Company No: 04970458 (England and Wales)

WISE INVESTMENTS LTD

Annual Report and Financial Statements

For the financial year ended 31 December 2020

WISE INVESTMENTS LTD

Annual Report and Financial Statements

For the financial year ended 31 December 2020

Contents

COMPANY INFORMATION

For the financial year ended 31 December 2020

DIRECTORS	A E Rae A C Sullivan
REGISTERED OFFICE	The Great Barn Chalford Park Barns Oxford Road Chipping Norton Oxfordshire OX7 5QR United Kingdom
COMPANY NUMBER	04970458 (England and Wales)
AUDITOR	Deloitte LLP Statutory Auditor Birmingham United Kingdom

The directors present their Strategic Report for the financial year ended 31 December 2020.

REVIEW OF THE BUSINESS

The principal activities of the Company are that of Independent Wealth Management and Financial Planning Services.

The Company is regulated by the Financial Conduct Authority (FCA).

RESULTS AND PERFORMANCE

The results for the year and financial position of the Company are shown in the annexed financial statements. As the Profit and Loss Account on page 13 the financial statements show turnover has increased to £3,186,251 (2019: £2,967,044) in the year ended 31 December 2020. The Company's profit before taxation for the year was £207,983 (2019: £108,720).

The Balance Sheet on page 14 of the financial statements shows that the net assets of the Company have increased to £2,072,300 (2019: £1,928,872).

KEY PERFORMANCE INDICATORS ('KPIS')

KPI's for the business are assets under management ("AUM"). The AUM has increased from £318m at 1 January 2020 to £326m at 31 December 2020. These figures are for Wise Investments Ltd only.

FUTURE DEVELOPMENTS

The Company continues to monitor the current economic climate with a view to ensuring the best service can be provided to its clients.

PILLAR 3 DISCLOSURES

Our capital adequacy, known as Pillar 3 Disclosures can be found at: http://www.wiseinvestment.co.uk

FINANCIAL RISK MANAGEMENT OBJECTIVES AND POLICIES

The Company's activities expose it to the following financial risk.

MARKET RISK

Although the Company does not have a position in the market as such, a fall in markets and therefore the funds under management would lead to a reduction in income.

PRINCIPAL RISKS AND UNCERTAINTIES

The Company's activities are subject to regulation which gives rise to a number of risks, including censure by the FCA. In order to mitigate this, the Company has a regime of regulatory compliance, systems and controls.

PUBLIC HEALTH RISK

There is additional market and operational risk due to the current economic and societal impacts following the outbreak of the Covid-19 in the UK and globally in late February and March 2020. The directors expect this to affect the remainder of 2021 and recognise the increase in these risks on the business. Risk to employee health and well being and reputational risk should also be considered.

The mitigants and controls applicable to these risks generally continue to apply in the unique situation of Covid-19 and further with the robust controls of the operation of the Company's Business Continuity Plan, which includes minimisation of employee health risks, greater employee well being monitoring, external and internal fraud controls, increased communications within and out of the Company and increased risk oversight and compliance monitoring.

BUSINESS RISK

Loss of clients will also impact revenue. In order to protect against this risk the Company also communicates with its clients and regularly invests much time and resource in maintaining existing client relationships.

CREDIT AND COUNTERPARTY RISK

The Company has low counterparty risk. Credit risk exposures are the Company's own bank deposits, loans, clients billed but not yet paid, and prepayments and accrued income. The banks the Company uses have good quality credit ratings and these are monitored and it is considered acceptable for the Company to rely on the credit ratings. The Company also considers other sources of information / news that would flag up any potential concerns for institutional exposures.

OPERATIONAL RISK

The Company relies on its staff, its internal systems and controls and also its key information technology systems to deliver its services. If an operational risk event were to occur, this could have an impact on profitability. In order to help monitor and mitigate these risks, an operational risk register is maintained which is used to identify key operational risks, assess the likelihood and impact of each risk, and document mitigating factors and identify action points to further reduce risk. Work is also performed to protect the business against evolving IT related risks such as cyber security. In order to reduce operational risk, policies and procedures are maintained. Staff complete relevant training to ensure they are competent to fulfil their roles. A comprehensive set of insurances is also maintained including Investment Manager's (PI) insurance.

REGULATORY RISK

The Company is regulated by the Financial Conduct Authority and is therefore subject to its rules, regulations, principles and guidance. Failure to comply could lead to investigation and fines. The Company uses the services of a Group Compliance department, a compliance manual and a risk-based compliance monitoring programme. The Group Compliance department oversees the production and submission of regulatory returns. In addition, the Group Compliance department monitors changes in relevant regulation (e.g. MiFID II, GDPR, SM&CR) to determine the likely impact on business activities. As part of the Internal Capital Adequacy Assessment Process ("ICAAP"), the Company's income levels are stress tested to ensure that the Company has sufficient capital to withstand severe market stress events.

BREXIT

Following the Referendum held on 23 June 2016 concerning the UK's membership of the EU, a decision was taken to exit. While a trade agreement between the UK and the EU was signed on 24 December 2020, providing some clarity to businesses and investors, it remains incomplete, and its impact cannot yet be fully determined due to the exceptional circumstances arising from the Covid-19 pandemic. As such, we continue to experience a period of uncertainty impacting businesses and investors' sentiment. This, in turn, can have an impact on the NAV of funds under management and AUM. Management is closely monitoring future developments.

Approved by the Board of Directors and signed on its behalf by:

AC Sullivan

A C Sullivan
Director

The Great Barn
Chalford Park Barns
Oxford Road
Chipping Norton
Oxfordshire
OX7 5QR
United Kingdom

Date: 22nd April 2021

The directors present their annual report on the affairs of the Company, together with the financial statements and auditor's report, for the financial year ended 31 December 2020.

The financial risk management objectives and policies and future developments can be found in the Strategic Report and form part of this report by cross-reference.

PRINCIPAL ACTIVITIES

The principal activity of the Company in the year under review was that of Independent Wealth Management and Financial Planning Services.

GOING CONCERN

The Company's forecasts and projections, taking account of potential changes in trading performance, show that the Company is able to operate within the level of its current resources. The Company has continued to be profitable and is cash generative. Further analysis has been completed for the going concern period to consider the effects of the current economic and societal impacts following the outbreak of the coronavirus Covid-19 in the UK and globally. The Company has produced updated annual projections and performed sensitivity analysis. Cash flow forecasts show that the Company has sufficient available funds for the foreseeable future. The directors, therefore, have a reasonable expectation that the Company has adequate resources to continue in operational existence for the next 12 months and the foreseeable future. Thus they continue to adopt the going concern basis in preparing the annual financial statements.

EVENTS AFTER THE BALANCE SHEET DATE

Details of significant events since the Balance Sheet date are contained in the note 21 to the financial statements.

DIRECTORS

The directors, who served during the financial year and to the date of this report except as noted, were as follows:

A E Rae

A C Sullivan

DIRECTORS' INDEMNITIES

The Company has made qualifying third party indemnity provisions for the benefit of its directors which were made during the financial year and remain in force at the date of this report.

DIVIDENDS

Dividends of £25,655 were distributed for the year (2019: £73,309) and no further dividends have been proposed post year-end. Further information can be found in note 11 to the financial statements.

AUDITOR

Each of the persons who is a director at the date of approval of this report confirms that:

- So far as the directors are aware, there is no relevant audit information of which the Company's auditor is unaware; and
- The directors have taken all the steps that they ought to have taken as a director in order to make themselves aware of any relevant audit information and to establish that the Company's auditor is aware of that information.

This confirmation is given and should be interpreted in accordance with the provisions of s418 of the Companies Act 2006.

Deloitte LLP have expressed their willingness to continue in office as auditor and appropriate arrangements have been put in place for them to be deemed reappointed as auditor in the absence of an Annual General Meeting.

Approved by the Board of Directors and signed on its behalf by:

AC Sullivan

A C Sullivan
Director

The Great Barn
Chalford Park Barns
Oxford Road
Chipping Norton
Oxfordshire
OX7 5QR
United Kingdom

Date: 22nd April 2021

DIRECTORS' RESPONSIBILITIES STATEMENT

For the financial year ended 31 December 2020

The directors are responsible for preparing the annual report and the financial statements in accordance with applicable law and regulations.

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 United Kingdom Generally Accepted Accounting Practice (United Kingdom Accounting Standards and applicable law), including FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland". 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 state of affairs of the Company and of the profit or loss of the Company for that financial period.

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

- Select suitable accounting policies and then apply them consistently;
- Make judgements and accounting estimates that are reasonable and prudent; 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 keeping adequate accounting records that are sufficient to show and explain the Company's transactions and disclose with reasonable accuracy at any time the financial position of the Company and enable them to ensure that the financial statements comply with the Companies Act 2006. The directors 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.

Report on the audit of the financial statements

Opinion

In our opinion the financial statements of Wise Investments Ltd (the 'Company'):

- Give a true and fair view of the state of the Company's affairs as at 31 December 2020 and of its profit for the financial year then ended;
- Have been properly prepared in accordance with United Kingdom Generally Accepted Accounting Practice, including Financial Reporting Standard 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland"; and
- Have been prepared in accordance with the requirements of the Companies Act 2006.

We have audited the financial statements which comprise:

- The Profit and Loss Account;
- The Balance Sheet;
- The Statement of Changes in Equity; and
- The related notes 1 to 22.

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).

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 auditor's responsibilities for the audit of the financial statements section of our report.

We are independent of the Company in accordance with the ethical requirements that are relevant to our audit of the financial statements in the UK, including the Financial Reporting Council's (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 directors' 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 Company'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 directors with respect to going concern are described in the relevant sections of this report.

Other information

The other information comprises the information included in the annual report, other than the financial statements and our auditor's report thereon. The directors are responsible for the other information contained within the annual report. 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.

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 course of 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.

Responsibilities of directors

As explained more fully in the Directors' Responsibilities Statement, the directors 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 directors determine is 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 directors are responsible for assessing the Company'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 directors either intend to liquidate the Company or to cease operations, or have no realistic alternative but to do so.

Auditor's 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 an auditor's report 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.

A further description of our responsibilities for the audit of the financial statements is located on the FRC's website at: www.frc.org.uk/auditorsresponsibilities. This description forms part of our auditor's report.

Extent to which the audit was considered capable of detecting irregularities, including fraud

Irregularities, including fraud, are instances of non-compliance with laws and regulations. We design procedures in line with our responsibilities, outlined above, to detect material misstatements in respect of irregularities, including fraud. The extent to which our procedures are capable of detecting irregularities, including fraud is detailed below.

We considered the nature of the Company's industry and its control environment, and reviewed the Company's documentation of their policies and procedures relating to fraud and compliance with laws and regulations. We also enquired of management about their own identification and assessment of the risks of irregularities.

We obtained an understanding of the legal and regulatory framework that the Company operates in, and identified the key laws and regulations that had a direct effect on the determination of material amounts and disclosures in the financial statements. These included UK Companies Act and the Financial Conduct Authority.

We discussed among the audit engagement team including significant component audit teams and relevant internal specialists such as tax, IT, and prudential regulatory specialists regarding the opportunities and incentives that may exist within the organisation for fraud and how and where fraud might occur in the financial statements.

In common with all audits under ISAs (UK), we are also required to perform specific procedures to respond to the risk of management override. In addressing the risk of fraud through management override of controls, testing the appropriateness of journal entries and other adjustments; assessing whether the judgements made in making accounting estimates are indicative of a potential bias; and evaluating the business rationale of any significant transactions that are unusual or outside the normal course of business.

In addition to the above, our procedures to respond to the risks identified included the following:

- reviewing financial statement disclosures by testing to supporting documentation to assess compliance with provisions of relevant laws and regulations described as having a direct effect on the financial statements;
- performing analytical procedures to identify any unusual or unexpected relationships that may indicate risks of material misstatement due to fraud;
- enquiring of management internal audit and external legal counsel concerning actual and potential litigation and claims, and instances of non-compliance with laws and regulations; and
- reading minutes of meetings of those charged with governance, reviewing internal audit reports and reviewing correspondence with HMRC.

Report on other legal and regulatory requirements

Opinions on other matters prescribed by the Companies Act 2006

In our opinion, based on the work undertaken in the course of the audit:

- The information given in the Strategic Report and the Directors' Report for the financial year for which the financial statements are prepared is consistent with the financial statements; and
- The Strategic Report and The Directors' Report have been prepared in accordance with applicable legal requirements.

In the light of the knowledge and understanding of the Company and its environment obtained in the course of the audit, we have not identified any material misstatements in the Strategic Report or the Directors' Report.

Matters on which we are required to report by exception

Under the Companies Act 2006 we are required to report in respect of the following matters 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
- Certain disclosures of directors' remuneration specified by law are not made; or
- We have not received all the information and explanations we require for our audit.

We have nothing to report in respect of these matters.

Use of our report

This report is made solely to the Company's members, as a body, in accordance with Chapter 3 of Part 16 of the Companies Act 2006. Our audit work has been undertaken so that we might state to the Company's members those matters we are required to state to them in an auditor's report and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the Company and the Company's members as a body, for our audit work, for this report, or for the opinions we have formed.

Matthew Perkins

Matthew Perkins FCA (Senior Statutory Auditor)
For and on behalf of Deloitte LLP
Statutory Auditor

Birmingham
United Kingdom

Date: 23 April 2021

WISE INVESTMENTS LTD

PROFIT AND LOSS ACCOUNT

For the financial year ended 31 December 2020

	Note	2020	2019
		£	£
Turnover	3	**3,186,251**	**2,967,044**
Administrative expenses		(3,020,409)	(2,859,185)
Other operating income	4	42,141	-
Operating profit		**207,983**	**107,859**
Finance income (net)	5	780	861
Profit before taxation	6	**208,763**	**108,720**
Tax on profit	10	(39,680)	(20,885)
Profit for the financial year attributable to the equity shareholders of the Company		**169,083**	**87,835**

All amounts relate to continuing operations.

There were no items of other comprehensive income or losses for the current or prior year other than those included in the Profit and Loss Account, accordingly no Statement of Comprehensive Income is presented.

WISE INVESTMENTS LTD

BALANCE SHEET

As at 31 December 2020

	Note	2020	2019
		£	£
Fixed assets			
Tangible assets	13	32,963	28,027
Investments	14	20,000	20,000
		52,963	**48,027**
Current assets			
Debtors	15	465,783	363,734
Cash at bank and in hand		1,841,801	1,758,444
		2,307,584	**2,122,178**
Current liabilities			
Creditors: amounts falling due within one year	16	(286,787)	(241,470)
Net current assets		**2,020,797**	**1,880,708**
Total assets less current liabilities		**2,073,760**	**1,928,735**
Provision for liabilities	17	(1,460)	137
Net assets		**2,072,300**	**1,928,872**
Capital and reserves			
Called-up share capital	18	100	100
Other reserves	18	1,200,000	1,200,000
Profit and loss account	18	872,200	728,772
Total shareholder's funds		**2,072,300**	**1,928,872**

The financial statements of Wise Investments Ltd (registered number: 04970458) were approved and authorised for issue by the Board of Directors on 22nd April 2021. They were signed on its behalf by:

AC Sullivan

A C Sullivan
Director

WISE INVESTMENTS LTD

STATEMENT OF CHANGES IN EQUITY

For the financial year ended 31 December 2020

	Called-up share capital	Other reserves	Profit and loss account	Total
	£	£	£	£
At 01 January 2020	**100**	**1,200,000**	**728,772**	**1,928,872**
Profit for the financial year	-	-	169,083	169,083
Total comprehensive income	**-**	**-**	**169,083**	**169,083**
Dividends paid on equity shares (note 11)	-	-	(25,655)	(25,655)
At 31 December 2020	**100**	**1,200,000**	**872,200**	**2,072,300**
At 01 January 2019	**100**	**-**	**714,246**	**714,346**
Profit for the financial year	-	-	87,835	87,835
Total comprehensive income	**-**	**-**	**87,835**	**87,835**
Dividends paid on equity shares (note 11)	-	-	(73,309)	(73,309)
Capital contribution	-	1,200,000	-	1,200,000
At 31 December 2019	**100**	**1,200,000**	**728,772**	**1,928,872**

Other reserves includes a capital contribution reserve which was distributed from the immediate parent company, The Oak Investment Partnership Limited.

1. Accounting policies

The principal accounting policies are summarised below. They have all been applied consistently throughout the financial year and to the preceding financial year.

General information and basis of accounting

Wise Investments Ltd (the Company) is a private Company limited by shares incorporated in the United Kingdom under the Companies Act 2006 and is registered in England and Wales. The address of the Company's registered office is The Great Barn, Chalford Park Barns, Oxford Road, Chipping Norton, Oxfordshire, OX7 5QR, United Kingdom.

The principal activities are set out in the Directors' Report.

The financial statements have been prepared under the historical cost convention, and in accordance with Financial Reporting Standard 102 (FRS 102) "The Financial Reporting Standard applicable in the UK and Republic of Ireland" issued by the Financial Reporting Council.

The functional currency of Wise Investments Ltd is considered to be pounds sterling because that is the currency of the primary economic environment in which the Company operates.

Wise Investments Ltd meets the definition of a qualifying entity under FRS 102 and has therefore taken advantage of the disclosure exemptions available to it in respect of its separate financial statements which are included in the consolidated financial statements of The Oak Investment Partnership Employee Ownership Trustee Limited. Exemptions have been taken in relation to share-based payments, financial instruments, presentation of a cash flow statement and related party disclosures. Details of how to obtain copies of the consolidated financial statements can be found in note 22 to the financial statements.

Going concern

The Company's business activities, together with the factors likely to affect its future development, performance and position are set out in the Review of the Business on page 3 which forms part of the Strategic Report.

The Company's forecasts and projections, taking account of potential changes in trading performance, show that the Company is able to operate within the level of its current resources. The Company has continued to be profitable and is cash generative. Further analysis has been completed for the going concern period to consider the effects of the current economic and societal impacts following the outbreak of the Covid-19 in the UK and globally. The Company has produced updated annual projections and performed sensitivity analysis. Cash flow forecasts show that the Company has sufficient available funds for the foreseeable future. The directors, therefore, have a reasonable expectation that the Company has adequate resources to continue in operational existence for the next 12 months and the foreseeable future. Thus they continue to adopt the going concern basis in preparing the annual financial statements.

Foreign currency

Transactions in foreign currencies are recorded at the rate of exchange at the date of the transaction. Monetary assets and liabilities denominated in foreign currencies at the Balance Sheet date are reported at the rates of exchange prevailing at that date.

Exchange differences are recognised in the Profit and Loss Account in the period in which they arise.

Turnover

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

Employee benefits

The Company operates a defined contribution pension scheme. Contributions payable to the Company's pension scheme are charged to the Profit and Loss Account in the period to which they relate.

Taxation

Current tax, including UK corporation tax and foreign tax, is provided at amounts expected to be paid (or recovered) using the tax rates and laws that have been enacted or substantively enacted by the Balance Sheet date.

Deferred tax is recognised in respect of all timing differences that have originated but not reversed at the Balance Sheet date where transactions or events that result in an obligation to pay more tax in the future or a right to pay less tax in the future have occurred at the Balance Sheet date. Timing differences are differences between the Company's taxable profits and its results as stated in the financial statements that arise from the inclusion of gains and losses in tax assessments in periods different from those in which they are recognised in the financial statements.

Unrelieved tax losses and other deferred tax assets are recognised only to the extent that, on the basis of all available evidence, it can be regarded as more likely than not that there will be suitable taxable profits from which the future reversal of the underlying timing differences can be deducted.

When the amount that can be deducted for tax for an asset that is recognised in a business combination is less (more) than the value at which it is recognised, a deferred tax liability (asset) is recognised for the additional tax that will be paid (avoided) in respect of that difference. Similarly, a deferred tax asset (liability) is recognised for the additional tax that will be avoided (paid) because of a difference between the value at which a liability is recognised and the amount that will be assessed for tax.

Deferred tax liabilities are recognised for timing differences arising from investments in subsidiaries and associates, except where the Company is able to control the reversal of the timing difference and it is probable that it will not reverse in the foreseeable future.

Deferred tax is measured using the tax rates and laws that have been enacted or substantively enacted by the Balance Sheet date that are expected to apply to the reversal of the timing difference. Deferred tax relating to property, plant and equipment measured using the revaluation model and investment property is measured using the tax rates and allowances that apply to sale of the asset.

Where items recognised in the Statement of Comprehensive Income or equity are chargeable to or deductible for tax purposes, the resulting current or deferred tax expense or income is presented in the same component of comprehensive income or equity as the transaction or other event that resulted in the tax expense or income.

Current tax assets and liabilities are offset only when there is a legally enforceable right to set off the amounts and the Company intends either to settle on a net basis or to realise the asset and settle the liability simultaneously. Deferred tax assets and liabilities are offset only if: a) the Company has a legally enforceable right to set off current tax assets against current tax liabilities; and b) the deferred tax assets and deferred tax liabilities relate to income taxes levied by the same taxation authority on the Company and the Company intends either to settle current tax liabilities and assets on a net basis, or to realise the assets and settle the liabilities simultaneously, in each future period in which significant amounts of deferred tax liabilities or assets are expected to be settled or recovered.

Intangible assets

Intangible assets represents website costs acquired by the Company and are stated at cost less accumulated impairment losses. Website costs are included within other intangible assets. Amortisation is expensed to the Profit and Loss Account within administrative expenses on a straight-line basis over the estimated useful economic life of the asset as follows:

Other intangible assets (Website costs) 33% per annum

Tangible fixed assets

Tangible fixed assets are stated at cost or valuation, net of depreciation and any allowance for impairment. Depreciation is provided on all tangible fixed assets, other than investment properties and freehold land, at rates calculated to write off the cost or valuation, less estimated residual value, of each asset on a straight-line basis over its expected useful life, as follows:

Plant and machinery 25% per annum
Fixtures & Fittings 25% per annum
Computer Equipment 33% per annum

Impairment of assets

Assets, other than those measured at fair value, are assessed for indicators of impairment at each Balance Sheet date. If there is objective evidence of impairment, an impairment loss is recognised in the Profit and Loss Account as described below.

Non-financial assets
An asset is impaired where there is objective evidence that, as a result of one or more events that occurred after initial recognition, the estimated recoverable value of the asset has been reduced to below its carrying amount. The recoverable amount of an asset is the higher of its fair value less costs to sell and its value in use.

Where indicators exist for a decrease in impairment loss, the prior impairment loss is tested to determine reversal. An impairment loss is reversed on an individual impaired asset to the extent that the revised recoverable value does not lead to a revised carrying amount higher than the carrying value had no impairment been recognised.

Financial assets
If at the end of the reporting period, there is objective evidence of impairment (including observable data about loss events), the Company recognises an impairment loss in the Profit and Loss Account immediately. For financial assets carried at amortised cost, the amount of impairment is the difference between the asset's carrying amount and the present value of estimated future cash flows, discounted at the financial asset's original effective interest rate.

For financial assets carried at cost less impairment, the impairment loss is the difference between the asset's carrying amount and the best estimate of the amount that would be received for the asset if it were to be sold at the reporting date.

Where indicators exist for a decrease in impairment loss, and the decrease can be related objectively to an event occurring after the impairment was recognised, the prior impairment loss is tested to determine reversal. An impairment loss is reversed on an individual impaired financial asset to the extent that the revised recoverable value does not lead to a revised carrying amount higher than the carrying value had no impairment been recognised.

Financial instruments

Financial assets and financial liabilities are recognised when the Company becomes a party to the contractual provisions of the instrument.

Financial liabilities and equity instruments are classified according to the substance of the contractual arrangements entered into. An equity instrument is any contract that evidences a residual interest in the assets of the Company after deducting all of its liabilities.

Financial assets and liabilities

All financial assets and liabilities are initially measured at transaction price (including transaction costs), except for those financial assets classified as at fair value through the Profit and Loss Account, which are initially measured at fair value (which is normally the transaction price excluding transaction costs), unless the arrangement constitutes a financing transaction. If an arrangement constitutes a financing transaction, the financial asset or financial liability is measured at the present value of the future payments discounted at a market rate of interest for a similar debt instrument.

Financial assets and liabilities are only offset in the Balance Sheet when, and only when, there exists a legally enforceable right to set off the recognised amounts and the Company intends either to settle on a net basis, or to realise the asset and settle the liability simultaneously.

Debt instruments which meet the following conditions are subsequently measured at amortised cost using the effective interest method:
(a) The contractual return to the holder is (i) a fixed amount; (ii) a positive fixed rate or a positive variable rate; or (iii) a combination of a positive or a negative fixed rate and a positive variable rate.
(b) The contract may provide for repayments of the principal or the return to the holder (but not both) to be linked to a single relevant observable index of general price inflation of the currency in which the debt instrument is denominated, provided such links are not leveraged.
(c) The contract may provide for a determinable variation of the return to the holder during the life of the instrument, provided that (i) the new rate satisfies condition (a) and the variation is not contingent on future events other than (1) a change of a contractual variable rate; (2) to protect the holder against credit deterioration of the issuer; (3) changes in levies applied by a central bank or arising from changes in relevant taxation or law; or (ii) the new rate is a market rate of interest and satisfies condition (a).
(d) There is no contractual provision that could, by its terms, result in the holder losing the principal amount or any interest attributable to the current period or prior periods.
(e) Contractual provisions that permit the issuer to prepay a debt instrument or permit the holder to put it back to the issuer before maturity are not contingent on future events, other than to protect the holder against the credit deterioration of the issuer or a change in control of the issuer, or to protect the holder or issuer against changes in levies applied by a central bank or arising from changes in relevant taxation or law.
(f) Contractual provisions may permit the extension of the term of the debt instrument, provided that the return to the holder and any other contractual provisions applicable during the extended term satisfy the conditions of paragraphs (a) to (c).

Debt instruments that are classified as payable or receivable within one year on initial recognition and which meet the above conditions are measured at the undiscounted amount of the cash or other consideration expected to be paid or received, net of impairment.

With the exception of some hedging instruments, other debt instruments not meeting these conditions are measured at fair value through the Profit and Loss Account.

Commitments to make and receive loans which meet the conditions mentioned above are measured at cost (which may be nil) less impairment.

Financial assets are derecognised when and only when a) the contractual rights to the cash flows from the financial asset expire or are settled, b) the Company transfers to another party substantially all of the risks and rewards of ownership of the financial asset, or c) the Company, despite having retained some, but not all, significant risks and rewards of ownership, has transferred control of the asset to another party.

Financial liabilities are derecognised only when the obligation specified in the contract is discharged, cancelled or expires.

Investments
Investments in non-convertible preference shares and non-puttable ordinary or preference shares (where shares are publicly traded or their fair value is reliably measurable) are measured at fair value with changes in fair value recognised through the Profit and Loss Account. Where fair value cannot be measured reliably, investments are measured at cost less impairment.

Equity instruments
Equity instruments issued by the Company are recorded at the fair value of cash or other resources received or receivable, net of direct issue costs.

Provisions

Provisions are recognised when the Company has a present obligation (legal or constructive) as a result of a past event, it is probable that the Company will be required to settle that obligation and a reliable estimate can be made of the amount of the obligation.

The amount recognised as a provision is the best estimate of the consideration required to settle the present obligation at the Balance Sheet date, taking into account the risks and uncertainties surrounding the obligation. Where a provision is measured using the cash flows estimated to settle the present obligation, its carrying amount is the present value of those cash flows (when the effect of the time value of money is material).

When some or all of the economic benefits required to settle a provision are expected to be recovered from a third party, a receivable is recognised as an asset if it is virtually certain that reimbursement will be received and the amount of the receivable can be measured reliably.

2. Critical accounting judgements and key sources of estimation uncertainty

In the application of the Company's accounting policies, which are described in note 1, the directors are required to make judgements, estimates and assumptions about the carrying amounts of assets and liabilities that are not readily apparent from other sources. The estimates and associated assumptions are based on historical experience and other factors that are considered to be relevant. Actual results may differ from these estimates.

The estimates and underlying assumptions are reviewed on an ongoing basis. Revisions to accounting estimates are recognised in the financial year in which the estimate is revised if the revision affects only that financial year, or in the financial year of the revision and future financial years if the revision affects both current and future financial years.

The directors do not consider that any critical judgements have been made in the application of the Company's accounting policies and no key sources of estimation uncertainty have been identified that have a significant risk of causing a material misstatement to the carrying amount of assets and liabilities within the financial year.

3. Turnover

All turnover relates to the principal activity of the Company and originates in the United Kingdom.

4. Other operating income

	2020	2019
	£	£
Furlough grant income	42,141	-
	42,141	-

5. Finance income (net)

	2020	2019
	£	£
Interest receivable and similar income	1,121	861
Interest payable and similar expenses	(341)	-
	780	**861**

Interest receivable and similar income

	2020	2019
	£	£
Bank interest	1,121	861
	1,121	**861**

Interest payable and similar expenses

	2020	2019
	£	£
Other interest payable and similar expense	(341)	-
	(341)	**-**

6. Profit before taxation

Profit before taxation is stated after charging/(crediting):

	2020	2019
	£	£
Depreciation of tangible fixed assets (note 13)	19,203	19,974
Amortisation of intangible assets (note 12)	-	1,032
Foreign exchange loss/(gain)	8	(14)

7. Auditor's remuneration

An analysis of the auditor's remuneration is as follows:

	2020	2019
	£	£
Fees payable to the Company's auditor and its associates for the audit of the Company's annual financial statements	5,317	5,064
Total audit fees	**5,317**	**5,064**
Taxation compliance services	2,074	2,074
Other assurance services	7,100	7,100
Other services	2,145	2,145
Total non-audit fees	**11,319**	**11,319**

Other services relate to the preparation of the financial statements.

8. Staff number and costs

	2020	2019
	Number	Number
The average monthly number of employees (including directors) was:		
Management and administration	33	36
	33	**36**

Their aggregate remuneration comprised:

	2020	2019
	£	£
Wages and salaries	1,758,526	1,855,910
Social security costs	203,222	179,353
Other retirement benefit costs (note 19)	87,543	87,110
	2,049,291	**2,122,373**

9. Directors' remuneration

	2020	2019
	£	£
Emoluments	348,973	322,873
Company contributions to money purchase pension schemes	14,777	14,433
	363,750	**337,306**

	2020	2019
	Number	Number
Are members of a defined benefit pension scheme	2	2
	2	**2**

Remuneration of the highest paid director

	2020	2019
	£	£
Emoluments	179,718	162,545
Company contributions to money purchase schemes	7,598	7,395
	187,316	**169,940**

10. Tax on profit

	2020	2019
	£	£
Current tax on profit		
UK corporation tax	38,133	21,205
Adjustments in respect of prior years		
UK corporation tax	(50)	1,896
Total current tax	**38,083**	**23,101**
Deferred tax		
Origination and reversal of timing differences	1,613	(486)
Effect of changes in tax rates	(16)	51
Adjustment in respect or prior years	-	(1,781)
Total deferred tax	**1,597**	**(2,216)**
Total tax on profit	**39,680**	**20,885**

Finance Act 2016 had previously enacted provisions to reduce the main rate of UK corporation tax to 17% from 1 April 2020 and accordingly the deferred tax at 31 December 2019 had been calculated at this rate. However, in the March 2020 Budget it was announced that the reduction will not occur and the Corporation Tax Rate will be held at 19%. The Provisional Collection of Taxes Act was used to substantively enact the revised 19% tax rate on 17 March 2020 and accordingly the deferred tax balances have been re-calculated to 19% at the year end.

The March 2021 Budget announced a further increase to the main rate of corporation tax to 25% from April 2023. This rate has not been substantively enacted at the Balance Sheet date, as a result deferred tax balances as at 31 December 2020 continue to be measured at 19%.

Tax reconciliation

The tax assessed for the year is lower than (2019: higher than) the standard rate of corporation tax in the UK.

	2020	2019
	£	£
Profit before taxation	**208,763**	**108,720**
Tax on profit at standard UK corporation tax rate of 19.00% (2019: 19.00%)	39,665	20,657
Effects of:		
- Expenses not deductible for tax purposes	16	62
- Adjustments in respect of prior years	(50)	115
- Effects of changes in tax rates	(16)	51
Total tax charge for year	**39,615**	**20,885**

11. Dividends on equity shares

	2020	2019
	£	£
Amounts recognised as distributions to equity holders in the financial period:		
Final dividend for the financial year ended 31 December 2020 of £256.55 (2019: £733.09) per ordinary share	25,655	73,309
	25,655	**73,309**

12. Intangible assets

	Website costs	Total
	£	£
Cost		
At 01 January 2020	24,633	24,633
At 31 December 2020	**24,633**	**24,633**
Accumulated amortisation		
At 01 January 2020	24,633	24,633
At 31 December 2020	**24,633**	**24,633**
Net book value		
At 31 December 2020	**-**	**-**
At 31 December 2019	-	-

13. Tangible assets

	Plant and machinery	Fixtures and fittings	Computer equipment	Total
	£	£	£	£
Cost/Valuation				
At 01 January 2020	3,600	23,407	100,135	127,142
Additions	-	9,142	14,997	24,139
Disposals	-	-	(29,964)	(29,964)
At 31 December 2020	**3,600**	**32,549**	**85,168**	**121,317**
Accumulated depreciation				
At 01 January 2020	3,600	12,433	83,082	99,115
Charge for the financial year	-	6,489	12,714	19,203
Disposals	-	-	(29,964)	(29,964)
At 31 December 2020	**3,600**	**18,922**	**65,832**	**88,354**
Net book value				
At 31 December 2020	**-**	**13,627**	**19,336**	**32,963**
At 31 December 2019	-	10,974	17,053	28,027

14. Fixed asset investments

	Other investments	Total
	£	£
Carrying value before impairment		
At 01 January 2020	20,000	20,000
At 31 December 2020	**20,000**	**20,000**
Provisions for impairment		
At 01 January 2020	-	-
At 31 December 2020	**-**	**-**
Carrying value at 31 December 2020	**20,000**	**20,000**
Carrying value at 31 December 2019	20,000	20,000

15. Debtors

	2020	2019
	£	£
Trade debtors	349,974	307,331
Amounts owed by Group undertakings	-	1,054
Corporation tax	-	1,594
Other debtors	52,083	1,042
Prepayments and accrued income	63,726	52,713
	465,783	**363,734**

Amounts owed by Group undertakings are unsecured, interest free and repayable on demand.

16. Creditors: amounts falling due within one year

	2020	2019
	£	£
Trade creditors	74,201	6,644
Amounts owed to Group undertakings	131	-
Corporation tax	38,133	-
Other taxation and social security	157,827	169,196
Other creditors	5,103	10,733
Accruals	11,392	54,897
	286,787	**241,470**

Amounts owed to Group undertakings are unsecured, interest free and repayable on demand.

17. Provision for liabilities

	Deferred taxation	Total
	£	£
At 01 January 2020	**(137)**	**(137)**
Charged to the Profit and Loss Account	1,597	1,597
At 31 December 2020	**1,460**	**1,460**

Deferred tax

	2020	2019
	£	£
Accelerated capital allowances	2,887	1,081
Other timing differences	(1,427)	(1,218)
Provision for deferred tax	**1,460**	**(137)**

Deferred tax assets and liabilities are offset only where the Company has a legally enforceable right to do so and where the assets and liabilities relate to income taxes levied by the same taxation authority on the same taxable entity or another entity within the Company.

There is no expiry date on timing differences, unused tax losses or tax credits.

During the year beginning 1 January 2020, the net reversal of deferred tax assets and liabilities is expected to decrease the corporation tax charge by £1,460. This is due to the reversal of fixed asset and other short-term timing differences.

18. Called-up share capital and reserves

	2020	2019
	£	£
Allotted, called-up and fully-paid		
100 ordinary shares of £1.00 each	100	100
	100	**100**
Presented as follows:		
Called-up share capital presented as equity	100	100
	100	**100**

The Company's other reserves are as follows:

The ordinary shares carry full rights to voting, dividends and return of capital. The shares rank pari passu and are not convertible.

Other reserves includes the capital contribution reserve account which represents a capital contribution from the Company's immediate parent undertaking.

The profit and loss account reserve represents cumulative profits or losses, including unrealised profit on the re-measurement of investment properties, net of dividends paid and other adjustments.

In May 2013 the "Wise Investments Employee Ownership Trust" was established, to be constituted as an employees' share scheme under Section 166 of the Companies Act 2006.

The main purpose of the Trust is to hold shares in the Group for the benefit of the employees.

The Scheme is a cash settled share based payment scheme where there are 2 key vesting conditions, such that:
- 100% of the shares in "The Oak Investment Partnership", the immediate parent of this entity, are sold;
- The end of the Trust Period is the shorter of when the Trustees end the Trust period or 125 years.

For an employee to qualify for a distribution they will have required to have been an employee no more than 15 years prior to the end of the Trust Period. As there is currently no intention of either a sale or to end the Trust Period, then no liability has been recorded in these financial statements.

19. Retirement benefit obligations

Defined contribution schemes:

The Company operates a defined contribution scheme open to all qualifying employees. The amount charged to the Profit and Loss Account in respect of pension costs and other post-retirement benefits is the amount payable in the year.

During the year pension contributions charged in the Profit and Loss Account amounted to £87,543 (2019: £87,110). At the Balance Sheet date, outstanding contributions amounted to £21,968 (2019: £21,193).

20. Related party transactions

The Company has taken advantage of the exemption granted within Section 33 of FRS 102, which does not require disclosure of transactions between a subsidiary undertaking and other Group undertakings, as 100% of the Company's voting rights are controlled within the Group.

21. Events after the Balance Sheet date

The Oak Investment Partnership Group has taken the decision to demerge. A new structure will come into effect on the 1st July 2021 and will allow for greater simplicity and long-term alignment for the subsidiary companies and their underlying operating structures and business models. As a result of the re-alignment, Wise Investments Ltd, Wise Funds Limited and Evenlode Investment Management Limited will operate as three distinct independent and employee-owned companies.

All companies maintain strong Balance Sheets, giving them the financial strength to withstand short-term stock market volatility and focus on long-term plans with confidence. The partnership will remain in place until the demerger is realised.

22. Controlling party

The Oak Investment Partnership Limited (incorporated in England and Wales), with registered office Chalford Park Barns, Oxford Road, Chipping Norton, Oxfordshire, OX7 5QR, is the immediate parent undertaking.

The Oak Investment Partnership Employee Ownership Trustee Limited (incorporated in England and Wales), with registered office Chalford Park Barns, Oxford Road, Chipping Norton, Oxfordshire, OX7 5QR, is the Company's ultimate parent undertaking and is the parent to the smallest and largest group for which consolidated financial statements are prepared.

The Group financial statements are made available on public record and can be obtained from the registered office of The Oak Investment Partnership Employee Ownership Trustee Limited, by contacting the company secretary at the registered office mentioned above.

The ultimate controlling party is The Oak Investment Partnership Employee Ownership Trustee Limited. The shares in this Company are held by Mrs A C Sullivan on behalf of the employees of Wise Investments Ltd.