### FINANCIAL STATEMENTS

**31 OCTOBER 2003** 

**COMPANY REGISTRATION NUMBER 1799743** 



### FINANCIAL STATEMENTS

### YEAR ENDED 31 OCTOBER 2003

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#### **COMPANY INFORMATION**

THE BOARD OF DIRECTORS

P J de Savary L L de Savary

M A Lutyens

**COMPANY SECRETARY** 

H Patel

**REGISTERED OFFICE** 

69 Cadogan Gardens

London

**AUDITORS** 

Target Consulting Limited Chartered Accountants & Registered Auditors Lawrence House Lower Bristol Road

Bath

**BANKERS** 

The Royal Bank of Scotland plc

Inverness Chief Office 29 Harbour Road

Inverness

**SOLICITORS** 

Evans Dodd 5 Balfour Place Mount Street

London

#### THE DIRECTORS' REPORT

#### YEAR ENDED 31 OCTOBER 2003

The directors present their report and the financial statements of the company for the year ended 31 October 2003.

#### PRINCIPAL ACTIVITIES AND BUSINESS REVIEW

The principal activity of the company during the year continued to be that of hoteliers.

#### **FUTURE DEVELOPMENTS**

The company does not foresee any major changes occurring in its trading activities in the future.

The balance sheet as detailed on page 8 shows a satisfactory position, shareholders' funds amounting to £2,127,567.

#### **RESULTS AND DIVIDENDS**

The trading results for the year, and the company's financial position at the end of the year are shown in the attached financial statements.

The directors have not recommended a dividend.

#### **DIRECTORS**

The directors who served the company during the year were as follows:

P J de Savary L L de Savary M A Lutyens

The company is a wholly owned subsidiary and the interests of the group directors are disclosed in the financial statements of the parent company.

#### **FIXED ASSETS**

In the opinion of the directors, the present market value of the company's properties is in excess of the amounts at which they are stated in the accounts. Details are set out in note 8.

#### POLICY ON THE PAYMENT OF CREDITORS

The company's policy is to pay all of its suppliers to term. During the year the number of creditors payment days was 55 days (2002 26 days).

### THE DIRECTORS' REPORT (continued)

#### YEAR ENDED 31 OCTOBER 2003

### **AUDITORS**

A resolution to re-appoint Target Consulting Limited as auditors for the ensuing year will be proposed at the annual general meeting in accordance with section 385 of the Companies Act 1985.

Signed on behalf of the directors

**H** Patel

Company Secretary

## STATEMENT OF DIRECTORS' RESPONSIBILITIES

#### YEAR ENDED 31 OCTOBER 2003

Company law requires the directors to prepare financial statements for each financial year which give a true and fair view of the state of affairs of the company at the end of the year and of the profit or loss for the year then ended. In preparing those financial statements, the directors are required to:

- select suitable accounting policies, as described on pages 10 to 11, and then apply them consistently;
- make judgements and estimates that are reasonable and prudent;
- state whether applicable accounting standards have been followed, subject to any material departures disclosed and explained in the financial statements; and
- 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 proper accounting records which disclose with reasonable accuracy at any time the financial position of the company and to enable them to ensure that the financial statements comply with the Companies Act 1985. The directors 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.

### INDEPENDENT AUDITORS' REPORT TO THE SHAREHOLDER

#### YEAR ENDED 31 OCTOBER 2003

We have audited the financial statements on pages 7 to 18 which have been prepared under the historical cost convention, as modified by the revaluation of certain fixed assets and the accounting policies set out on pages 10 to 11.

This report is made solely to the company's shareholder, as a body, in accordance with Section 235 of the Companies Act 1985. Our audit work has been undertaken so that we might state to the company's shareholder those matters we are required to state to them in an auditors' report and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the company and the company's shareholder as a body, for our audit work, for this report, or for the opinions we have formed.

#### RESPECTIVE RESPONSIBILITIES OF DIRECTORS AND AUDITORS

As described in the Statement of Directors' Responsibilities the company's directors are responsible for the preparation of the financial statements in accordance with applicable law and United Kingdom Accounting Standards.

Our responsibility is to audit the financial statements in accordance with relevant legal and regulatory requirements and United Kingdom Auditing Standards.

We report to you our opinion as to whether the financial statements give a true and fair view and are properly prepared in accordance with the Companies Act 1985. We also report to you if, in our opinion, the Directors' Report is not consistent with the financial statements, if the company has not kept proper accounting records, if we have not received all the information and explanations we require for our audit, or if information specified by law regarding directors' remuneration and transactions with the company is not disclosed.

We read the Directors' Report and consider the implications for our report if we become aware of any apparent misstatements within it.

#### **BASIS OF AUDIT OPINION**

We conducted our audit in accordance with United Kingdom Auditing Standards issued by the Auditing Practices Board. An audit includes examination, on a test basis, of evidence relevant to the amounts and disclosures in the financial statements. It also includes an assessment of the significant estimates and judgements made by the directors in the preparation of the financial statements, and of whether the accounting policies are appropriate to the company's circumstances, consistently applied and adequately disclosed.

We planned and performed our audit so as to obtain all the information and explanations which we considered necessary in order to provide us with sufficient evidence to give reasonable assurance that the financial statements are free from material misstatement, whether caused by fraud or other irregularity or error. In forming our opinion we also evaluated the overall adequacy of the presentation of information in the financial statements.

### INDEPENDENT AUDITORS' REPORT TO THE SHAREHOLDER (continued)

#### YEAR ENDED 31 OCTOBER 2003

#### OPINION

In our opinion the financial statements give a true and fair view of the state of the company's affairs as at 31 October 2003 and of its loss for the year then ended, and have been properly prepared in accordance with the Companies Act 1985.

TARGET CONSULTING LIMITED

Target Consulting Limited

Chartered Accountants & Registered Auditors

Lawrence House Lower Bristol Road Bath

in Aayat 2004

### PROFIT AND LOSS ACCOUNT

### YEAR ENDED 31 OCTOBER 2003

	Note	2003 £	2002 £
TURNOVER	2	423,942	500,252
Cost of sales		(297,255)	(289,309)
GROSS PROFIT		126,687	210,943
Distribution costs Administrative expenses		(25,698) (157,421)	(28,434) (149,078)
OPERATING (LOSS)/PROFIT	3	(56,432)	33,431
Profit on disposal of fixed assets	5	_	1,400
		(56,432)	34,831
Interest receivable Interest payable	6	896 (12,571)	3,567 (16,979)
(LOSS)/PROFIT ON ORDINARY ACTIVITIES BE TAXATION	FORE	(68,107)	21,419
Tax on (loss)/profit on ordinary activities	7	805	9,372
(LOSS)/RETAINED PROFIT FOR THE FINANCIA YEAR	ĄL	(67,302)	30,791
Balance brought forward		(437,954)	(468,745)
Balance carried forward		(505,256)	(437,954)

All of the activities of the company are classed as continuing.

The company has no recognised gains or losses other than the results for the year as set out above.

#### **BALANCE SHEET**

#### **31 OCTOBER 2003**

		200	3	200	2
	Note	£	£	£	£
FIXED ASSETS	_				0.501.010
Tangible assets	8		2,587,345		2,584,816
CURRENT ASSETS Stocks	9	40.000		10.004	
Debtors	10	19,998 79.655		19,804 48,091	
Cash at bank and in hand	10	78,655 26,463		73,983	
Cash at bank and in hand		20,403		73,903	
		125,116		141,878	
CREDITORS: Amounts falling due					
within one year	11	(141,300)		(116,009)	
NET CURRENT (LIABILITIES)/ASSE	TS		(16,184)		25,869
TOTAL ASSETS LESS CURRENT L	IABILITIE	S	2,571,161		2,610,685
CREDITORS: Amounts falling due					
after more than one year	12		(443,594)		(415,816)
			2,127,567		2,194,869
					2,701,000
CAPITAL AND RESERVES					
Called-up equity share capital	15		1,210,282		1,210,282
Share premium account	16		186,617		186,617
Revaluation reserve	16		1,235,924		1,235,924
Profit and loss account			(505,256)		(437,954)
SHAREHOLDER'S FUNDS	17		2,127,567		2,194,869
	- •		_, ,		

These financial statements were approved by the directors on the 18 ft 200 4 and are signed on their behalf by:

May Han lungers
MA Lutyens
Director

### **CASH FLOW STATEMENT**

#### YEAR ENDED 31 OCTOBER 2003

		2003		2002	
	Note	£	£	£	£
NET CASH (OUTFLOW)/INFLOW FROM OPERATING ACTIVITIES	18		(54,936)		1,809
RETURNS ON INVESTMENTS AND SERVICING OF FINANCE Interest received Interest paid		896 (12,571)		3,567 (17,679)	
NET CASH OUTFLOW FROM RETUR ON INVESTMENTS AND SERVICING FINANCE		<del></del>	(11,675)		(14,112)
TAXATION			(805)		(1,725)
CAPITAL EXPENDITURE Payments to acquire tangible fixed asset Receipts from sale of fixed assets	ets	(7,932) –		(3,169) 3,750	
NET CASH (OUTFLOW)/INFLOW FRO CAPITAL EXPENDITURE	M		(7,932)		581
CASH OUTFLOW BEFORE FINANCIN	IG		(75,348)		(13,447)
FINANCING Repayment of bank loans Receipts from group undertakings		(72,222) 100,000		(72,222) -	
NET CASH INFLOW/(OUTFLOW) FRO FINANCING	M		27,778		(72,222)
DECREASE IN CASH	19		(47,570)		(85,669)

#### NOTES TO THE FINANCIAL STATEMENTS

#### YEAR ENDED 31 OCTOBER 2003

#### 1. ACCOUNTING POLICIES

#### Basis of accounting

The financial statements have been prepared under the historical cost convention, modified to include the revaluation of certain fixed assets, and in accordance with applicable accounting standards.

#### **Turnover**

The turnover shown in the profit and loss account represents amounts invoiced during the year, exclusive of Value Added Tax.

#### Fixed assets

All fixed assets are initially recorded at cost.

#### Depreciation

Depreciation is calculated so as to write off the cost of an asset, less its estimated residual value, over the useful economic life of that asset as follows:

Plant & Machinery

25% straight line

Fixtures & Fittings

10% straight line

Motor Vehicles

- 10% straight line

Depreciation is not provided on the leasehold property which is a long lease. The property is not being depreciated over the term of the lease as it is the directors intentions to renew the lease at the end of the lease term. It is therefore considered that the lease is indefinite and therefore the residual value would mean that the depreciation is insignificant.

Depreciation is also not provided on any antique furniture included within fixtures and fittings. Accordingly, the Directors consider that the life of this asset and residual values is such that depreciation is insignificant.

#### Stocks

Stocks are valued at the lower of cost and net realisable value. Stocks of glass, linen and china are valued at cost and all replacements are written off to the profit and loss account.

#### Operating lease agreements

Rentals applicable to operating leases where substantially all of the benefits and risks of ownership remain with the lessor are charged against profits on a straight line basis over the period of the lease.

#### NOTES TO THE FINANCIAL STATEMENTS

#### YEAR ENDED 31 OCTOBER 2003

#### 1. ACCOUNTING POLICIES (continued)

#### **Deferred taxation**

Deferred tax is recognised in respect of all timing differences that have originated but not reversed at the balance sheet date where transactions or events have occurred at that date that will result in an obligation to pay more, or a right to pay less or to receive more, tax, with the following exceptions:

Provision is made for tax on gains arising from the revaluation (and similar fair value adjustments) of fixed assets, and gains on disposal of fixed assets that have been rolled over into replacement assets, only to the extent that, at the balance sheet date, there is a binding agreement to dispose of the assets concerned. However, no provision is made where, on the basis of all available evidence at the balance sheet date, it is more likely than not that the taxable gain will be rolled over into replacement assets and charged to tax only where the replacement assets are sold;

Deferred tax assets are recognised only to the extent that the directors consider that it is more likely than not that there will be suitable taxable profits from which the future reversal of the underlying timing differences can be deducted.

Deferred tax is measured on an undiscounted basis at the tax rates that are expected to apply in the periods in which timing differences reverse, based on tax rates and laws enacted or substantively enacted at the balance sheet date.

#### 2. TURNOVER

The turnover and loss before tax are attributable to the one principal activity of the company.

An analysis of turnover is given below:

	An analysis of turnover is given below.	2003 £	2002 £
	United Kingdom	423,942	500,252
3.	OPERATING (LOSS)/PROFIT		
	Operating (loss)/profit is stated after charging:	2003 £	2002 £
	Directors' emoluments Depreciation of owned fixed assets Auditors' remuneration	- 5,403	6,357
	- as auditors	3,675	3,500

### NOTES TO THE FINANCIAL STATEMENTS

### YEAR ENDED 31 OCTOBER 2003

### 4. PARTICULARS OF EMPLOYEES

The average number of staff employed by the company during the financial year amounted to;

		2003 No	2002 <b>N</b> o
	Number of distribution staff	13	11
	The aggregate payroll costs of th	ne above were:  2003 £	2002 £
	Wages and salaries Social security costs	211,117 20,074 231,191	205,080 17,906 222,986
	No directors received any remun	eration from the company during either	year
5.	PROFIT ON DISPOSAL OF FIX	ED ASSETS	
		2003 £	2002 £
	Profit on disposal of fixed assets	-	1,400
6.	INTEREST PAYABLE		
		2003 £	2002 £
	Interest payable on bank borrowi	ing 12,571	16,979
7.	TAX ON (LOSS)/PROFIT ON OF	RDINARY ACTIVITIES	
	(a) Analysis of charge in (	the year 2003 £	2002 £
	Current tax:		
	In respect of the year: UK Corporation tax based on th year at 30% (2002 - 30%)	ne results for the (805)	805
	Total current tax	(805)	805
	Deferred tax:		
	Decrease in deferred tax provisio Capital allowances	on	(10,177)
	Tax on (loss)/profit on ordinary as	ctivities (805)	(9,372)

#### NOTES TO THE FINANCIAL STATEMENTS

#### YEAR ENDED 31 OCTOBER 2003

### 7. TAX ON (LOSS)/PROFIT ON ORDINARY ACTIVITIES (continued)

#### (b) Factors affecting current tax charge

The tax assessed on the (loss)/profit on ordinary activities for the year is higher than the standard rate of corporation tax in the UK of 30% (2002 - 30%).

	2003 £	2002 £
(Loss)/profit on ordinary activities before taxation	(68,107)	21,419
Profit/(loss) on ordinary activities by rate of tax Effect of accelerated capital allowances Trade losses carried forward	(20,432) (4,869) 24,496	6,426 (5,621) —
Total current tax (note 7(a))	(805)	805

#### 8. TANGIBLE FIXED ASSETS

	Leasehold Property £	Plant & Machinery £	Fixtures & Fittings £	Motor Vehicles £	Total £
COST OR VALUATION					
At 1 November 2002 Additions	2,447,554	10,200 102	615,967 7,290	35,000 540	3,108,721 7,932
At 31 October 2003	2,447,554	10,302	623,257	35,540	3,116,653
DEPRECIATION					
At 1 November 2002	-	8,005	496,350	19,550	523,905
Charge for the year	_	685	1,218	3,500	5,403
At 31 October 2003	-	8,690	497,568	23,050	529,308
NET BOOK VALUE					
At 31 October 2003	2,447,554	1,612	125,689	12,490	2,587,345
At 31 October 2002	2,447,554	2,195	119,617	15,450	2,584,816

#### NOTES TO THE FINANCIAL STATEMENTS

#### YEAR ENDED 31 OCTOBER 2003

#### 8. TANGIBLE FIXED ASSETS (continued)

As stated in the accounting policy note 1, no depreciation has been provided on the leasehold property as required by Financial Reporting Standard 15.

The leasehold property consists of the hotel premises at 69 Cadogan Gardens, London, SW1. The lease of these premises is for 70 years from 25 December 1985. The directors revalued the property and its contents at 31 March 1996 to £2,500,000. In their view the property's current open market value is in excess of this value.

The directors have not undertaken an external professional valuation of the leasehold property and its contents at 31 October 2003 as in their view the costs of such an exercise would outweigh any potential benefits.

This is in accordance to the FRS 15 transitional rules on revaluation policies, under which the company is not required to undertake periodic valuations.

Improvements to the leasehold and additions to furniture and fittings since 31 March 1996 have been capitalised at cost.

The historical cost of the leasehold property is £965,445 (2002 £965,445).

#### LAND AND BUILDINGS

	2003	2002
	£	£
Long leasehold	2,447,554	2,447,554

Long leaseholds are those leaseholds with more than 50 years unexpired.

#### 9. STOCKS

		2003 £	2002 £
	Finished goods	19,998	19,804
10.	DEBTORS		
		2003 £	2002 £
	Trade debtors Corporation tax repayable	58,103 805	20,357
	Prepayments and accrued income	19,747	27,734
		78,655	48,091

#### NOTES TO THE FINANCIAL STATEMENTS

#### YEAR ENDED 31 OCTOBER 2003

#### 11. CREDITORS: Amounts falling due within one year

			2003 £		2002 £
	Bank loans and overdrafts		72,278		72,228
	Trade creditors	ouritus:	37,165		17,179
	Other creditors including taxation and social se Corporation tax	ecunty:		805	
	PAYE and social security	4,939		5,317	
		15,018		9,011	
	Other creditors	_		69	
			19,957	<del></del>	15,202
	Accruals and deferred income		11,900		11,400
			141,300		116,009
12.	CREDITORS: Amounts falling due after mo	re than or	ne year		
			2003		2002
			£		£
	Bank loans and overdrafts		72,224		144,446
	Amounts owed to group undertakings		371,370		271,370
			443,594		415,816
			<del></del>		

The bank loan is repayable in annual instalments of £72,222 to be repaid by 31 August 2005. Interest is payable on the loan at a rate equal to base rate plus 2%. Security for the bank loan and overdraft is provided by way of a debenture dated 13 June 1994 having a fixed and floating charge over the undertaking and all property and assets and a legal charge over the property.

The loan from the ultimate parent undertaking is interest free and has no fixed repayment terms. The parent undertaking has agreed not to demand repayment of this loan until 31 October 2004 at the earliest.

### 13. COMMITMENTS UNDER OPERATING LEASES

At 31 October 2003 the company had annual commitments under non-cancellable operating leases as set out below.

	Land & Buildings		
	2003	2002	
	£	£	
Operating leases which expire:			
After more than 5 years	22,850	22,850	
		<del></del>	

#### NOTES TO THE FINANCIAL STATEMENTS

#### YEAR ENDED 31 OCTOBER 2003

#### 14. RELATED PARTY TRANSACTIONS

At 31 October 2003, an amount of £371,370 (2002 £271,370) was owed to Birmos Inc, the ultimate parent company. This is unsecured and no interest is charged. During the year the company received a further £100,000 loan from Birmos Inc.

At 31 October 2003, P J de Savary, a director, owed the company £883 (2002 £3,368). The maximum amount owed to the company during the year was £32,176. No interest is being charged on this balance.

At the year end the company was owed £34,948 and £1,618 by Carnegie International Asset Management Limited and Bovey Castle Limited respectively, included in Trade Debtors, which are companies of which P de Savary is a director. After the year end these balances were repaid in full.

The company also owed £24,479, to Carnegie International Asset Management Limited in respect of management charges for the year.

#### 15. SHARE CAPITAL

### Authorised share capital:

Authorised share capital:					
·		2003		2002	
		£		£	
4,321,526 'A' ordinary shares of £0.25	each	1,080,382		1,080,382	
829,436 'B' ordinary shares of £0.50 each		414,718		414,718	
4,900 Preference shares of £1 each		4,900		4,900	
		1,500,000		1,500,000	
Allotted, called up and fully paid:					
	200	2003		2002	
	No	£	No	£	
'A' ordinary shares of £0.25 each	4,321,526	1,080,382	4,321,526	1,080,382	
'B' ordinary shares of £0.50 each	250,000	125,000	250,000	125,000	
Preference shares of £1 each	4,900	4,900	4,900	4,900	
	4,576,426	1,210,282	4,576,426	1,210,282	

#### NOTES TO THE FINANCIAL STATEMENTS

#### YEAR ENDED 31 OCTOBER 2003

#### 15. SHARE CAPITAL (continued)

The rights attaching to each class of share are as follows:

Preferred ordinary shares: Carry one vote per share at general meetings. Holders are entitled to be paid up portion on shares in priority to other shareholders in a winding up or return of capital. The shareholders have no rights with regard to profits or surplus assets on a winding up.

'A' ordinary shares: Carry one vote per share at general meetings. Holders are entitled to participation in profits and surplus assets on a winding up once rights of preferred ordinary shareholders are met.

'B' ordinary shares: Rights are as for 'A' ordinary shares above but equating to 170 'A' shares for each 'B' share.

#### 16. RESERVES

			Share premium account £	Revaluation reserve £
	At 1 November 2002 & 31 October 2003		186,617	1,235,924
17.	RECONCILIATION OF MOVEMENTS IN SHAREH	OLDER'S FUND	s	
		2003 £		2002 £
	(Loss)/Profit for the financial year Opening shareholder's equity funds	(67,302) 2,194,869		30,791 2,164,078
	Closing shareholder's equity funds	2,127,567		2,194,869
18.	RECONCILIATION OF OPERATING (LOSS)/PROF NET CASH (OUTFLOW)/INFLOW FROM OPERAT		<b>.</b>	
		2003 £		2002 £
	Operating (leas)/profit	~		
	Operating (loss)/profit Depreciation	(56,432) 5,403		33,431 6,357
	Increase in stocks	(194)		(1,221)
	(Increase)/decrease in debtors	(29,759)		4,646
	Increase/(decrease) in creditors	26,046		(41,104)
	Net cash (outflow)/inflow from operating activities	(54,936)		1,809

#### NOTES TO THE FINANCIAL STATEMENTS

#### YEAR ENDED 31 OCTOBER 2003

#### 19. RECONCILIATION OF NET CASH FLOW TO MOVEMENT IN NET DEBT

	2003		2002	
	£	£	£	£
Decrease in cash in the period	(47,570)		(85,669)	
Net cash outflow from bank loans Net cash (inflow) from long-term	72,222		72,222	
amounts owed to group undertakings	(100,000)			
		(75,348)		(13,447)
Change in net debt		(75,348)		(13,447)
Net debt at 1 November 2002		(414,062)		(400,615)
Net debt at 31 October 2003		(489,410)		(414,062)

#### 20. ANALYSIS OF CHANGES IN NET DEBT

	At 1 Nov 2002 £	Cash flows £	At 31 Oct 2003 £
Net cash:	<b></b>	(4 <b>2 boo</b> )	22.422
Cash in hand and at bank Overdrafts	73,983 (7)	(47,520) (50)	26,463 (57)
	73,976	(47,570)	26,406
Debt:			
Debt due within 1 year	(72,222)	_	(72,222)
Debt due after 1 year	(415,816)	(27,778)	(443,594)
	(488,038)	(27,778)	(515,816)
Net debt	(414,062)	(75,348)	(489,410)

#### 21. ULTIMATE PARENT COMPANY

The company is controlled by its parent undertaking, Birmos Inc., a company incorporated in the Bahamas. Having made enquiries of the parent undertaking, the directors are not aware of the ultimate controlling party.