

**Registered number: 01923318**

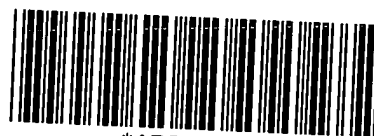
**QUAY MANAGEMENT (WATERSIDE) LIMITED**

**UNAUDITED**

**REPORT AND FINANCIAL STATEMENTS**

**FOR THE YEAR ENDED 30 JUNE 2018**

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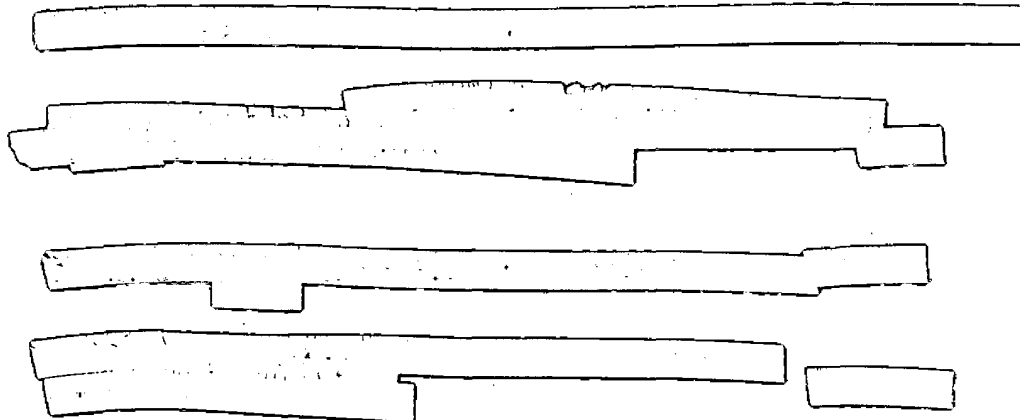
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**Directors**

A J Baylis  
C R Pogue  
M P Gould  
F N F Haddock  
K A Cook  
I R Francis  
S Baskin  
S Langton  
M V Tamuta  
H Rafique  
P M Brown  
P Felton Gerber  
R A Cowan  
S Knight

**Company Secretary**

Alliance Managing Agents Limited

**Company Number**

01923318

**Registered Office**

c/o Alliance Managing Agents  
6 Cochrane House  
Admirals Way  
London  
E14 9UD

**Accountants**

PKF Littlejohn LLP  
Chartered Accountants  
1 Westferry Circus  
Canary Wharf  
London E14 4HD

**QUAY MANAGEMENT (WATERSIDE) LIMITED**

**REPORT OF THE DIRECTORS  
FOR THE YEAR ENDED 30 JUNE 2018**

The Directors present their Report together with the Financial Statements for the year ended 30 June 2018.

**Principal Activity**

The principal activity of the Company during the year was the management of the commercial property located at South Quay, Waterside, London E14 of which it holds the freehold.

Service charges collected are held for the purpose of meeting the costs of managing the property. The principal activity of the Company is non-profit making.

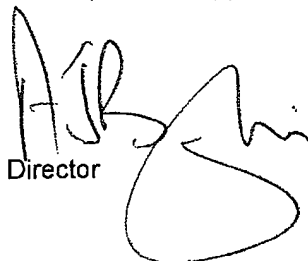
**Directors**

The Directors who served during the year:

A J Baylis  
C R Pogue  
M P Gould  
F N F Haddock  
K A Cook  
I R Francis  
S Baskin  
S Langton  
M V Tamuta  
H Rafique  
P M Brown  
P Felton Gerber  
R A Cowan  
A P Hadley (resigned 12 September 2018)  
S Knight

In preparing this report, advantage has been taken of the small companies exemption provided by section 415A of the Companies Act 2006.

This report was approved by the board on 27<sup>th</sup> September 2018 and signed on its behalf.

  
Director

The Directors are responsible for preparing the Directors' Report and 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 judgments 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.

**QUAY MANAGEMENT (WATERSIDE) LIMITED****INCOME AND EXPENDITURE ACCOUNT  
YEAR ENDED 30 JUNE 2018**

	Notes	2018	2017
		£	£
<b>Service Charge income</b>		152,281	146,299
Service charge expenditure		(235,155)	(125,132)
		<u>          </u>	<u>          </u>
<b>Surplus/(Deficit)</b>		(82,874)	21,167
Other operating income		6,059	14,700
Tax on profit on ordinary activities	2	(1,407)	(2,648)
		<u>          </u>	<u>          </u>
<b>Surplus/(Deficit) for the Financial Year</b>		<u>(78,222)</u>	<u>33,219</u>

The Accounting Policies and Notes on pages 6 to 8 form part of these financial statements.

**QUAY MANAGEMENT (WATERSIDE) LIMITED**  
**REGISTERED NUMBER: 01923318**

**BALANCE SHEET**  
**At 30 June 2018**

	Note	2018	2017
		£	£
<b>Fixed Assets</b>			
Tangible assets	5	20,657	20,657
<b>Current Assets</b>			
Cash at bank and in hand	6	80,258	129,313
Debtors	7	42,860	45,335
<b>Creditors: amounts falling due within one year</b>	8	(76,055)	(49,363)
<b>Net Current Assets</b>		47,063	125,285
<b>Net Assets</b>		67,720	145,942
<b>Capital and Reserves</b>			
Called-up share capital	9	40	40
Reserves	10	67,680	145,902
		67,720	145,942

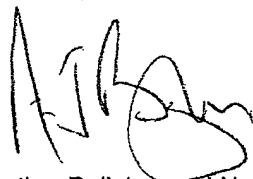
The Directors consider that the Company is entitled to exemption from the requirement to have an audit under the provisions of section 477 of the Companies Act 2006 ("the Act") and members have not required the Company to obtain an audit for the year in question in accordance with section 476 of the Act.

The Directors acknowledge their responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and for preparing financial statements which give a true and fair view of the state of affairs of the Company as at 30 June 2018 and of its surplus for the year in accordance with the requirements of sections 394 and 395 of the Act and which otherwise comply with the requirements of the Companies Act 2006 relating to financial statements, so far as applicable to the Company.

These financial statements have been prepared in accordance with the special provisions relating to companies subject to the small companies regime within Part 15 of the Companies Act 2006 and in accordance with Section 1A Financial Reporting Standard 102.

The financial statements were approved and authorised for issue by the board and were signed on its behalf on 27 September 2018

Director



The Accounting Policies and Notes on pages 6 to 8 form part of these financial statements.

**1. General Information**

Quay Management (Waterside) Limited ("the Company") is a private Company limited by shares and is incorporated and domiciled in England. The address of the registered office is c/o Alliance Managing Agents, 6 Cochrane House, Admirals Way, London, E14 9UD.

The financial statements are presented in sterling which is the functional currency of the Company.

**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 Section 1A of Financial Reporting Standard 102, and the relevant accounting principles contained within Financial Reporting Exposure Draft 50 (FRED 50).

Under FRED 50 management companies are considered to act as principals in transactions with third party suppliers and as such the income and expenditure account should reflect this activity to give a true and fair view.

The format of the Profit and Loss Account has been changed in accordance with the Companies Act 2006 Statutory Instrument 2008/409 to reflect the special nature of the Company's business.

The business of the Company is to manage the common parts of a commercial estate situated at South Quay, London E14 of which the Company owns the freehold. The Company is non-profit making and any surplus of income over expenditure is repaid to the leaseholders. Similarly, any excess of expenditure over income is recovered from the leaseholders.

**2.2 Service Charge Income**

Service charge income represents amounts receivable from leaseholders for the maintenance and servicing common parts of the property which they occupy.

Service charge income is accounted for on a quarterly basis as service charge expenditure is incurred. Any element of the service that relates to a future period is deferred to that period.

**2.3 Tangible Fixed Assets**

Tangible fixed assets are related to freehold land. This is at historical cost, net of provisions for impairment. Freehold land has an infinite estimated useful life, as such it is not depreciated.

**2.4 Debtors**

Short term debtors are measured at transaction price, less any impairment.

**2.5 Creditors**

Short term creditors are measured at transaction price.



**3. Employees**

There were no employees, other than the directors, during the year (2017: Nil)

<b>4. Taxation</b>	<b>2018</b>	<b>2017</b>
	<b>£</b>	<b>£</b>
Taxation charge at 19% (2017 – 20%)	1,406	2,648
	<hr/>	<hr/>

<b>5. Tangible Fixed Assets</b>	<b>Freehold land</b>
	<b>£</b>
At 30 June 2017 and 30 June 2018	20,657
	<hr/>

**6. Cash at bank and in hand**

Bank balances are held within client bank accounts operated by Alliance Managing Agents Limited.

<b>7. Debtors</b>	<b>2018</b>	<b>2017</b>
	<b>£</b>	<b>£</b>
Trade debtors	5,400	17,125
Other debtors	29,694	28,210
Taxation and social security	7,766	-
	<hr/>	<hr/>
	42,860	45,335
	<hr/>	<hr/>

<b>8. Creditors</b>	<b>2018</b>	<b>2017</b>
	<b>£</b>	<b>£</b>
Trade creditors	32,956	20,398
Taxation and social security	-	3,932
Corporation tax	1,151	2,648
Other creditors	41,948	22,385
	<hr/>	<hr/>
	76,055	49,363
	<hr/>	<hr/>

<b>9. Share Capital</b>	<b>2018</b>	<b>2017</b>
	<b>£</b>	<b>£</b>
Allotted, called up and fully paid 40 Ordinary shares of £1 each	40	40
	<hr/>	<hr/>

**QUAY MANAGEMENT (WATERSIDE) LIMITED****NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 30 JUNE 2018****10. Reserves****£**

At 1 July 2017	145,902
Deficit for the Financial Year	(78,222)
At 30 June 2018	67,680

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The reserve funds belong to the service charge and are not distributable to the shareholders.

**11. Related Party Transactions**

Quay Management (Waterside) Limited is a Director of Thames Haven (Waterside) Limited. During the year Quay Management (Waterside) Limited paid Thames Haven (Waterside) Limited £63,059 in estate charges for the year (2017 - £61,656).

Mr M V Tamuta, a director of the Company, is also a director of Alliance Managing Agents Limited. Alliance Managing Agents Limited manage the Quay Waterside estate on behalf of Quay Management (Waterside) Limited. Fees of £21,378 (2017 - £9,700) were due to Alliance Managing Agents Limited in the year.

**12. Ultimate Controlling Party**

In the opinion of the Directors, there is no ultimate controlling party.

**13. Future Works**

The Company pays a service charge to Thames Haven (Waterside) Limited in respect of estate costs. Thames Haven is responsible for maintaining the dock wall within the estate and has received a conditions survey for this that states that a future provision of approximately £500,000 is needed. These works are not immediately required. The Directors estimate that approximately £100,000 of this cost will be borne by the Company.