

REGISTERED NUMBER: 01760643 (England and Wales)

**Report of the Directors and**  
**Unaudited Financial Statements**  
**For The Year Ended 28 September 2016**  
**for**  
**1 RUTLAND GATE LIMITED**

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



**1 RUTLAND GATE LIMITED**

**Company Information**

**For The Year Ended 28 September 2016**

**DIRECTORS:**

R S F Hart  
S H Peel

**SECRETARY:**

Quadrant Property Management Limited

**REGISTERED OFFICE:**

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

**REGISTERED NUMBER:**

01760643 (England and Wales)

**ACCOUNTANTS:**

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

**1 RUTLAND GATE LIMITED (REGISTERED NUMBER: 01760643)**

**Report of the Directors**  
**For The Year Ended 28 September 2016**

The directors present their report with the financial statements of the company for the year ended 28 September 2016.

**PRINCIPAL ACTIVITY**

The company acted as a property management company during the year.

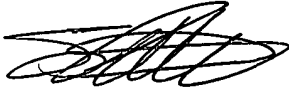
**DIRECTORS**

The directors shown below have held office during the whole of the period from 29 September 2015 to the date of this report.

R S F Hart  
S H Peel

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: 13<sup>th</sup> June 2017

**1 RUTLAND GATE LIMITED (REGISTERED NUMBER: 01760643)**

**Profit and Loss Account**  
**For The Year Ended 28 September 2016**

	Notes	28.9.16 £	28.9.15 £
<b>TURNOVER</b>		-	-
Administrative Expenses		(1,804)	(1,893)
		<u>(1,804)</u>	<u>(1,893)</u>
Other operating income	2	<u>1,804</u>	<u>1,893</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

**1 RUTLAND GATE LIMITED (REGISTERED NUMBER: 01760643)**

**Balance Sheet**  
**28 September 2016**

	Notes	28.9.16 £	£	28.9.15 £	£
<b>FIXED ASSETS</b>					
Investment property	5		5,000		5,000
<b>CURRENT ASSETS</b>					
Debtors	6	71,313		84,080	
<b>CREDITORS</b>					
Amounts falling due within one year	7	<u>71,173</u>		<u>83,940</u>	
<b>NET CURRENT ASSETS</b>			<u>140</u>		<u>140</u>
<b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>			<u>5,140</u>		<u>5,140</u>
<b>CAPITAL AND RESERVES</b>					
Called up share capital	8		140		140
Capital reserve	9		<u>5,000</u>		<u>5,000</u>
<b>SHAREHOLDERS' FUNDS</b>			<u>5,140</u>		<u>5,140</u>

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 28 September 2016.

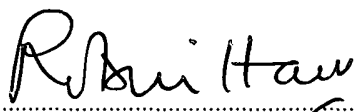
The members have not required the company to obtain an audit of its financial statements for the year ended 28 September 2016 in accordance with Section 476 of the Companies Act 2006.

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
- (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 13<sup>th</sup> June 2017 and were signed on its behalf by:



R S F Hart - Director

# **1 RUTLAND GATE LIMITED (REGISTERED NUMBER: 01760643)**

## **Notes to the Financial Statements** **For The Year Ended 28 September 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).

### **2. OTHER OPERATING INCOME**

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

	28.09.16	28.09.15
	£	£
Contributions Receivable From Lessees:		
Service charge demands	45,438	45,722
Major works demands	0	126,677
	<u>45,438</u>	<u>172,399</u>
Service charge expenditure	32,110	39,728
Major works expenditure	0	118,125
Contribution to administrative expenses of 1 Rutland Gate Limited	<u>1,804</u>	<u>1,893</u>
	<u>33,914</u>	<u>159,746</u>
	11,524	12,653
Transfer to reserve fund	<u>(11,524)</u>	<u>(12,653)</u>
Funds due to lessees at 28th September 2016	<u>0</u>	<u>0</u>

### **3. OPERATING PROFIT**

The operating profit is stated after charging:

	28.9.16	28.9.15
	£	£
Directors' remuneration and other benefits etc	<u>-</u>	<u>-</u>

### **4. TAXATION**

#### **Analysis of the tax charge**

No liability to UK corporation tax arose on ordinary activities for the year ended 28 September 2016 nor for the year ended 28 September 2015.

### **5. INVESTMENT PROPERTY**

The company owns the freehold reversionary interest in 1 Rutland Gate, London SW7, subject to long leases granted to the members of the company, which is stated at valuation.

In the opinion of the directors at 28th September 2016 there was no material difference between the book and market value of the property.

**1 RUTLAND GATE LIMITED (REGISTERED NUMBER: 01760643)**

**Notes to the Financial Statements - continued**  
**For The Year Ended 28 September 2016**

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

	28.9.16	28.9.15
	£	£
Lessee arrears	3,656	1,004
Funds held by managing agents	67,657	82,744
Other debtors	-	332
	<u>71,313</u>	<u>84,080</u>

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

	28.9.16	28.9.15
	£	£
Lessee account balances	88	291
Service charge reserve fund (Note 10)	65,473	53,708
Income tax	27	-
Other creditors	849	744
Accrued expenses	4,736	29,197
	<u>71,173</u>	<u>83,940</u>

**8. CALLED UP SHARE CAPITAL**

Allotted, issued and fully paid:

Number:	Class:	Nominal value:	28.9.16	28.9.15
		£10	£	£
14	Ordinary		<u>140</u>	<u>140</u>

**9. RESERVES**

	Profit and loss account £	Capital reserve £	Totals £
At 29 September 2015	-	5,000	5,000
Profit for the year	-	-	-
At 28 September 2016	<u>-</u>	<u>5,000</u>	<u>5,000</u>

**10. SERVICE CHARGE RESERVE FUND**

	28.9.16	28.9.15
	£	£
Balance at 29.09.15	53,708	40,837
Interest received net of tax	241	218
Transfer to reserve during the year	11,524	12,653
Balance at 28.09.16	<u>65,473</u>	<u>53,708</u>