

**CHAMBERLAIN MANAGEMENT COMPANY CLG**  
**(A Company limited by guarantee and not having a Share Capital)**  
**REPORT AND ACCOUNTS**  
**2025**

**CHAMBERLAIN MANAGEMENT COMPANY CLG**  
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**REPORT AND ACCOUNTS 2025**

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**CHAMBERLAIN MANAGEMENT COMPANY CLG**  
**(A Company limited by guarantee and not having a Share Capital)**  
**REPORT AND ACCOUNTS 2025**

**DIRECTORS AND OTHER INFORMATION**

<b>SOLICITOR</b>	McKenna Durcan Solicitors 66 Lower Leeson Street Dublin 2
<b>DIRECTORS</b>	Michael Chambers Michael Merrins
<b>SECRETARY</b>	Michael Chambers
<b>AUDITORS</b>	Hewison and Company 134 Tritonville Road Dublin 4
<b>BANKERS</b>	AIB Bank Limited 140 Lower Drumcondra Road Dublin 9
<b>REGISTERED OFFICE</b>	57 Griffith Court Dublin 3
<b>COMPANY NUMBER</b>	422658

**CHAMBERLAIN MANAGEMENT COMPANY CLG**  
**(A Company limited by guarantee and not having a Share Capital)**  
**REPORT AND ACCOUNTS 2025**

**DIRECTORS' REPORT**

The Directors submit their Report and Accounts for the year ended 30th September 2025 for the consideration of the Annual General Meeting.

**1. ACTIVITIES**

The Company provides a property management service.

**2. RESULTS**

The results for the year are as set out on Page 9.

**3. DIVIDENDS**

The Directors do not recommend the payment of a dividend.

**4. EVENTS SINCE THE YEAR END**

There have been no significant events affecting the Company since the year end.

**5. FUTURE DEVELOPMENTS**

No major developments have been planned.

**6. AUDITORS**

In accordance with the Companies Act, 2014, Hewison and Company, Certified Public Accountants, have been appointed and will continue in office.

**7. DIRECTOR'S RESPONSIBILITIES**

Company law requires the directors to prepare financial statements for each financial year which give a true and fair view of the state of affairs of the company and of the profit and loss of the company for that period. In preparing those financial statements, the directors are required to

- select suitable accounting policies and then apply them consistently;
- make judgements and estimates that are reasonable and prudent;
- state whether applicable accounting standards have been followed, subject to any material departures disclosed and explained in the financial statements;
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the company will continue in business.

**CHAMBERLAIN MANAGEMENT COMPANY CLG**  
**(A Company limited by guarantee and not having a Share Capital)**  
**REPORT AND ACCOUNTS 2025**

**DIRECTORS' REPORT (continued)**

The directors are responsible for keeping proper accounting records which disclose with reasonable accuracy, at any time, the financial position of the company and to enable them to ensure that the financial statements comply with the Companies Act, 2014. They are also responsible for safeguarding the assets of the company and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

**8. ACCOUNTING RECORDS**

The Directors acknowledge their responsibilities under the Companies Act 2014 to keep proper books and records for the company. Our books and records are kept at 57 Griffith Court, Dublin 3.

**9. DIRECTORS**

Michael Chambers retires from the board by rotation in accordance with the Articles of Association and, being eligible, offers himself for re-election.

**On behalf of the Board:**

*Michael Chambers*

\_\_\_\_\_ Director

**Michael Chambers**

*Michael Merrins*

\_\_\_\_\_ Director

**Michael Merrins**

## **Independent Auditors Special Report to the Directors of Chamberlain Management Company CLG pursuant to Section 356 of the Companies Act 2014**

On the 9th December 2025 we reported as auditors of Chamberlain Management Company CLG to the directors of the company on the financial statements for the year ended 30th September 2025 on pages 11 and 18 and our report was as follows:

We have examined:

- (i) the financial statements for the year ended 30th September 2025 on pages 10 to 20 which the directors of Chamberlain Management Company CLG proposed to annex to the annual return of the company; and
- (ii) the financial statements to be laid before the Annual General Meeting, which form the basis of those financial statements.

### **Respective responsibilities of directors and auditors.**

It is your responsibility to prepare financial statements which comply with the Companies Act 2014. It is our responsibility to form an independent opinion that the directors are entitled under section 352 of the Companies Act 2014 to annex financial statements to the annual return of the company and that those financial statements have been properly pursuant to sections 352 and 353 of that Act and to report our opinion to you.

This report is made solely to the company's directors as a body in accordance with section 356 of the Companies Act 2014. Our audit work has been undertaken so that we might state to the company's directors those matters that we are required to state to them under section 356 of the Companies Act, 2014 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 directors as a body for our audit work, for this report, or for the opinions we have formed.

### **Bases of Opinion**

We have carried out the procedures we consider necessary to confirm, by reference to the financial statements, that the company is entitled to annex financial statements to the annual return of the company and that the financial statements are properly prepared. The scope of our work for the purposes of this report does not include examining or dealing with events after the date of our report on the full financial statements.

### **Opinion**

In our opinion the directors are entitled under section 352 of the Companies Act 2014 to annex to the annual return of the company, financial statements and those financial statements have been properly prepared pursuant to the provisions of sections 352 and 353 of that Act (exemptions available for small companies).

## **Other Information**

The financial statements have been prepared from the financial statements to be laid before the Annual General Meeting, in respect of which our audit report, as detailed below, was modified.

On the 9th December 2025 we reported, as auditors of Chamberlain Management Company CLG, to the members on the company's financial statements for the year ended 30th September 2025 to be laid before its Annual General Meeting and our report was as follows:

### **INDEPENDENT AUDITORS REPORT TO THE MEMBERS OF CHAMBERLAIN MANAGEMENT COMPANY CLG**

We have audited the statutory financial statements of Chamberlain Management Company CLG for the period ended 30th September 2025; which Profit and Loss Account, Balance Sheet and Statement of Changes in Equity and notes to the financial statements, including a summary of significant accounting policies set out on page 11. The financial reporting framework that has been applied in their preparation is applicable Irish Law and Accounting Standards, including Financial Reporting Standard 102 The Financial Reporting Standard applicable in the UK and Republic of Ireland.

In our opinion, the financial statements:

- give a true and fair view of the assets, liabilities and financial position of the company as at 30th September 2025 and of its profit for the year then ended.
- have been properly prepared in accordance with Financial Reporting Standard 102 The Financial Reporting Standard applicable in the UK and Ireland.
- have been prepared in accordance with the requirements of the Companies Act 2014.

### **Basis of Opinion**

We conducted our audit in accordance with International Standards on Auditing (Ireland) ISAs (Ireland) 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 Ireland, including the Irish Auditing and Accounting Service Authority (IASSA) Ethical Standard, and the revisions available for small entities, in the circumstances and the provisions available for small entities, in the circumstances set out in note 24 of the financial statements, 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**

We have nothing to report in respect of the following matters in relation to which the ISAs require us to report to you where:

- the directors' use the going concern basis of accounting in the preparation of the financial statements is not appropriate; or
  
- the directors have not disclosed in the financial statements any identified material uncertainties that may cast significant doubt about the company's ability to continue to adopt the going concern basis of accounting for a period of at least twelve months from the date when the financial statements are authorised for issue.

## **Other information**

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

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 in the financial statements, we are required to determine whether there is a material misstatement in the financial statements or a material misstatement of the other information. 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.

## **Opinions on other matters prescribed by the Companies Act 2014**

- We have obtained all the information and explanations which we consider necessary for the purposes of our audit.
- In our opinion the accounting records of the company were sufficient to permit the financial statements to be readily and properly audited.
- The financial statements are in agreement with the accounting records.
- In our opinion, the information given in the directors' report is consistent with the financial statements.

## **Matters on which we are required to report by Exception**

Based on the knowledge and understanding of the Company and the environment obtained in the course of the audit, we have not identified material misstatements in the directors' report.

The Companies Act 2014 requires us to report to you if, in our opinion, the disclosures of the directors' remuneration and transactions required by sections 305 to 312 of the Act are not made. We have nothing to report in this regard.

## **Responsibilities of the Directors for the financial statements**

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.

## **Independent Auditors Report to the Members of Chamberlain Management Company CLG for the year ended 30th September 2025**

### **Responsibilities of the Auditor for the audit of the financial statements**

The auditor's 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 their opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with ISA's (Ireland) 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 IAASA website at:

[http://www.iaasa.ie/getmedia/b2389012-1cf6-458b-9b8f-a98202dc9c3a//Description\\_of\\_auditors\\_responsibilities\\_for\\_audit.pdf](http://www.iaasa.ie/getmedia/b2389012-1cf6-458b-9b8f-a98202dc9c3a//Description_of_auditors_responsibilities_for_audit.pdf)

### **The purpose of our audit work and to whom we owe our responsibilities**

This report is made solely to the company's members, as a body. In accordance with section 391 of the Companies Act, 2014. 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 the audit 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 or the company's members as a body for our audit work, for this report, or for the opinions we have formed.

Signed by:

*Hewison & Co*

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**Hewison & Company**  
**Registered Auditors**  
**134 Tritonville Road,**  
**Sandymount,**  
**Dublin 4.**  
**CP85**

**CHAMBERLAIN MANAGEMENT COMPANY CLG**

**(A Company limited by guarantee and not having a Share Capital)**

**ACCOUNTING POLICIES FOR THE YEAR ENDED 30TH SEPTEMBER 2025**

The results for the year have been determined and the Balance Sheet compiled in accordance with the following accounting policies:-

**(a) ACCOUNTING CONVENTION**

The accounts are prepared under the historical cost convention.

**(b) DEPRECIATION**

Depreciation is calculated with reference to original cost to write off the assets over their estimated useful lives at the following rates:-

Equipment	12½% Straight Line
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**(c) REPAIRS AND RENEWALS**

Repairs and renewals are written off in the period in which they occur.

**(d) INCOME AND EXPENDITURE**

Income and expenses are taken in to account as they become receivable or due.

**CHAMBERLAIN MANAGEMENT COMPANY CLG**  
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**INCOME AND EXPENDITURE ACCOUNT**  
**FOR THE YEAR ENDED 30TH SEPTEMBER 2025**

	<u>Note</u>	2025 €	2024 €
<b>TURNOVER</b>		<b>44,320</b>	<b>42,714</b>
ADMINISTRATION EXPENSES		<b>37,486</b>	<b>53,168</b>
<b>OPERATING PROFIT/(LOSS)</b>	<b>1.</b>	<b>6,834</b>	<b>(10,454)</b>
Interest payable and similar charges	<b>2.</b>	<b>365</b>	<b>316</b>
<b>PROFIT ON ORDINARY ACTIVITIES BEFORE TAXATION</b>		<b>6,469</b>	<b>(10,770)</b>
Taxation	<b>3.</b>	<b>-</b>	<b>-</b>
<b>PROFIT/(LOSS) ON ORDINARY ACTIVITIES AFTER TAXATION</b>		<b>6,469</b>	<b>(10,770)</b>
Retained Sinking Fund brought forward		<b>44,085</b>	<b>54,856</b>
Retained Sinking Fund carried forward		<b>50,554</b>	<b>44,086</b>

The Turnover and Profit/(Loss) on ordinary activities arises in respect of continuing operations only.

The company had no recognised gains or losses in the financial year or the preceding year other than those dealt with in the profit for the financial year.

**ON BEHALF OF THE BOARD :-**

*Michael Chambers*

\_\_\_\_\_  
**Director**

**Michael Chambers**

*Michael Merrins*

\_\_\_\_\_  
**Director**

**Michael Merrins**

The notes on pages 11 to 12 form part of these accounts.

**CHAMBERLAIN MANAGEMENT COMPANY CLG**  
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**BALANCE SHEET AS AT 30TH SEPTEMBER 2025**

	<u>Note</u>	2025 €	2024 €
<b>Tangible Assets</b>	5.	-	-
<b><u>CURRENT ASSETS</u></b>			
Debtors and Prepayments	6.	4,821	4972
Cash at Bank and in Hand		53,431	49,287
		<u>58,252</u>	<u>54,259</u>
<b>CREDITORS (Amounts falling due within one year)</b>	7.	<b>(7,698)</b>	<b>(10,174)</b>
<b>NET CURRENT ASSETS</b>		<u>50,554</u>	<u>44,085</u>
<b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>		<u>50,554</u>	<u>44,085</u>
<b>CREDITORS (Amounts falling due after one year)</b>	8.	-	-
<b>Net Assets</b>		<u>50,554</u>	<u>44,085</u>
<b><u>CAPITAL AND RESERVES</u></b>			
Sinking Fund		50,554	44,085
		<u>50,554</u>	<u>44,085</u>

We as directors of Chamberlain Management Company CLG state that:-

- We have relied on the specified exemption contained in section 352;
- We have done so on the grounds that the company is entitled to the benefit of that exemption as a small company and
- The abridged financial statements have been properly prepared in accordance with section 353.

**ON BEHALF OF THE BOARD :-**

*Michael Chambers*

\_\_\_\_\_  
Director

**Michael Chambers**

*Michael Merrins*

\_\_\_\_\_  
Director

**Michael Merrins**

The notes on pages 11 to 12 form part of these accounts.

**CHAMBERLAIN MANAGEMENT COMPANY CLG**

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**NOTES ON AND FORMING PART OF THE ACCOUNTS FOR THE YEAR  
ENDED 30TH SEPTEMBER 2025**

**NOTE 1 PROFIT BEFORE TAXATION**

The profit before Taxation has been arrived at after charging the following items:-

	<b>2025</b>	<b>2024</b>
	<b>€</b>	<b>€</b>
Directors' Remuneration	-	-
Auditors Remuneration	<b>615</b>	<b>615</b>
Depreciation	-	-
Staff Costs :- Wages and salaries	-	-
	<hr/>	<hr/>

**NOTE 2 INTEREST PAYABLE AND SIMILAR CHARGES**

	<b>2025</b>	<b>2024</b>
	<b>€</b>	<b>€</b>
Bank Overdraft and Loan	<b>365</b>	<b>316</b>
	<hr/>	<hr/>
	<b>365</b>	<b>316</b>
	<hr/>	<hr/>

**NOTE 3 TAXATION**

	<b>2025</b>	<b>2024</b>
	<b>€</b>	<b>€</b>
Corporation Tax	-	-
	<hr/>	<hr/>
	-	-
	<hr/>	<hr/>

**NOTE 4 STAFF NUMBERS AND COST**

	<b>2025</b>	<b>2024</b>
Average number of employees	-	-
	<hr/>	<hr/>

**NOTE 5 TANGIBLE ASSETS**

	<b>2025</b>	<b>2024</b>
	<b>€</b>	<b>€</b>
Balance	-	-
	<hr/>	<hr/>
	-	-
	<hr/>	<hr/>

**CHAMBERLAIN MANAGEMENT COMPANY CLG**  
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**NOTES (continued)**

<b>NOTE 6</b>	<b>DEBTORS</b>	<b>2025</b>	<b>2024</b>
		<b>€</b>	<b>€</b>
	Amounts falling due within one year		
	- trade debtors and prepayments		
	Due from Members	-	-
		<hr/>	<hr/>
		-	-
		<hr/>	<hr/>

<b>NOTE 7</b>	<b>CREDITORS</b>	<b>2025</b>	<b>2024</b>
	<b>(Amounts falling due within one year)</b>	<b>€</b>	<b>€</b>
	Accruals	7,698	10,174
		<hr/>	<hr/>
		7,698	10,174
		<hr/>	<hr/>

<b>NOTE 8</b>	<b>CREDITORS</b>	<b>2025</b>	<b>2024</b>
	<b>(Amounts falling due after one year)</b>	<b>€</b>	<b>€</b>
		-	-
		<hr/>	<hr/>
		-	-
		<hr/>	<hr/>

**NOTE 9 SHARE CAPITAL**  
 The company is incorporated as a company limited by guarantee. The liability of each member in the event of a winding up will not exceed €1.27.

**NOTE 10 COMPARATIVE FIGURES**  
 The comparative figures are for the year ended 30th September 2024.

**NOTE 11 APPROVAL OF FINANCIAL STATEMENTS**  
 The Directors approved the Financial Statements on 9th December 2025.

**CHAMBERLAIN MANAGEMENT COMPANY CLG**  
**(A Company limited by guarantee and not having a Share Capital)**  
**SUPPLEMENTARY INFORMATION**  
**RELATING TO THE ACCOUNTS**  
**FOR THE YEAR ENDED**  
**30TH SEPTEMBER 2025**

**CHAMBERLAIN MANAGEMENT COMPANY CLG**

**(A Company limited by guarantee and not having a Share Capital)**

**TRADING STATEMENT FOR THE YEAR ENDED 30TH SEPTEMBER 2025**

	<u>Schedule</u>	2025 €	2024 €
<b><u>Income</u></b>			
Service Fees		44,320	42,714
		<hr/>	<hr/>
<b><u>Expenditure</u></b>			
Administrative Expenses	2.	37,486	53,168
Bank Interest and Charges Payable	2.	365	316
		<hr/>	<hr/>
<b>Total Expenditure</b>		<b>37,851</b>	<b>53,484</b>
		<hr/>	<hr/>
<b>NET (LOSS)/PROFIT FOR THE PERIOD</b>		<b>6,469</b>	<b>(10,770)</b>
		<hr/> <hr/>	<hr/> <hr/>

**CHAMBERLAIN MANAGEMENT COMPANY CLG**

**(A Company limited by guarantee and not having a Share Capital)**

**SCHEDULE 2 - OVERHEAD EXPENSES**

**FOR THE YEAR ENDED 30TH SEPTEMBER 2025**

	<b>2025</b>	<b>2024</b>
<b><u>Administrative Expenses</u></b>	<b>€</b>	<b>€</b>
Management Fees	2,000	2,000
Insurances	6,695	6,094
Light & Heat	4,968	3,776
Cleaning	5,160	5,160
General Repairs & Maintenance	4,209	21,571
Refuse Collection & Recycling	5,046	5,421
Cleaning Maintenance Courtyard	475	450
Fire Alarms Certification & Repairs	3,985	3,495
Lift Maintenance	851	1,133
Telephone	937	1,183
Accountancy	2,235	2,050
Audit	615	615
AGM Expenses	290	200
CRO Fees	20	20
	-	
	<hr/>	<hr/>
	<b>37,486</b>	<b>53,168</b>
	<hr/>	<hr/>

	<b>2025</b>	<b>2024</b>
<b><u>Interest Payable</u></b>	<b>€</b>	<b>€</b>
Bank Interest and Charges	365	316
	<hr/>	<hr/>
	<b>365</b>	<b>316</b>
	<hr/>	<hr/>

**CHAMBERLAIN MANAGEMENT COMPANY CLG**

**OVERALL CERTIFICATE FOR FINANCIAL STATEMENTS COMPANIES ACT 2014**

**Company Name -** Chamberlain Management Company CLG

**Company Number -** 422658

**Financial Year -** 30th September 2025

**Certificate :**

We hereby certify that all the documents which are required under Part 6 of the Companies Act 2014 to be annexed to this annual return, have been so annexed and that they are true copies of the originals laid or to be laid before the relevant general meeting, or presented to the members.

*Michael Merrins*

\_\_\_\_\_  
**Director** Michael Merrins **Date -** 9th December 2025

*Michael Chambers*

\_\_\_\_\_  
**Secretary** Michael Chambers **Date -** 9th December 2025