Agenda Item	8
Report No	CC/20/26

The Highland Council

Committee: **Caithness**

Date: **3 August 2026**

Report Title: **Thurso Common Good Q4 2025/26 Q1 (April/May) 2026/27 Monitoring**

Report By: **Assistant Chief Executive - Place**

1 Purpose/Executive Summary

1.1 This report presents the Quarter 4 25/26 (near final) and Q1 26/27 (covering the period April/ May) monitoring statements for the Thurso Common Good Fund. The report outlines an estimated end of year surplus for the Thurso Common Good for 25/26. 2026/27 income and expenditure are as agreed as part of the budget setting process.

2 Recommendations

2.1 Members are asked to **scrutinise** and **note** the Quarter 4 25/26 and Quarter 1 26/27 monitoring statement for the Thurso Common Good Fund.

3 Implications

3.1 **Resource** - Thurso Common Good Fund had minimal expenditure in 2025/26 and no expenditure in the first quarter of 2026/27. Members are asked to note that these figures are near final, pending completion of the audit of the Highland Council accounts. An end of year surplus for 2025/26 is estimated

In the longer term, Thurso Common Good Fund needs to develop revenue sources to cover operational costs and to build reserves to cover its responsibilities.

3.2 **Legal** - The application of funds will fall within the competency guidelines set out both in statute and in common law in relation to Common Good Funds. Additionally, through the governance being applied by the Finance Service, funds will remain compliant with all financial regulations.

3.3 **Risk** – As a newly identified Common Good Fund, time is required to build up sufficient reserves to cover its responsibilities.

3.4 **Health and Safety (risks arising from changes to plant, equipment, process, or people)** - None

3.5 **Gaelic** - There are no Gaelic implications arising from this report.

4 Impacts

4.1 In Highland, all policies, strategies or service changes are subject to an integrated screening for impact for Equalities, Poverty and Human Rights, Children's Rights and Wellbeing, Climate Change, Islands and Mainland Rural Communities, and Data Protection. Where identified as required, a full impact assessment will be undertaken.

4.2 Considering impacts is a core part of the decision-making process and needs to inform the decision-making process. When taking any decision, Members must give due regard to the findings of any assessment.

4.3 This is a monitoring report and therefore an impact assessment is not required.

5 Quarter 4 2025/26 Monitoring Statement

5.1 A monitoring statement showing transactions to the end of March 2026 against budget and the estimated year end position is attached at Appendix 1. Members are asked to note that these are near final figures, pending the completion of the audit of the Highland Council accounts.

5.2 **Income**
Income includes backdated income from Thurso Caravan Park; any outstanding rent is being followed up with the tenant.

5.3 **Expenditure**
Staff costs of £356. Staff costs were not included in the budget in 25/26 (but have been included in the 2026/27 budget).

5.4 Estimated Revenue Reserves at the end of Quarter 4 were £74,469.

6 Quarter 1 2026/27 Monitoring Statement

6.1 A monitoring statement showing transactions to the end of May 2026 against budget and the estimated year end position is attached at Appendix 2. The 2026/27 budget was also agreed at Committee on 19 January 2026 and is detailed in Appendix 2 of this report.

6.2 **Income**
There was no income in the reporting period. Rent due for the current year will be invoiced in due course.

6.3 **Expenditure**
No expenditure was attributed to the Thurso Common Good fund in Q1.

7 Common Good Update

7.1 Outlook

In the longer-term Thurso Common Good Fund needs to develop revenue sources to cover operational costs and to build reserves to cover liabilities. Work is required to identify the different operational costs associated with fund's assets. Members are asked to note that until the Fund generates a sustainable surplus and has established sufficient reserves to cover liabilities, expenditure from the fund on wider community projects will not be possible.

7.2 Common Good Working Group

The Common Good Officer continues to work with a cross-service group to review and develop the Council's approach to the management and administration of Common Good Funds. This work is intended to support a consistent Highland-wide framework for the operation and management of Common Good assets and funds, including the management of income and expenditure and the application of charges where appropriate.

7.3 Asset Register

There has been work ongoing to develop a public facing map of Common Good assets to complement the existing published Asset Register lists. The map is now live on the **Asset Registers** web pages on the new Highland Council website. As Common Good asset information continues to be reviewed and updated, further amendments and enhancements to the map will be made in due course.

Designation:	Assistant Chief Executive - Place
Date:	25 June 2026
Author:	Cai MacIver, Community Development Manager Jennnifer Johnston, Accountant
Background Papers:	None
Appendices:	Appendix 1 - Quarter 4 2025/26 Monitoring Statement Appendix 2 – Quarter 1 2026/27 Monitoring Statement

Appendix 1

Thurso Common Good Quarter 4
Period to March 26

	Actual £	Budget £	Variance £
Income			
Rents	62,894	7,500	55,394
Interest and investment income	2,662	-	2,662
Total Income	65,556	7,500	58,056
Expenditure			
Property costs	-	-	-
Staff Costs	356	-	356
Miscellaneous Costs	-	-	-
Total Expenditure	356	-	356
Income less Expenditure Surplus (Deficit)	**65,200**	**7,500**	**57,700**

Revenue reserves 2024/25	9,269
Estimated outturn for 25/26	65,200
Estimated revenue reserves 2025/26	**74,469**

Appendix 2

Thurso Common Good Quarter 1
Period to May 26

	Actual £	Budget £	Estimated Outturn £	Variance £
Income				
Rents	-	7,500	7,500	(7,500)
Interest and investment income	-	2,700	2,700	(2,700)
Total Income	-	10,200	10,200	(10,200)
Expenditure				
Property costs	-	3,000	3,000	(3,000)
Staff Costs	-	2,000	2,000	(2,000)
Miscellaneous Costs		-	-	-
Total Expenditure	-	5,000	5,000	(5,000)
Income less Expenditure Surplus (Deficit)	**-**	**5,200**	**5,200**	**(5,200)**

Estimated revenue reserves 2025/26	74,469
Estimated outturn for 26/27	5,200
Estimated revenue reserves 2026/27	**79,669**