of the company have not served a notice on the company under section 334(1) in accordance with section 334(2),

(d) we acknowledge the company's obligations under the Companies Act 2014, to keep adequate accounting records and prepare financial statements which give a true and fair view of the assets, liabilities and financial position of the company at the end of its financial year and of its profit or loss for such a financial year and to otherwise comply with the provisions of the Companies Act 2014 relating to financial statements so far as they are applicable to the company,

(e) the company has relied on the specified exemption contained in section 352 Companies Act 2014. The company has done so on the grounds that the company is entitled to the benefit of that exemption as a small company and the abridged financial statements have been properly prepared in accordance with section 353 Companies Act 2014.

**Approved by the board on 25 February 2026 and signed on its behalf by:**

**Damien Martin**  
Director

**Joan Ambrose**  
Director

# Clonmel Voluntary Housing Association Company Limited by Guarantee

## RECONCILIATION OF MEMBERS' FUNDS

as at 31 October 2025

	Retained surplus	Special reserve	Total
	€	€	€
<b>At 1 November 2023</b>	986,748	249,964	1,236,712
Surplus for the financial year	21,482	-	21,482
Other movements in equity attributable to owners	-	(17,856)	(17,856)
<b>At 31 October 2024</b>	1,008,230	232,108	1,240,338
Surplus for the financial year	32,266	-	32,266
Other movements in equity attributable to owners	-	(17,856)	(17,856)
<b>At 31 October 2025</b>	<b>1,040,496</b>	<b>214,252</b>	<b>1,254,748</b>

# Clonmel Voluntary Housing Association Company Limited by Guarantee

## NOTES TO THE ABRIDGED FINANCIAL STATEMENTS

for the financial year ended 31 October 2025

### 1. General Information

Clonmel Voluntary Housing Association Company Limited by Guarantee is a company limited by guarantee incorporated in Ireland. The company registration number is 145699

### 2. Summary of Significant Accounting Policies

The following accounting policies have been applied consistently in dealing with items which are considered material in relation to the company's financial statements.

#### Statement of compliance

The financial statements of the company for the year ended 31 October 2025 have been prepared on the going concern basis and in accordance with generally accepted accounting principles in Ireland and Irish statute comprising the Companies Act 2014 and in accordance with the Financial Reporting Standard applicable in the United Kingdom and the Republic of Ireland (FRS 102) issued by the Financial Reporting Council.

#### Basis of preparation

The financial statements have been prepared on the going concern basis and in accordance with the historical cost convention except for certain properties and financial instruments that are measured at revalued amounts or fair values, as explained in the accounting policies below. Historical cost is generally based on the fair value of the consideration given in exchange for assets. The financial reporting framework that has been applied in their preparation is the Companies Act 2014 and FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" issued by the Financial Reporting Council.

#### Income

Income represents amounts receivable for goods and services net of VAT. Income consists of contributions paid by each tenant and Tipperary County Council and donations. These are included in financial statements when received at headquarters. Incoming resources have been included in the financial statements only when realised or when the ultimate cash realisation of which can be assessed with reasonable certainty.

#### Expenditure

Expenditure is recognised on an accrual basis as a liability is incurred.

#### Tangible assets and depreciation

Tangible assets are stated at cost or at valuation, less accumulated depreciation. The charge to depreciation is calculated to write off the original cost or valuation of tangible assets, less their estimated residual value, over their expected useful lives as follows:

Land and buildings freehold	-	4% Straight line
Fixtures, fittings and equipment	-	12.5% Straight line

The carrying values of tangible fixed assets are reviewed annually for impairment in periods if events or changes in circumstances indicate the carrying value may not be recoverable.

#### Trade and other debtors

Trade and other debtors are initially recognised at fair value and thereafter stated at amortised cost using the effective interest method less impairment losses for bad and doubtful debts except where the effect of discounting would be immaterial. In such cases the receivables are stated at cost less impairment losses for bad and doubtful debts.

#### Trade and other creditors

Trade and other creditors are initially recognised at fair value and thereafter stated at amortised cost using the effective interest rate method, unless the effect of discounting would be immaterial, in which case they are stated at cost.

#### Taxation

The company has been granted an exemption from tax in respect of income or capital gains which are applicable to and are applied for charitable purposes (CHY 9511).

## Clonmel Voluntary Housing Association Company Limited by Guarantee

### NOTES TO THE ABRIDGED FINANCIAL STATEMENTS

for the financial year ended 31 October 2025

<b>3. Operating surplus</b>	<b>2025</b>	2024
	€	€
<b>Operating surplus is stated after charging/(crediting):</b>		
Depreciation of tangible assets	<b>18,877</b>	18,187
Amortisation of Government grants	<b>(17,856)</b>	(17,856)
	<u><u>          </u></u>	<u><u>          </u></u>
<b>4. Employees and remuneration</b>		
The staff costs comprise:	<b>2025</b>	2024
	€	€
Wages and salaries	<b>17,957</b>	16,882
Social welfare costs	<b>1,385</b>	1,373
	<u><u>19,342</u></u>	<u><u>18,255</u></u>
<b>5. Creditors</b>	<b>2025</b>	2024
	€	€
<b>Included in creditors:</b>		
<b>Amounts falling due within one year</b>		
Taxation (Note 6)	<b>9,652</b>	10,675
	<u><u>          </u></u>	<u><u>          </u></u>
<b>6. Taxation</b>	<b>2025</b>	2024
	€	€
<b>Creditors:</b>		
VAT	<b>9,452</b>	10,327
PAYE	<b>200</b>	348
	<u><u>9,652</u></u>	<u><u>10,675</u></u>

#### 7. Status

The liability of the members is limited.

Every member of the company undertakes to contribute to the assets of the company in the event of its being wound up while they are members, or within one year thereafter, for the payment of the debts and liabilities of the company contracted before they ceased to be members, and of the costs, charges and expenses of winding up, and for the adjustment of the rights of the contributors among themselves, such amount as may be required, not exceeding € 1.

#### 8. Income Statement

	<b>Income and expenditure account</b>	<b>Special reserve</b>	<b>Total</b>
	€	€	€
At 1 November 2024	1,008,230	232,108	1,240,338
Surplus for the financial year	32,266	-	32,266
Other movements	-	(17,856)	(17,856)
	<u><u>1,040,496</u></u>	<u><u>214,252</u></u>	<u><u>1,254,748</u></u>

#### 9. Post-Balance Sheet Events

There have been no significant events affecting the company since the financial year-end.

**Clonmel Voluntary Housing Association Company Limited by Guarantee**  
**NOTES TO THE ABRIDGED FINANCIAL STATEMENTS**  
for the financial year ended 31 October 2025

**10. Approval of financial statements**

The financial statements were approved and authorised for issue by the board of directors on 25 February 2026.

**Clonmel Voluntary Housing Association Company Limited by Guarantee**  
**EXTRACT FROM DIRECTORS' REPORT**

for the financial year ended 31 October 2025

Extract from the Directors' Report in accordance with Section 329 of the Companies Act 2014

None of the directors serving during any period have any interest in the profits or assets of the company. The liability of the directors of the company (who are also the members of the company ) is limited to a guarantee to contribute one Euro to the assets of the company in certain circumstances.