

**REPORT OF THE DIRECTORS AND  
FINANCIAL STATEMENTS  
FOR THE PERIOD 1 JUNE 2015 TO 31 MARCH 2016  
FOR  
1 WOODGER ROAD W12 MANAGEMENT COMPANY  
LIMITED**

**1 WOODGER ROAD W12 MANAGEMENT COMPANY  
LIMITED (REGISTERED NUMBER: 08530109)**

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FOR THE PERIOD 1 JUNE 2015 TO 31 MARCH 2016**

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**1 WOODGER ROAD W12 MANAGEMENT COMPANY  
LIMITED**

**COMPANY INFORMATION  
FOR THE PERIOD 1 JUNE 2015 TO 31 MARCH 2016**

**DIRECTORS:** O Baeva  
A Fox  
M Olsson  
A Agrawal

**SECRETARY:** Michael Laurie Magar Ltd

**REGISTERED OFFICE:** Premiere House  
Elstree Way  
Borehamwood  
Hertfordshire  
WD6 1JH

**REGISTERED NUMBER:** 08530109 (England and Wales)

**ACCOUNTANTS:** Websters  
12 Melcombe Place  
Marylebone  
London  
NW1 6JJ

**1 WOODGER ROAD W12 MANAGEMENT COMPANY  
LIMITED (REGISTERED NUMBER: 08530109)**

**REPORT OF THE DIRECTORS  
FOR THE PERIOD 1 JUNE 2015 TO 31 MARCH 2016**

The directors present their report with the financial statements of the company for the period 1 June 2015 to 31 March 2016.

**PRINCIPAL ACTIVITY**

The company's principal activities comprise the control, supervision and management, on behalf of the lessees, of the site known as Apex Court, 1 Woodger Road, London W12 8NW. Adriatic Land 2 Limited owns the reversionary freehold interest.

**DIRECTORS**

The directors who have held office during the period from 1 June 2015 to the date of this report are as follows:

O Baeva - appointed 29 February 2016  
A Fox - appointed 7 September 2015  
M Olsson - appointed 7 September 2015  
D Griffin - resigned 7 September 2015  
N Ould - appointed 7 September 2015 - resigned 5 November 2015  
C A Rushton - resigned 7 September 2015  
E M Watson - appointed 7 September 2015 - resigned 7 January 2016  
S Wright - resigned 7 September 2015

A Agrawal was appointed as a director after 31 March 2016 but prior to the date of this report.

**STATEMENT OF DIRECTORS' RESPONSIBILITIES**

The directors are responsible for preparing the Report of the Directors and the financial statements in accordance with applicable law and regulations.

Company law requires the directors to prepare financial statements for each financial year. Under that law the directors 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 the directors 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 company and of the surplus or deficit of the company for that period. In preparing these financial statements, the directors are required to:

- select suitable accounting policies and then apply them consistently;
- make judgements 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 company will continue in business.

The directors are responsible for keeping adequate accounting records that are sufficient to show and explain the company's transactions and disclose with reasonable accuracy at any time the financial position of the company and enable them to ensure that the financial statements comply with the Companies Act 2006. 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.

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

**ON BEHALF OF THE BOARD:**

O Baeva - Director

29 March 2017

**CHARTERED ACCOUNTANTS' REPORT TO THE BOARD OF DIRECTORS  
ON THE UNAUDITED FINANCIAL STATEMENTS OF  
1 WOODGER ROAD W12 MANAGEMENT COMPANY  
LIMITED**

In order to assist you to fulfil your duties under the Companies Act 2006, we have prepared for your approval the financial statements of 1 Woodger Road W12 Management Company Limited for the period ended 31 March 2016 which comprise the Income and Expenditure Account, the Balance Sheet and the related notes from the company's accounting records and from information and explanations you have given us.

As a practising member firm of the Institute of Chartered Accountants in England and Wales (ICAEW), we are subject to its ethical and other professional requirements which are detailed within the ICAEW's regulations and guidance at <http://www.icaew.com/en/membership/regulations-standards-and-guidance>.

This report is made solely to the Board of Directors of 1 Woodger Road W12 Management Company Limited, as a body, in accordance with our terms of engagement. Our work has been undertaken solely to prepare for your approval the financial statements of 1 Woodger Road W12 Management Company Limited and state those matters that we have agreed to state to the Board of Directors of 1 Woodger Road W12 Management Company Limited, as a body, in this report in accordance with ICAEW Technical Release 07/16AAF. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than 1 Woodger Road W12 Management Company Limited Board of Directors, as a body, for our work or for this report.

It is your duty to ensure that 1 Woodger Road W12 Management Company Limited has kept adequate accounting records and to prepare statutory financial statements that give a true and fair view of the assets, liabilities, financial position and profit of 1 Woodger Road W12 Management Company Limited. You consider that 1 Woodger Road W12 Management Company Limited is exempt from the statutory audit requirement for the period.

We have not been instructed to carry out an audit or a review of the financial statements of 1 Woodger Road W12 Management Company Limited. For this reason, we have not verified the accuracy or completeness of the accounting records or information and explanations you have given to us and we do not, therefore, express any opinion on the statutory financial statements.

Websters  
12 Melcombe Place  
Marylebone  
London  
NW1 6JJ

29 March 2017

**1 WOODGER ROAD W12 MANAGEMENT COMPANY  
LIMITED (REGISTERED NUMBER: 08530109)**

**INCOME AND EXPENDITURE ACCOUNT  
FOR THE PERIOD 1 JUNE 2015 TO 31 MARCH 2016**

	Notes	Period 1.6.15 to 31.3.16 £	Year ended 31.5.15 £
<b>TURNOVER</b>		<u>-</u>	<u>-</u>
<b>OPERATING SURPLUS and SURPLUS ON ORDINARY ACTIVITIES BEFORE TAXATION</b>	2	-	-
Tax on surplus on ordinary activities	3	<u>-</u>	<u>-</u>
<b>SURPLUS FOR THE FINANCIAL PERIOD</b>		<u><u>-</u></u>	<u><u>-</u></u>

The notes form part of these financial statements

**1 WOODGER ROAD W12 MANAGEMENT COMPANY  
LIMITED (REGISTERED NUMBER: 08530109)**

**BALANCE SHEET  
31 MARCH 2016**

	Notes	31.3.16 £	31.5.15 £
<b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>		<u>          -</u>	<u>          -</u>
<b>RESERVES</b>		<u>          -</u>	<u>          -</u>

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the period ended 31 March 2016.

The members have not required the company to obtain an audit of its financial statements for the period ended 31 March 2016 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 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 surplus or deficit 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.
- (b)

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 29 March 2017 and were signed on its behalf by:

O Baeva - Director

The notes form part of these financial statements

**1 WOODGER ROAD W12 MANAGEMENT COMPANY  
LIMITED (REGISTERED NUMBER: 08530109)**

**NOTES TO THE FINANCIAL STATEMENTS  
FOR THE PERIOD 1 JUNE 2015 TO 31 MARCH 2016**

**1. ACCOUNTING POLICIES**

**Accounting convention**

The financial statements have been prepared under the historical cost convention and in accordance with the Financial Reporting Standard for Smaller Entities (effective January 2015).

**Service charge funds**

The company receives contributions towards property outgoings from the lessees ('service charge funds'). However, as set out in Section 42 of The Landlord & Tenant Act 1987, the company holds these funds in trust for the lessees and therefore it is the opinion of the directors that these contributions should not be reflected in the accounts.

**2. OPERATING SURPLUS**

The directors received no remuneration in respect of their services to the company for the year.

**3. TAXATION**

Service charge funds are held by the company in trust for the tenants and hence any income tax chargeable at the rate applicable to such trusts is not reflected in these accounts.

**4. TOTAL FUNDS**

The company is limited by guarantee and hence does not have a share capital.

Under the company's Memorandum of Association, each member of the company undertakes to contribute such amount as may be required (not exceeding £1) to the company's assets if it should be wound up.

**5. RESERVES**

Surplus for the period  
At 31 March 2016

Income  
and  
expenditure  
account  
£

—  
—  
=

**6. ULTIMATE CONTROLLING PARTY**

The company is controlled by a voting majority of its members and accordingly there is no controlling related party.



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