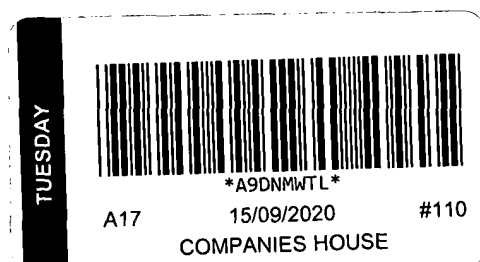


Registered number: 00602854

HANSON LAND DEVELOPMENT LIMITED

DIRECTORS' REPORT AND FINANCIAL STATEMENTS

FOR THE YEAR ENDED 31 DECEMBER 2019



HANSON LAND DEVELOPMENT LIMITED

COMPANY INFORMATION

Directors	N Benning-Prince R C Dowley E A Gretton Dr C M Wendt
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Company secretary	W F Rogers
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Registered number	00602854
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Registered office	Hanson House 14 Castle Hill Maidenhead SL6 4JJ
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HANSON LAND DEVELOPMENT LIMITED

DIRECTORS' REPORT FOR THE YEAR ENDED 31 DECEMBER 2019

The Directors present their report and the financial statements for the year ended 31 December 2019.

Principal activity

The Company is a group investment holding company. It did not trade during the current or prior year and, therefore, the financial statements comprise the balance sheet and related notes only.

Directors

The Directors who served during the year were:

N Benning-Prince
R C Dowley
E A Gretton
Dr C M Wendt

Future developments

The Directors anticipate that the Company will continue as a group investment holding company for the foreseeable future.

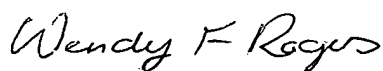
The impact of COVID-19 on UK businesses is changing on a daily basis and the measures being adopted by the UK Government could have a significant adverse impact for the foreseeable future. The Company is monitoring and managing the impact of this on a frequent basis.

Directors' indemnity

A fellow group undertaking has indemnified, by means of directors' and officers' liability insurance, one or more Directors of the Company against liability in respect of proceedings brought by third parties, subject to the conditions set out in section 234 of the Companies Act. Such qualifying third party indemnity provision was in force during the year and is in force as at the date of approving the Directors' Report.

The articles of association also provide for the Directors to be indemnified by the Company subject to the provisions of the Companies Act.

This report was approved by the board on *11 August 2020* and signed on its behalf.



W F Rogers
Secretary

HANSON LAND DEVELOPMENT LIMITED
REGISTERED NUMBER: 00602854

BALANCE SHEET
AS AT 31 DECEMBER 2019

	Note	2019 £000	2018 £000
Fixed assets			
Investments	3	8	8
Current assets			
Debtors: amounts falling due within one year	4	814	814
Creditors: amounts falling due within one year	5	(30,348)	(30,348)
Net current liabilities		(29,534)	(29,534)
Net liabilities		(29,526)	(29,526)
Capital and reserves			
Called up share capital	7	-	-
Other reserves		248	248
Profit and loss account		(29,774)	(29,774)
Shareholders' funds		(29,526)	(29,526)

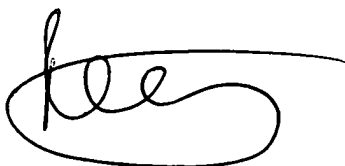
For the year ended 31 December 2019 the Company was entitled to exemption from audit under section 480 of the Companies Act 2006.

Members have not required the Company to obtain an audit for the year in question in accordance with section 476 of the Companies Act 2006.

The Directors acknowledge their responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of financial statements.

The financial statements were approved and authorised for issue by the board and were signed on its behalf on

11th August 2020



R C Dowley
 Director

The notes on pages 3 to 5 form part of these financial statements.

HANSON LAND DEVELOPMENT LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2019

1. General information

Hanson Land Development Limited ("the Company") is a limited company incorporated and domiciled in the United Kingdom. The address of its registered office and principal place of business is disclosed in the Company Information.

2. Accounting policies

2.1 Basis of preparation of financial statements

The financial statements have been prepared under the historical cost convention and in accordance with Financial Reporting Standard 102 (FRS102), the Financial Reporting Standard applicable in the United Kingdom and the Republic of Ireland and the Companies Act 2006.

The Company's financial statements are presented in Sterling, which is also the Company's functional currency, and all values are rounded to the nearest thousand pounds (£'000) except where otherwise indicated.

The principal accounting policies applied in the preparation of these financial statements are set out below. These policies have, unless otherwise stated, been consistently applied to all periods presented.

The Company is itself a subsidiary company and is exempt from the requirement to prepare group accounts by virtue of section 400 of the Companies Act 2006. These financial statements therefore present information about the Company as an individual undertaking and not about its group.

The Company is part of the HeidelbergCement AG group and is included in the consolidated financial statements of HeidelbergCement AG. The Company therefore qualifies for the reduced disclosures for subsidiaries under FRS 102 including the exemption to present a cash flow statement. The Company is also exempt under Section 33.1A of FRS 102 from disclosing related party transactions with wholly owned subsidiaries of the HeidelbergCement AG group.

2.2 Going concern

The financial statements have been prepared on a going concern basis as the Company's ultimate parent undertaking, which indirectly owns the Company's entire share capital, has committed to continue to support the Company for the foreseeable future, in order that it can meet its liabilities as they fall due.

The impact of COVID-19 on global economic development is currently unpredictable, however HCAG has adopted COPE ('Covid-19 Contingency Plan Execution'), which is focussed on cost savings and has significant liquidity headroom as a result of actions already taken during its refinancing strategy.

2.3 Investments

Investments held as fixed assets are shown at cost less provision for impairment.

HANSON LAND DEVELOPMENT LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2019

3. Fixed asset investments

	Other investment £000	Investment in joint ventures £000	Total £000
Cost or valuation			
At 1 January 2019 and 31 December 2019	8	1,057	1,065
Impairment			
At 1 January 2019 and 31 December 2019	-	1,057	1,057
Net book value			
At 31 December 2019	8	-	8
At 31 December 2018	8	-	8

There is no impairment during the year as net assets exceed or equal the carrying value.

Joint ventures and other investment

The investments in which the Company held any class of share capital are as follows:

* - joint venture

** - other investment

Name	Country of incorporation	Class of shares	Holding	Principal activity
Ensign Park Limited*	England and Wales	'A' Ordinary	100%	Dormant
Creative Land Developers Limited*	England and Wales	'A' Ordinary	100%	Dormant
ARC Property Investments Limited**	England and Wales	Ordinary	0.03%	Group finance company

The registered office of the investments is Hanson House, 14 Castle Hill, Maidenhead, SL6 4JJ.

4. Debtors

	2019 £000	2018 £000
Due within one year		
Amounts owed by group undertakings	814	814

Amounts owed by group undertakings are unsecured, interest free, have no fixed date of repayment and are repayable on demand.

HANSON LAND DEVELOPMENT LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2019

5. Creditors: Amounts falling due within one year

	2019 £000	2018 £000
Amounts owed to group undertakings	30,348	30,348

Amounts owed to group undertakings are unsecured, interest free, have no fixed date of repayment and are repayable on demand.

6. Contingent liabilities

The Company has been notified of a number of claims from former employees in relation to alleged health related issues. The Directors do not consider it probable that an outflow of economic resources will be required by the Company to settle the obligation nor can the amount of any obligation be measured with sufficient reliability.

7. Share capital

	2019 £	2018 £
Allotted, called up and fully paid		
2 (2018 - 2) ordinary shares of £1 each	2	2

8. Ultimate parent undertaking and controlling party

The Company's immediate parent undertaking is Hanson Retail Limited, a company registered in England and Wales. The Company's ultimate parent undertaking is HeidelbergCement AG, a company registered in Germany. The largest and smallest group in which the results of the Company are consolidated is that headed by HeidelbergCement AG. Copies of the consolidated financial statements of HeidelbergCement AG may be obtained from Berliner Strasse 6, D 69120 Heidelberg, Germany.