

**REGISTERED NUMBER: OC341326**

**Kelling Estate LLP**  
**Financial statements**  
**For the year ended**  
**31 March 2023**

**WEDNESDAY**



\*ACGSVXLF\*

A19

22/11/2023

#75

COMPANIES HOUSE

# **Kelling Estate LLP**

## **Financial statements**

**Year ended 31 March 2023**

---

<b>Contents</b>	<b>Page</b>
Designated members and professional advisers	<b>1</b>
Members' report	<b>2</b>
Independent auditor's report to the members	<b>4</b>
Statement of comprehensive income	<b>8</b>
Statement of financial position	<b>9</b>
Reconciliation of members' interests	<b>10</b>
Statement of cash flows	<b>12</b>
Notes to the financial statements	<b>13</b>

---

# **Kelling Estate LLP**

## **Designated members and professional advisers**

---

**Designated members**

Mr G A Widdowson  
Mrs B A Widdowson  
Mrs H J Robertson

**Registered office**

The Kelling Estate Office  
Kelling  
Norfolk  
NR25 7EW

**Auditor**

Lovewell Blake LLP  
Chartered accountants & statutory auditor  
Bankside 300  
Peachman Way  
Broadland Business Park  
Norwich  
NR7 0LB

# **Kelling Estate LLP**

## **Members' report**

### **Year ended 31 March 2023**

---

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

#### **Principal activities**

The principal activity of the LLP during the year was the operating of a country estate, including property management and farming.

#### **Designated members**

The designated members who served the LLP during the year were as follows:

Mr G A Widdowson  
Mrs B A Widdowson  
Mrs H J Robertson

#### **Policy regarding members' drawings and the subscription and repayment of amounts subscribed or otherwise contributed by members**

Members are permitted to make drawings in anticipation of profits which will be allocated to them. The amount of such drawings is set at the beginning of each financial year, taking into account the anticipated cash needs of the LLP.

New members are required to subscribe a minimum level of capital and in subsequent years members are invited to subscribe for further capital, the amounts of which is determined by the performance and seniority of those members.

#### **Members' responsibilities statement**

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

Company law as applied to limited liability partnerships by The Limited Liability Partnerships (Accounts and Audit) (Application of Companies Act 2006) Regulations 2008 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 as applied 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 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 judgments 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 limited liability partnerships 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.

## Kelling Estate LLP

### Members' report *(continued)*

**Year ended 31 March 2023**

---

#### Auditor

The auditor is deemed to have been re-appointed in accordance with section 487 of the Companies Act 2006 as applied to LLPs by the Limited Liability Partnerships (Accounts and Audit) (Application of Companies Act 2006) Regulations 2008.

This report was approved by the members on 17 November 2023 and signed on behalf of the members by:

  
Mr G A Widdowson

Registered office:  
The Kelling Estate Office  
Kelling  
Norfolk  
NR25 7EW

# **Kelling Estate LLP**

## **Independent auditor's report to the members of Kelling Estate LLP**

**Year ended 31 March 2023**

---

### **Opinion**

We have audited the financial statements of Kelling Estate LLP (the 'LLP') for the year ended 31 March 2023 which comprise the statement of comprehensive income, statement of financial position, reconciliation of members' interests, statement of cash flows and the related notes, 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 FRS 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 profit for the year then ended;
- have been properly prepared in accordance with United Kingdom Generally Accepted Accounting Practice;
- have been prepared in accordance with the requirements of the Companies Act 2006 as applied to limited liability partnerships 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 auditor's 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.

## **Kelling Estate LLP**

### **Independent auditor's report to the members of Kelling Estate LLP *(continued)***

**Year ended 31 March 2023**

---

#### **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 members are responsible for the other information. Our opinion on the financial statements does not cover the other information and 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 there is a material misstatement in the financial statements. 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 in relation to which the Companies Act 2006 as applied to limited liability partnerships 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.

#### **Responsibilities of members**

As explained more fully in the members' responsibilities statement, 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 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 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.

## **Kelling Estate LLP**

### **Independent auditor's report to the members of Kelling Estate LLP *(continued)***

**Year ended 31 March 2023**

---

#### **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.

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:

- Inquiry of management and those charged with governance regarding any irregularities, including fraud, and compliance with laws and regulations;
  
- Reviewing financial statement disclosures and testing to supporting documentation to assess compliance with applicable laws and regulations;
  
- Performing audit work over the risk of management override of controls, including testing of journal entries and other adjustments for appropriateness;
  
- Reviewing accounting estimates for evidence of management bias, in particular subjective areas such as stock, Investment Property valuation and dilapidation provisions

Because of the inherent limitations of an audit, there is a risk that we will not detect all irregularities, including those leading to a material misstatement in the financial statements or non-compliance with regulation. This risk increases the more that compliance with a law or regulation is removed from the events and transactions reflected in the financial statements, as we will be less likely to become aware of instances of non-compliance. The risk is also greater regarding irregularities occurring due to fraud rather than error, as fraud involves intentional concealment, forgery, collusion, omission or misrepresentation.



## **Kelling Estate LLP**

### **Independent auditor's report to the members of Kelling Estate LLP *(continued)***

#### **Year ended 31 March 2023**

---

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](http://www.frc.org.uk/auditorsresponsibilities). This description forms part of our auditor's report.

#### **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 limited liability partnerships 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 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 LLP and the LLP's members as a body, for our audit work, for this report, or for the opinions we have formed.

*Lovewell Blake LLP*

Steven Scarlett FCA (Senior Statutory Auditor)

For and on behalf of  
Lovewell Blake LLP  
Chartered accountants & statutory auditor  
Bankside 300  
Peachman Way  
Broadland Business Park  
Norwich  
NR7 0LB

20th November 2023

## Kelling Estate LLP

### Statement of comprehensive income

Year ended 31 March 2023

		Continuing operations	2023 Discont'd operations	Total	Continuing operations	2022 Discont'd operations	Total
	Note	£	£	£	£	£	£
Turnover	4	4,086,992	513,939	4,600,931	3,747,963	2,581,972	6,329,935
Cost of sales		(4,538,146)	(445,114)	(4,983,260)	(3,604,582)	(2,170,824)	(5,775,406)
Gross (loss)/profit		(451,154)	68,825	(382,329)	143,381	411,148	554,529
Administrative expenses		265,312	—	265,312	(341,076)	—	(341,076)
Other operating income	5	878,844	—	878,844	477,029	—	477,029
Revaluation of investment property		419,266	—	419,266	1,487,500	—	1,487,500
Profit on disposal of discontinued activities		—	2,969,997	2,969,997	—	—	—
Operating profit	8	1,112,268	3,038,822	4,151,090	1,766,834	411,148	2,177,982
(Loss)/gain on financial assets at fair value through profit or loss		(33,515)	—	(33,515)	11,172	—	11,172
Other interest receivable and similar income	9	24,481	—	24,481	—	—	—
Profit for the financial year before members' remuneration and profit shares available for discretionary division among members		1,103,234	3,038,822	4,142,056	1,778,006	411,148	2,189,154

The notes on pages 13 to 22 form part of these financial statements.

# Kelling Estate LLP

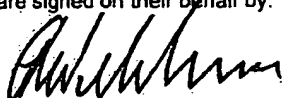
## Statement of financial position

31 March 2023

		2023		2022	
	Note	£	£	£	£
Fixed assets					
Intangible assets	11		45,929		79,444
Tangible assets	12		38,831,488		46,666,655
			38,877,417		46,746,099
Current assets					
Stocks	13	1,083,922		1,000,459	
Debtors	14	407,740		186,904	
Investments	15	1,745,651		-	
Cash at bank and in hand		1,332,417		436,837	
		4,569,730		1,624,200	
Creditors: Amounts falling due within one year	16	(1,026,964)		(1,157,159)	
Net current assets			3,542,766		467,041
Total assets less current liabilities			42,420,183		47,213,140
Net assets			42,420,183		47,213,140
Represented by:					
Loans and other debts due to members					
Other amounts			-		-
Members' other interests					
Members' capital classified as equity			34,606,081		39,588,389
Other reserves, including the fair value reserve			7,814,102		7,624,751
			42,420,183		47,213,140
Total members' interests					
Loans and other debts due to members			-		-
Members' other interests			42,420,183		47,213,140
			42,420,183		47,213,140

These financial statements were approved by the members and authorised for issue on and are signed on their behalf by:

17th November 2023



Mr G A Widdowson  
Designated Member

Registered number: OC341326

The notes on pages 13 to 22 form part of these financial statements.

## Kelling Estate LLP

### Reconciliation of members' interests

Year ended 31 March 2023

	Members' other interests			Loans and other debts due to members less any amounts due from members in debtors		Total members' interests
	Members' capital (classified as equity)	Other reserves, including the fair value reserve	Total	Other amounts	Total	Total 2023
	£	£	£	£	£	£
Balance at 1 April 2022	39,588,389	7,624,751	47,213,140	–	–	47,213,140
Profit for the financial year available for discretionary division among members		4,142,056	4,142,056			4,142,056
Members' interests after profit for the year	39,588,389	11,766,807	51,355,196	–	–	51,355,196
Other division of profits		(4,142,056)	(4,142,056)	4,142,056	4,142,056	–
Introduced by members	–	–	–	1,986	1,986	1,986
Drawings				(8,936,999)	(8,936,999)	(8,936,999)
Reclassifications	(4,982,308)	189,351	(4,792,957)	4,792,957	4,792,957	–
<b>Balance at 31 March 2023</b>	<b>34,606,081</b>	<b>7,814,102</b>	<b>42,420,183</b>	<b>–</b>	<b>–</b>	<b>42,420,183</b>

The reconciliation of members' interests continues on the following page.  
The notes on pages 13 to 22 form part of these financial statements.

## Kelling Estate LLP

### Reconciliation of members' interests *(continued)*

Year ended 31 March 2023

	Members' other interests			Loans and other debts due to members less any amounts due from members in debtors		Total members' interests
	Members' capital (classified as equity)	Other reserves, including the fair value reserve	Total	Other amounts	Total	Total 2022
	£	£	£	£	£	£
Balance at 1 April 2021	38,992,476	6,137,251	45,129,727	—	—	45,129,727
Profit for the financial year available for discretionary division among members	—	2,189,154	2,189,154	—	—	2,189,154
Members' interests after profit for the year	38,992,476	8,326,405	47,318,881	—	—	47,318,881
Other division of profits	—	(2,189,154)	(2,189,154)	2,189,154	2,189,154	—
Introduced by members	—	—	—	144,000	144,000	144,000
Drawings	—	—	—	(249,741)	(249,741)	(249,741)
Reclassifications	595,913	1,487,500	2,083,413	(2,083,413)	(2,083,413)	—
Balance at 31 March 2022	39,588,389	7,624,751	47,213,140	—	—	47,213,140

The notes on pages 13 to 22 form part of these financial statements.

# Kelling Estate LLP

## Statement of cash flows

Year ended 31 March 2023

	2023 £	2022 £
<b>Cash flows from operating activities</b>		
Profit for the financial year	4,142,056	2,189,154
<i>Adjustments for:</i>		
Depreciation of tangible assets	192,743	214,922
Fair value adjustment of investment property	(419,266)	(1,487,500)
Loss/(gain) on financial assets at fair value through profit or loss	33,515	(11,172)
Other interest receivable and similar income	(24,481)	-
Gains on disposal of tangible assets	(3,015,741)	(2,020)
Gains on disposal of investment property	(655,506)	-
Accrued expenses/(income)	2,390	(6,304)
<i>Changes in:</i>		
Stocks	(83,463)	(451,327)
Trade and other debtors	(220,836)	(81,172)
Trade and other creditors	(132,585)	294,619
Cash generated from operations	(181,174)	659,200
Interest received	24,481	-
Net cash (used in)/from operating activities	(156,693)	659,200
<b>Cash flows from investing activities</b>		
Purchase of tangible assets	(3,095,845)	(754,237)
Proceeds from sale of tangible assets	2,224,804	8,000
Purchases of other investments	(1,745,651)	-
Proceeds from sale of discontinued activities	5,234,689	-
Net cash from/(used in) investing activities	2,617,997	(746,237)
<b>Cash flows from financing activities</b>		
Capital introduced by members	1,986	144,000
Payments to members representing a return on amounts subscribed or otherwise contributed	(1,567,710)	(249,741)
Net cash used in financing activities	(1,565,724)	(105,741)
<b>Net increase/(decrease) in cash and cash equivalents</b>	895,580	(192,778)
<b>Cash and cash equivalents at beginning of year</b>	436,837	629,615
<b>Cash and cash equivalents at end of year</b>	1,332,417	436,837

The notes on pages 13 to 22 form part of these financial statements.

# Kelling Estate LLP

## Notes to the financial statements

Year ended 31 March 2023

---

### 1. General information

The LLP is registered in England and Wales.

The address of the registered office is The Kelling Estate Office, Kelling, Norfolk, NR25 7EW.

### 2. Statement of compliance

These financial statements have been prepared in compliance with FRS 102, 'The Financial Reporting Standard applicable in the UK and the Republic of Ireland', and the requirements of the Statement of Recommended Practice 'Accounting by Limited Liability Partnerships' issued in December 2018 (SORP 2018).

### 3. Accounting policies

#### Basis of preparation

The financial statements have been prepared on the historical cost basis, as modified by the revaluation of certain financial assets and liabilities and investment properties measured at fair value through profit or loss.

The financial statements are prepared in sterling, which is the functional currency of the entity.

#### Revenue recognition

Turnover comprises revenue recognised by the partnership in respect of crops sold, rents, hotel income and garden centre income, exclusive of Value Added Tax.

Revenue is recognised as follows:

- Crops sold - on physical delivery to the customer;
- Rent received - amounts receivable in the year;
- Hotel income - Accommodation is recognised once the stay has been completed. Bar and restaurant sales are recognised when the sale takes place; and
- Garden centre income - comprises both sale of goods and café income, both are recognised when the transaction takes place with the customer.

#### Investment properties

Investment properties are shown at their open market value. The surplus or deficit arising from the annual revaluation is transferred to the fair value reserve in members' other interests, unless a deficit or its reversal, on an individual investment property is expected to be permanent, in which case it is recognised in the profit and loss account for the year.

#### Judgements and key sources of estimation uncertainty

The preparation of the financial statements requires management to make judgements, estimates and assumptions that affect the amounts reported. These estimates and judgements are continually reviewed and are based on experience and other factors, including expectations of future events that are believed to be reasonable under the circumstances.

The designated members have used their local market knowledge and relevant transactional data to arrive at the market value of the investment properties included in the financial statements at £17,196,766.

# Kelling Estate LLP

## Notes to the financial statements *(continued)*

Year ended 31 March 2023

---

### 3. Accounting policies *(continued)*

#### Members' participation rights

Members' participation rights are the rights of a member against the LLP that arise under the members' agreement (for example, in respect of amounts subscribed or otherwise contributed, remuneration and profits).

Members' participation rights in the earnings or assets of the LLP are analysed between those that are, from the LLP's perspective, either a financial liability or equity, in accordance with Section 22 of FRS 102, 'The Financial Reporting Standard applicable in the UK and the Republic of Ireland', and the requirements of the Statement of Recommended Practice 'Accounting by Limited Liability Partnerships'. A member's participation right results in a liability unless the right to any payment is discretionary on the part of the LLP.

Amounts subscribed or otherwise contributed by members, for example members' capital, are classed as equity if the LLP has an unconditional right to refuse payment to members. If the LLP does not have such an unconditional right, such amounts are classified as liabilities.

Where profits are automatically divided as they arise, so the LLP does not have an unconditional right to refuse payment, the amounts arising that are due to members are in the nature of liabilities. They are therefore treated as an expense in the statement of comprehensive income in the relevant year. To the extent that they remain unpaid at the year end, they are shown as liabilities in the statement of financial position.

Conversely, where profits are divided only after a decision by the LLP or its representative, so that the LLP has an unconditional right to refuse payment, such profits are classed as an appropriation of equity rather than as an expense. They are therefore shown as a residual amount available for discretionary division among members in the statement of comprehensive income and are equity appropriations in the statement of financial position.

Other amounts applied to members, for example remuneration paid under an employment contract and interest on capital balances, are treated in the same way as all other divisions of profits, as described above, according to whether the LLP has, in each case, an unconditional right to refuse payment.

All amounts due to members that are classified as liabilities are presented in the statement of financial position within 'Loans and other debts due to members' and are charged to the statement of comprehensive income within 'Members' remuneration charged as an expense'. Amounts due to members that are classified as equity are shown in the statement of financial position within 'Members' other interests'.

#### Tangible assets

Tangible assets are initially recorded at cost, and subsequently stated at cost less any accumulated depreciation and impairment losses. Any tangible assets carried at revalued amounts are recorded at the fair value at the date of revaluation less any subsequent accumulated depreciation and subsequent accumulated impairment losses.

An increase in the carrying amount of an asset as a result of a revaluation, is recognised in other comprehensive income and accumulated in equity, except to the extent it reverses a revaluation decrease of the same asset previously recognised in profit or loss. A decrease in the carrying amount of an asset as a result of revaluation, is recognised in other comprehensive income to the extent of any previously recognised revaluation increase accumulated in equity in respect of that asset. Where a revaluation decrease exceeds the accumulated revaluation gains accumulated in equity in respect of that asset, the excess shall be recognised in profit or loss.



# Kelling Estate LLP

## Notes to the financial statements *(continued)*

Year ended 31 March 2023

---

### 3. Accounting policies *(continued)*

#### Depreciation

Depreciation is calculated so as to write off the cost or valuation of an asset, less its residual value, over the useful economic life of that asset as follows:

Agricultural buildings	-	4%-5% straight line/15%-25% reducing balance
Plant and machinery	-	25% straight line/ 15%-25% reducing balance
Motor vehicles	-	25% reducing balance

Depreciation of £Nil has been charged on the commercial, holiday and long let residential properties held by the LLP as the members consider that the net realisable value of these assets is in excess of cost.

#### Stocks

Commodity stocks and cultivations are valued by the members at the lower of cost and net realisable value, after making due allowance for obsolete and slow moving items.

Biological assets are initially measured at fair value less costs to sell, then subsequently revalued each year to the current fair value less costs to sell.

All other stock is held at the lower of cost and net realisable value.

#### Government grants

Government grants are recognised at the fair value of the asset received or receivable. Grants are not recognised until there is reasonable assurance that the LLP will comply with the conditions attaching to them and the grants will be received.

Government grants are recognised using the accrual model and the performance model.

Under the accrual model, government grants relating to revenue are recognised on a systematic basis over the periods in which the LLP recognises the related costs for which the grant is intended to compensate. Grants that are receivable as compensation for expenses or losses already incurred or for the purpose of giving immediate financial support to the entity with no future related costs are recognised in income in the period in which it becomes receivable.

Grants relating to assets are recognised in income on a systematic basis over the expected useful life of the asset. Where part of a grant relating to an asset is deferred, it is recognised as deferred income and not deducted from the carrying amount of the asset.

Under the performance model, where the grant does not impose specified future performance-related conditions on the recipient, it is recognised in income when the grant proceeds are received or receivable. Where the grant does impose specified future performance-related conditions on the recipient, it is recognised in income only when the performance-related conditions have been met. Where grants received are prior to satisfying the revenue recognition criteria, they are recognised as a liability.

# Kelling Estate LLP

## Notes to the financial statements *(continued)*

Year ended 31 March 2023

---

### 3. Accounting policies *(continued)*

#### Financial instruments

##### (i) Financial assets

Basic financial assets, including trade and other debtors and cash and bank balances, are initially recognised at the transaction price, unless the arrangement constitutes a financing transaction, where it is recognised at the present value of the future payments discounted at a market rate of interest.

Such assets are subsequently measured at amortised cost.

Financial assets that are measured at cost or amortised cost are reviewed for objective evidence of impairment at the end of each reporting date. If there is objective evidence of impairment, an impairment loss is recognised in the statement of income immediately.

##### (ii) Financial liabilities

Basic financial liabilities, including trade and other creditors are initially recognised at transaction price, unless the arrangement constitutes a financing transaction, where the debt instrument is measured at the present value of the future receipts discounted at a market rate of interest.

Trade creditors are obligations to pay for goods or services that have been acquired in the ordinary course of business from suppliers. Accounts payable are classified as current liabilities if payment is due within one year or less. Trade creditors are initially recognised at transaction price and subsequently measured at amortised cost using the effective interest method.

#### Defined contribution plans

Contributions to defined contribution plans are recognised as an expense in the period in which the related service is provided. Prepaid contributions are recognised as an asset to the extent that the prepayment will lead to a reduction in future payments or a cash refund.

When contributions are not expected to be settled wholly within 12 months of the end of the reporting date in which the employees render the related service, the liability is measured on a discounted present value basis. The unwinding of the discount is recognised as a finance cost in profit or loss in the period in which it arises.

### 4. Turnover

Turnover arises from:

	2023	2022
	£	£
Sale of goods	3,492,938	3,161,219
Rendering of services	1,107,993	3,168,716
	<u>4,600,931</u>	<u>6,329,935</u>

The whole of the turnover is attributable to the principal activity of the LLP wholly undertaken in the United Kingdom.

# Kelling Estate LLP

## Notes to the financial statements (continued)

Year ended 31 March 2023

### 5. Other operating income

	2023	2022
	£	£
Rental income	57,339	67,165
Government grant income	447,712	226,382
Sundry income	327,939	155,292
Other operating income	45,854	28,190
	<u>878,844</u>	<u>477,029</u>

### 6. Staff costs

The average number of persons employed by the LLP during the year, including the members with contracts of employment, amounted to:

	2023	2022
	No.	No.
Production	<u>70</u>	<u>91</u>

The aggregate employment costs incurred during the year (excluding members) were:

	2023	2022
	£	£
Wages and salaries	1,432,656	1,978,303
Social security costs	98,126	146,910
Other pension costs	22,284	28,428
	<u>1,553,066</u>	<u>2,153,641</u>

### 7. Auditor's remuneration

	2023	2022
	£	£
Fees payable for the audit of the financial statements	<u>14,040</u>	<u>13,000</u>

### 8. Operating profit

Operating profit or loss is stated after charging/crediting:

	2023	2022
	£	£
Depreciation of tangible assets	192,743	214,922
Gains on disposal of tangible assets	(45,744)	(2,020)
Gains on disposal of investment property	(655,506)	—
Impairment of trade debtors	<u>334</u>	<u>—</u>

### 9. Other interest receivable and similar income

	2023	2022
	£	£
Interest on cash and cash equivalents	<u>24,481</u>	<u>—</u>

# Kelling Estate LLP

## Notes to the financial statements *(continued)*

Year ended 31 March 2023

---

### 10. Information in relation to members

	2023 No.	2022 No.
Average number of members	<u>3</u>	<u>3</u>

### 11. Intangible assets

	BPS Entitlements £
<b>Cost</b>	
At 1 April 2022	79,444
Additions	—
Other movements	(33,515)
<b>At 31 March 2023</b>	<u>45,929</u>
<b>Amortisation</b>	
At 1 April 2022 and 31 March 2023	<u>—</u>
<b>Carrying amount</b>	
<b>At 31 March 2023</b>	<u>45,929</u>
At 31 March 2022	<u>79,444</u>

# Kelling Estate LLP

## Notes to the financial statements *(continued)*

Year ended 31 March 2023

### 12. Tangible assets

	Land and buildings £	Assets in the course of construction £	Plant, machinery and equipment £	Motor vehicles £	Investment properties £	Total £
<b>Cost or valuation</b>						
At 1 Apr 2022	27,397,318	1,219,747	2,183,585	197,556	18,162,500	49,160,706
Additions	25,484	2,729,652	314,559	26,150	–	3,095,845
Disposals	(9,032,300)	(991,423)	(1,221,884)	(54,709)	(885,000)	(12,185,316)
Revaluations	–	–	–	–	419,266	419,266
Transfers	(682,419)	1,182,419	–	–	(500,000)	–
<b>At 31 Mar 2023</b>	<b>17,708,083</b>	<b>4,140,395</b>	<b>1,276,260</b>	<b>168,997</b>	<b>17,196,766</b>	<b>40,490,501</b>
<b>Depreciation</b>						
At 1 Apr 2022	647,838	–	1,702,315	143,898	–	2,494,051
Charge for the year	35,339	–	138,318	19,086	–	192,743
Disposals	–	–	(980,978)	(46,803)	–	(1,027,781)
<b>At 31 Mar 2023</b>	<b>683,177</b>	<b>–</b>	<b>859,655</b>	<b>116,181</b>	<b>–</b>	<b>1,659,013</b>
<b>Carrying amount</b>						
<b>At 31 Mar 2023</b>	<b>17,024,906</b>	<b>4,140,395</b>	<b>416,605</b>	<b>52,816</b>	<b>17,196,766</b>	<b>38,831,488</b>
At 31 Mar 2022	26,749,480	1,219,747	481,270	53,658	18,162,500	46,666,655

Included within land and buildings are farmland, woodland and properties totalling £16,380,065 (2022: £26,244,356) which are charged £Nil (2022: £Nil) depreciation.

#### Tangible assets held at valuation

The investment properties were revalued by the designated members at 31 March 2023. The last formal valuation was carried out in October 2008.

# Kelling Estate LLP

## Notes to the financial statements *(continued)*

Year ended 31 March 2023

### 12. Tangible assets *(continued)*

In respect of tangible assets held at valuation, the aggregate cost, depreciation and comparable carrying amount that would have been recognised if the assets had been carried under the historical cost model are as follows:

	Investment properties £
<b>At 31 March 2023</b>	
Aggregate cost	9,265,683
Aggregate depreciation	(61,068)
<b>Carrying value</b>	<b>9,204,615</b>
<b>At 31 March 2022</b>	
Aggregate cost	10,047,803
Aggregate depreciation	(55,846)
<b>Carrying value</b>	<b>9,991,957</b>

### 13. Stocks

	2023 £	2022 £
Raw materials and consumables	39,463	59,470
Finished goods and goods for resale	992,716	788,853
Biological stock	51,743	152,136
	<b>1,083,922</b>	<b>1,000,459</b>

The biological assets wholly relate to cost of cultivations at the year end.

### 14. Debtors

	2023 £	2022 £
Trade debtors	23,327	87,076
Prepayments and accrued income	40,396	10,798
Other debtors	344,017	89,030
	<b>407,740</b>	<b>186,904</b>

### 15. Investments

	2023 £	2022 £
Short term deposits	1,745,651	-

# Kelling Estate LLP

## Notes to the financial statements (continued)

Year ended 31 March 2023

### 16. Creditors: Amounts falling due within one year

	2023	2022
	£	£
Trade creditors	635,312	742,475
Accruals and deferred income	370,320	367,930
Social security and other taxes	21,332	46,754
	<u>1,026,964</u>	<u>1,157,159</u>

### 17. Employee benefits

#### Defined contribution plans

The amount recognised in profit or loss as an expense in relation to defined contribution plans was £22,284 (2022: £28,428).

### 18. Government grants

The amounts recognised in the financial statements for government grants are as follows:

	2023	2022
	£	£
Recognised in other operating income:		
Government grants recognised directly in income	<u>447,712</u>	<u>226,382</u>

### 19. Fair value reserve

The following movements on the Fair value reserve are included within Other reserves, including the fair value reserve in Members' other interests.

	2023	2022
	£	£
At start of year	(23,658)	(34,830)
Reclassifications	<u>(33,515)</u>	<u>11,172</u>
At end of year	<u>(57,173)</u>	<u>(23,658)</u>

### 20. Analysis of changes in net funds

	At 1 Apr 2022	Cash flows	At 31 Mar 2023
	£	£	£
Cash at bank and in hand	436,837	895,580	1,332,417
Current asset investments	–	1,745,651	1,745,651
Net funds (before members' debt)	<u>436,837</u>	<u>2,641,231</u>	<u>3,078,068</u>
Loans and other debts due to members			
Net funds	<u>436,837</u>	<u>2,641,231</u>	<u>3,078,068</u>

# **Kelling Estate LLP**

## **Notes to the financial statements** *(continued)*

**Year ended 31 March 2023**

---

### **21. Related party transactions**

During the year, property with a value of £7,369,289 was transferred by Kelling Estate LLP to Mrs H Robertson on 1 December 2022.

A property owned by Kelling Estate LLP was in use by Mrs H Robertson during the year, which rent was not charged at market value.

### **22. Controlling party**

Mr G A Widdowson controls the LLP.