

**Report of the Directors and**  
**Unaudited Financial Statements**  
**For The Year Ended 31 December 2015**  
**for**  
**51 HARRINGTON GARDENS MANAGEMENT COMPANY**  
**LIMITED**

LBCo Ltd  
16 Northfields Prospect  
Putney Bridge Road  
London  
SW18 1PE

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**51 HARRINGTON GARDENS MANAGEMENT COMPANY  
LIMITED**

**Company Information**  
**For The Year Ended 31 December 2015**

**DIRECTORS:**

N P E Christen  
L Sheena

**SECRETARY:**

Quadrant Property Management Limited

**REGISTERED OFFICE:**

c/o Quadrant Property Management Ltd  
Kennedy House  
115 Hammersmith Road  
London  
W14 0QH

**REGISTERED NUMBER:**

02095019 (England and Wales)

**ACCOUNTANTS:**

LBCo Ltd  
16 Northfields Prospect  
Putney Bridge Road  
London  
SW18 1PE

**51 HARRINGTON GARDENS MANAGEMENT COMPANY  
LIMITED (REGISTERED NUMBER: 02095019)**

**Report of the Directors  
For The Year Ended 31 December 2015**

The directors present their report with the financial statements of the company for the year ended 31 December 2015.

**PRINCIPAL ACTIVITY**

The principal activity of the company in the year under review was the management of its property at 51 Harrington Gardens, London SW7.


**DIRECTORS**

The directors shown below have held office during the whole of the period from 1 January 2015 to the date of this report.

N P E Christen  
L Sheena

This report has been prepared in accordance with the provisions of Part 15 of the Companies Act 2006 relating to small companies.

**BY ORDER OF THE BOARD:**

  
for .....  
Quadrant Property Management Limited - Secretary

Date: 30<sup>th</sup> August 2016

**51 HARRINGTON GARDENS MANAGEMENT COMPANY  
LIMITED (REGISTERED NUMBER: 02095019)**

**Profit and Loss Account  
For The Year Ended 31 December 2015**

	Notes	31.12.15 £	31.12.14 £
<b>TURNOVER</b>		-	-
Administrative expenses		(700)	(526)
		<u>(700)</u>	<u>(526)</u>
Other operating income	2	<u>700</u>	<u>526</u>
<b>OPERATING PROFIT and PROFIT ON ORDINARY ACTIVITIES BEFORE TAXATION</b>	3	-	-
Tax on profit on ordinary activities	4	-	-
<b>PROFIT FOR THE FINANCIAL YEAR</b>		<u>-</u>	<u>-</u>

The notes form part of these financial statements

**51 HARRINGTON GARDENS MANAGEMENT COMPANY  
LIMITED (REGISTERED NUMBER: 02095019)**

**Balance Sheet  
31 December 2015**

	Notes	31.12.15 £	£	31.12.14 £	£
<b>FIXED ASSETS</b>					
Investment property	5		9,000		9,000
<b>CURRENT ASSETS</b>					
Debtors	6	14,885		17,560	
<b>CREDITORS</b>					
Amounts falling due within one year	7	<u>7,217</u>		<u>9,892</u>	
<b>NET CURRENT ASSETS</b>			<u>7,668</u>		<u>7,668</u>
<b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>			<u>16,668</u>		<u>16,668</u>
<b>CAPITAL AND RESERVES</b>					
Called up share capital	8		9,076		9,076
Revaluation reserve	9		<u>7,592</u>		<u>7,592</u>
<b>SHAREHOLDERS' FUNDS</b>			<u>16,668</u>		<u>16,668</u>

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 31 December 2015.


The members have not required the company to obtain an audit of its financial statements for the year ended 31 December 2015 in accordance with Section 476 of the Companies Act 2006.

The directors acknowledge their responsibilities for:

- (a) ensuring that the company keeps accounting records which comply with Sections 386 and 387 of the Companies Act 2006 and
- (b) preparing financial statements which give a true and fair view of the state of affairs of the company as at the end of each financial year and of its profit or loss for each financial year in accordance with the requirements of Sections 394 and 395 and which otherwise comply with the requirements of the Companies Act 2006 relating to financial statements, so far as applicable to the company.

The financial statements have been prepared in accordance with the provisions of Part 15 of the Companies Act 2006 relating to small companies and with the Financial Reporting Standard for Smaller Entities (effective January 2015).

The financial statements were approved by the Board of Directors on 30<sup>th</sup> August 2016 and were signed on its behalf by:

  
.....  
L Sheena - Director

  
.....  
N P E Christen - Director

The notes form part of these financial statements

**51 HARRINGTON GARDENS MANAGEMENT COMPANY LIMITED (REGISTERED NUMBER: 02095019)**

**Notes to the Financial Statements**  
**For The Year Ended 31 December 2015**

**1. ACCOUNTING POLICIES**

**Accounting convention**

The financial statements have been prepared under the historical cost convention as modified by the revaluation of certain assets and in accordance with the Financial Reporting Standard for Smaller Entities (effective January 2015).

**Investment property**

Investment property is shown at most recent valuation. Any aggregate surplus or deficit arising from changes in market value is transferred to a revaluation reserve.

**2. OTHER OPERATING INCOME**

During the year the company received contributions from the lessees of 51 Harrington Gardens, London SW7 in respect of its administrative expenses, and the management of the property. The movement of those funds during the year was as follows;

	£	31.12.15 £	31.12.14 £
Contributions Receivable From Lessees:			
Service Charge Demands		13,125	12,933
Previous Year's Service Charge Excess Charged/(Surplus Refunded)		225	(190)
		<u>13,350</u>	<u>12,743</u>
Expenditure:			
Service Charge Expenditure	12,959		12,632
Contribution To Administrative Expenses Of 51 Harrington Gardens Management Company Limited	<u>700</u>		<u>526</u>
		<u>13,659</u>	<u>13,158</u>
		(309)	(415)
Funds Due From Lessees 31st December 2014		<u>(4,499)</u>	<u>(4,084)</u>
Funds Due From Lessees 31st December 2015		<u>(4,808)</u>	<u>(4,499)</u>

**3. OPERATING PROFIT**

The operating profit is stated after charging:

	31.12.15 £	31.12.14 £
Directors' remuneration and other benefits etc	<u>-</u>	<u>-</u>

**51 HARRINGTON GARDENS MANAGEMENT COMPANY  
LIMITED (REGISTERED NUMBER: 02095019)**

**Notes to the Financial Statements - continued  
For The Year Ended 31 December 2015**

**4. TAXATION**

**Analysis of the tax charge**

No liability to UK corporation tax arose on ordinary activities for the year ended 31 December 2015 nor for the year ended 31 December 2014.

**5. INVESTMENT PROPERTY**

	Total £
<b>COST OR VALUATION</b>	
At 1 January 2015	
and 31 December 2015	<u>9,000</u>
<b>NET BOOK VALUE</b>	
At 31 December 2015	<u>9,000</u>
At 31 December 2014	<u>9,000</u>

The company owns the freehold reversion of 51 Harrington Gardens, London SW7 subject to long leases granted to all but one flat which is stated at valuation.

Cost or valuation at 31 December 2015 is represented by:

	£
Valuation in 2012	7,592
Cost	<u>1,408</u>
	<u>9,000</u>

**6. DEBTORS: AMOUNTS FALLING DUE WITHIN ONE YEAR**

	31.12.15	31.12.14
	£	£
Lessee arrears	3,203	-
Funds held by managing agents	5,378	11,341
Excess service charge due (note 2)	4,808	4,499
Other debtors	<u>1,496</u>	<u>1,720</u>
	<u>14,885</u>	<u>17,560</u>

**7. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR**

	31.12.15	31.12.14
	£	£
Lessee account balances	1,486	3,800
Other creditors	4,719	4,719
Accrued expenses	<u>1,012</u>	<u>1,373</u>
	<u>7,217</u>	<u>9,892</u>

**51 HARRINGTON GARDENS MANAGEMENT COMPANY LIMITED (REGISTERED NUMBER: 02095019)**

**Notes to the Financial Statements - continued**  
**For The Year Ended 31 December 2015**

**8. CALLED UP SHARE CAPITAL**

Allotted, issued and fully paid:

Number:	Class:	Nominal value:	31.12.15	31.12.14
9,076	Ordinary	£1	£ 9,076	£ 9,076

**9. RESERVES**

	Profit and loss account	Revaluation reserve	Totals
	£	£	£
At 1 January 2015	-	7,592	7,592
Profit for the year	-	-	-
At 31 December 2015	-	7,592	7,592