

Summary of Investments and Borrowing

Annex A

Investment	Original Investment Value £	Net Asset Value 31/03/24 £	Net Asset Value 31/12/24 £	Yield Rate Note 1 %	Forecast Return 2024/25 £	Previous Year Actual £
<u>Treasury Investments (Non-specified)- Long Term (over 12 mths)</u>						
CCLA Property Fund	4,000,000	3,922,967	3,951,003	4.40	174,000	100,524
Schroders Bond Fund	3,000,000	2,678,831	2,750,090	5.24	144,000	119,084
UBS Multi Asset Fund	3,000,000	2,207,842	-	-	57,370	109,416
CCLA Diversification Fund	2,000,000	1,956,403	1,902,627	5.31	101,000	87,261
Funding Circle		160,449	160,449	0.79	1,271	1,271
Sub Total Non-specified (Treasury Investments)		10,926,492	8,764,169		477,641	417,556
<u>Treasury Investments (Specified)-Short Term (less than 12 mths)</u>						
Liquidity Plus Funds		-	-	-	-	102,015
Inter-American Development Bank Bond		-	1,127,111	4.57	17,170	-
BNG Bank NV Bond		-	1,130,285	4.76	17,934	-
Money Market Funds		4,100,000	17,200,000	5.05	526,000	730,034
Total Specified Investments		4,100,000	19,457,396		561,104	832,049
Total Treasury Investments		15,026,492	28,221,565		1,038,744	1,249,605
<u>Non-Treasury Investments (Non-Specified)- Long Term (over 12 mths)</u>						
Gryllus Property Company Loan - Maidstone		2,394,000	2,394,000	5.81	139,023	139,023
Freedom Leisure- Loan (TLP)		193,714	96,857	5.50	14,399	23,181
Freedom Leisure- Loan (de Stafford)		124,143	62,071	7.58	12,717	20,474
Gryllus Property Company Loan - 80-84 Station Rd East		1,012,500	1,012,500	5.43	54,979	54,979
Gryllus Property Company Loan - Castlefield		11,664,000	11,664,000	6.10	711,504	711,504
Gryllus Property Company Share Capital Note 2		5,251,500	5,251,500	-	-	-
Sub Total Non-Treasury Investments		20,639,857	20,480,929		932,622	949,160
Total Investments (Treasury & Non-Treasury)		35,666,349	48,702,494		1,971,366	2,198,765
Total Investment Income Budget 2023/24					1,495,700	1,495,700
Over/(under) budget					475,666	703,065

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Borrowing	Balance as at 31/12/24 £	Interest %	Actual Cost 2024/25 £	Previous Year Cost £
General Fund Borrowing				
Gryllus Loan	3,420,000	2.46	84,132	84,132
Freedom Leisure Loan	2,225,000	2.45	54,513	54,513
Village Health Club	938,678	2.38	22,341	22,341
Linden House	4,175,000	2.69	112,308	112,308
Linden House	254,000	2.42	6,147	6,147
Quadrant House	15,340,000	2.41	369,694	369,694
Quadrant House	800,000	2.28	18,240	18,240
Gryllus - 80-84 Station Road	724,400	2.28	16,516	16,516
Gryllus - Castlefield	15,549,000	2.91	452,476	452,476
Sub Total General Fund Borrowing	43,426,078		1,136,366	1,136,366
Total GF PWLB Budget 2023/24			1,137,000	1,137,000
Over/(under) budget			(634)	(634)
HRA Borrowing				
Public Works Loan Board	52,839,000	2.72	1,437,221	1,596,258
Sub Total HRA Borrowing	52,839,000		1,437,221	1,596,258
Total HRA PWLB Budget 2024/25			1,520,000	1,520,000
Over/(under) budget			(82,779)	76,258
Total Borrowing	96,265,078		2,573,586	2,732,624
Total Budget 2024/25			2,657,000	2,657,000
Total Over/(under) budget			(83,414)	75,624

Notes:

1. Yield Rate:

For Non specified Investments, this is the actual return divided by net asset value as at 31/03/24;

For Specified investments, this is the actual return divided by the average investment value during the year

2. Gryllus share capital comprises of equity shares arising from loans granted - no dividend will be paid in the current year