

	<p>judgement is required in establishing fair values. These judgements typically include considerations such as uncertainty and risk. However, changes in the assumptions used could affect the fair value of the Council's assets and liabilities. Where Level 1 inputs are not available, the Council employs relevant experts to identify the most appropriate valuation techniques to determine fair value (for example for investment properties, the Council's Senior Valuer). Information about the valuation techniques and inputs used in determining the fair value of the Council's assets and liabilities are disclosed in note 2 and note 19.</p>	<p>assumptions regarding rent yield and growth, vacancy levels (for investment properties). Significant changes in any of the unobservable inputs would result in a lower or higher fair value measurement for the investment properties and financial assets.</p>
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6 MATERIAL ITEMS OF INCOME AND EXPENSE

This note identifies material items of income and expenditure. For the purposes of this note the Council considers material items to be those greater than £1.104m.

Valuation of Market Walk Shopping Centre

The valuation of Market Walk Shopping Centre in 2018/19 resulted in a reduction in its existing use value from £20.4m to £18.5m. There is no impact of this revaluation on the General Fund and therefore no impact on the council tax payer, the revaluation is charged to the Revaluation Reserve. The revaluation takes into consideration the slow-down in the retail industry as well as several rent reviews within the shopping centre that are still outstanding. It is anticipated that the future extension of the shopping centre will benefit the existing Market Walk and therefore may lead to an improvement in rents and future valuations.

7 EVENTS AFTER THE REPORTING PERIOD

The unaudited Statement of Accounts was authorised for issue by the Chief Finance Officer on 31 July 2019.

Subsequent events are not reflected in the financial statements or in the notes. Where events taking place before this date provided information about conditions existing at 31 March 2019, the figures in the financial statements and notes have been adjusted in all material respects to reflect the impact of this information.

There is one material non-adjusting event after the Balance Sheet date. On 23 July 2019, Council approved the purchase of an asset within the Borough at a cost of £33.9m including fees and Stamp Duty Land Tax.

8 NOTE TO THE EXPENDITURE AND FUNDING ANALYSIS

The Expenditure and Funding Analysis (note 1) is presented on page 42.

This note provides a reconciliation of the main adjustments to the Net Expenditure Chargeable to the General Fund Balance to arrive at the amounts in the Comprehensive Income and Expenditure Statement. The relevant transfers between reserves are explained in the Movement in Reserves Statement.