



Company Registration No. 02096222 (England and Wales)

LUCKNAM PARK HOTELS LIMITED
ANNUAL REPORT AND FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 MAY 2017

TUESDAY



A16 *A70MWZJ4* #61
27/02/2018
COMPANIES HOUSE

LUCKNAM PARK HOTELS LIMITED

COMPANY INFORMATION

Directors	G. Liasides C. Laskaridis H. Murray M. Farwell A. Laskaridis
Secretary	S. J. Reynolds
Company number	02096222
Registered office	Lucknam Park Hotels Ltd Colerne Wiltshire SN14 8AZ
Auditor	HB Accountants Amwell House 19 Amwell Street Hoddesdon Herts EN11 8TS

LUCKNAM PARK HOTELS LIMITED

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LUCKNAM PARK HOTELS LIMITED

STRATEGIC REPORT

FOR THE YEAR ENDED 31 MAY 2017

The directors present the strategic report for the year ended 31 May 2017.

Fair review of the business

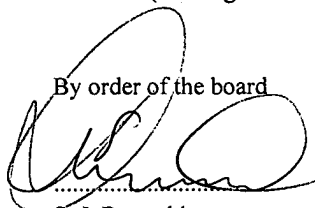
The results for the year are set out on page 6. The company's turnover for the year was higher than the previous year. There was a profit of £164,200. The company's balance sheet showed net assets of £3,787,854.

Key performance indicators

Given the straightforward nature of the business, the company's directors are of the opinion that analysis using key performance indicators is not necessary for an understanding of the development, performance or position of the company. In common with other businesses in our sector, the company faces competitive and economic pressures and plans are in place to deal with these challenges as they arise.

EBITDA (Earnings before interest, taxes, depreciation and amortisation) for the year was £922,744 (2016: £683,301).

By order of the board



S. J. Reynolds

Secretary

15-2-2018

LUCKNAM PARK HOTELS LIMITED

DIRECTORS' REPORT

FOR THE YEAR ENDED 31 MAY 2017

The directors present their annual report and financial statements for the year ended 31 May 2017.

Principal activities

The principal activity of the company continued to be that of provision of hotel and leisure facilities.

Directors

The directors who held office during the year and up to the date of signature of the financial statements were as follows:

G. Liasides
C. Laskaridis
H. Murray
M. Farwell
A. Laskaridis

Results and dividends

The results for the year are set out on page 6.

No ordinary dividends were paid. The directors do not recommend payment of a final dividend.

Auditor

In accordance with the company's articles, a resolution proposing that HB Accountants be reappointed as auditor of the company will be put at a General Meeting.

Statement of directors' responsibilities

The directors are responsible for preparing the annual report 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 profit or loss 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;
- state whether applicable UK Accounting Standards have been followed, subject to any material departures disclosed and explained in the financial statements;
- 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.

Statement of disclosure to auditor

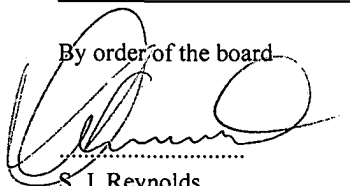
So far as each person who was a director at the date of approving this report is aware, there is no relevant audit information of which the company's auditor is unaware. Additionally, the directors individually have taken all the necessary steps that they ought to have taken as directors in order to make themselves aware of all relevant audit information and to establish that the company's auditor is aware of that information.

LUCKNAM PARK HOTELS LIMITED

DIRECTORS' REPORT (CONTINUED)

FOR THE YEAR ENDED 31 MAY 2017

By order of the board



S. J. Reynolds

Secretary

Date: 15-2-2018

LUCKNAM PARK HOTELS LIMITED

INDEPENDENT AUDITOR'S REPORT

TO THE MEMBERS OF LUCKNAM PARK HOTELS LIMITED

We have audited the financial statements of Lucknam Park Hotels Limited for the year ended 31 May 2017 set out on pages 6 to 18. The financial reporting framework that has been applied in their preparation is applicable law and United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice), including FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland".

This report is made solely to the company's members, as a body, in accordance with Chapter 3 of Part 16 of the Companies Act 2006. Our audit work has been undertaken so that we might state to the company's members those matters we are required to state to them in an auditor's 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 members as a body, for our audit work, for this report, or for the opinions we have formed.

Respective responsibilities of directors and auditor

As explained more fully in the Directors' Responsibilities Statement set out on page 2, the directors are responsible for the preparation of the financial statements and for being satisfied that they give a true and fair view. Our responsibility is to audit the financial statements in accordance with applicable law and International Standards on Auditing (UK and Ireland). Those standards require us to comply with the Auditing Practices Board's Ethical Standards for Auditors.

Scope of the audit of the financial statements

An audit involves obtaining evidence about the amounts and disclosures in the financial statements sufficient to give reasonable assurance that the financial statements are free from material misstatement, whether caused by fraud or error. This includes an assessment of: whether the accounting policies are appropriate to the company's circumstances and have been consistently applied and adequately disclosed; the reasonableness of significant accounting estimates made by the directors; and the overall presentation of the financial statements. In addition, we read all the financial and non-financial information in the annual report to identify material inconsistencies with the audited financial statements and to identify any information that is apparently materially incorrect based on, or materially inconsistent with, the knowledge acquired by us in the course of performing the audit. If we become aware of any apparent material misstatements or inconsistencies we consider the implications for our report.

Basis of qualified opinion on financial statements

The loan to the company by a group undertaking for £21,393,508 has not been treated correctly under the requirements of FRS 102 in that it is included as a creditor falling due after one year, but there is no formal loan agreement and it should therefore be included as a creditor falling due within one year. As a result, short-term creditors are understated by £21,393,508 and long term creditors are overstated by £21,393,508.

Qualified opinion on the financial statements

In our opinion, except for the effects of the matter described in the Basis of Qualified Opinion paragraph above, the financial statements:

- give a true and fair view of the state of the company's affairs as at 31 May 2017 and of its profit for the year then ended;
- have been properly prepared in accordance with United Kingdom Generally Accepted Accounting Practice; and
- have been prepared in accordance with the requirements of the Companies Act 2006.

Opinion on other matters prescribed by the Companies Act 2006

In our opinion, based on the work undertaken in the course of our audit, the information given in the Strategic Report and the Directors' Report for the financial year for which the financial statements are prepared is consistent with the financial statements, and the Strategic Report and the Directors' Report have been prepared in accordance with applicable legal requirements.

LUCKNAM PARK HOTELS LIMITED

INDEPENDENT AUDITOR'S REPORT (CONTINUED)

TO THE MEMBERS OF LUCKNAM PARK HOTELS LIMITED

Matters on which we are required to report by exception

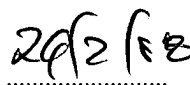
In the light of the knowledge and understanding of the company and its environment obtained in the course of the audit, we have not identified material misstatements in the Strategic Report and the Directors' Report.

We have nothing to report in respect of the following matters where the Companies Act 2006 requires us to report to you if, in our opinion:

- adequate accounting records have not been kept, or returns adequate for our audit have not been received from branches not visited by us; or
- the financial statements are not in agreement with the accounting records and returns; or
- certain disclosures of directors' remuneration specified by law are not made; or
- we have not received all the information and explanations we require for our audit.



Keith Grover (Senior Statutory Auditor)
for and on behalf of HB Accountants


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Chartered Accountants
Statutory Auditor

Amwell House
19 Amwell Street
Hoddesdon
Herts
EN11 8TS

LUCKNAM PARK HOTELS LIMITED

STATEMENT OF COMPREHENSIVE INCOME

FOR THE YEAR ENDED 31 MAY 2017

	Notes	2017 £	2016 £
Turnover	3	7,419,608	6,490,976
Cost of sales		(4,046,152)	(3,628,292)
Gross profit		3,373,456	2,862,684
Administrative expenses		(3,209,449)	(2,920,532)
Operating profit/(loss)	4	164,007	(57,848)
Interest receivable and similar income	7	193	675
Profit/(loss) before taxation		164,200	(57,173)
Tax on profit/(loss)	8	-	-
Profit/(loss) for the financial year		164,200	(57,173)

The Profit And Loss Account has been prepared on the basis that all operations are continuing operations.

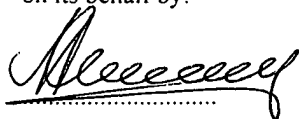
LUCKNAM PARK HOTELS LIMITED

BALANCE SHEET

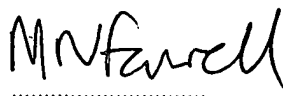
AS AT 31 MAY 2017

	Notes	2017 £	£	2016 £	£
Fixed assets					
Tangible assets	9	26,069,452		25,603,398	
Current assets					
Stocks	11	171,726		120,779	
Debtors	12	369,121		311,645	
Cash at bank and in hand		546,585		572,294	
		<u>1,087,432</u>		<u>1,004,718</u>	
Creditors: amounts falling due within one year	13	<u>(1,975,522)</u>		<u>(1,532,982)</u>	
Net current liabilities			(888,090)		(528,264)
Total assets less current liabilities			<u>25,181,362</u>		<u>25,075,134</u>
Creditors: amounts falling due after more than one year	14		(21,393,508)		(21,451,480)
Net assets			<u><u>3,787,854</u></u>		<u><u>3,623,654</u></u>
Capital and reserves					
Called up share capital	17	1,090,000		1,090,000	
Share premium account		1,498,938		1,498,938	
Revaluation reserve		6,932,565		6,932,565	
Profit and loss reserves		(5,733,649)		(5,897,849)	
Total equity			<u><u>3,787,854</u></u>		<u><u>3,623,654</u></u>

The financial statements were approved by the board of directors and authorised for issue on 15-2-2018 and are signed on its behalf by:



H. Murray
Director



M. Farwell
Director

Company Registration No. 02096222

LUCKNAM PARK HOTELS LIMITED

STATEMENT OF CHANGES IN EQUITY

FOR THE YEAR ENDED 31 MAY 2017

	Share capital	Share premium account	Revaluation reserve	Profit and loss reserves	Total
	£	£	£	£	£
Balance at 1 June 2015	1,090,000	1,498,938	6,932,565	(5,840,676)	3,680,827
Year ended 31 May 2016:					
Loss and total comprehensive income for the year	-	-	-	(57,173)	(57,173)
Balance at 31 May 2016	1,090,000	1,498,938	6,932,565	(5,897,849)	3,623,654
Year ended 31 May 2017:					
Profit and total comprehensive income for the year	-	-	-	164,200	164,200
Balance at 31 May 2017	1,090,000	1,498,938	6,932,565	(5,733,649)	3,787,854

LUCKNAM PARK HOTELS LIMITED

STATEMENT OF CASH FLOWS

FOR THE YEAR ENDED 31 MAY 2017

	Notes	2017 £	£	2016 £	£
Cash flows from operating activities					
Cash generated from operations	20		1,256,861		883,684
Investing activities					
Purchase of tangible fixed assets		(1,224,791)		(1,024,335)	
Proceeds on disposal of tangible fixed assets		-		2,500	
Interest received		193		675	
Net cash used in investing activities			(1,224,598)		(1,021,160)
Financing activities					
Increase in borrowings		(57,972)		196,536	
Net cash (used in)/generated from financing activities			(57,972)		196,536
Net (decrease)/increase in cash and cash equivalents			(25,709)		59,060
Cash and cash equivalents at beginning of year			572,294		513,234
Cash and cash equivalents at end of year			546,585		572,294

LUCKNAM PARK HOTELS LIMITED

NOTES TO THE FINANCIAL STATEMENTS

FOR THE YEAR ENDED 31 MAY 2017

1 Accounting policies

Company information

Lucknam Park Hotels Limited is a private company limited by shares incorporated in England and Wales. The registered office is Lucknam Park Hotels Ltd, Colerne, Wiltshire, SN14 8AZ.

1.1 Accounting convention

These financial statements have been prepared in accordance with FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" ("FRS 102") and the requirements of the Companies Act 2006.

The financial statements are prepared in sterling, which is the functional currency of the company. Monetary amounts in these financial statements are rounded to the nearest £.

The financial statements have been prepared on the historical cost convention, modified to include the revaluation of freehold properties and certain financial instruments at fair value. The principal accounting policies adopted are set out below.

1.2 Going concern

At the time of approving the financial statements, the directors have a reasonable expectation that the company has adequate resources to continue in operational existence for the foreseeable future as well as the parent company undertaking to provide continuing financial support for the next twelve months and for the foreseeable future. Thus the directors continue to adopt the going concern basis of accounting in preparing the financial statements.

1.3 Turnover

Revenue is measured at the fair value of the consideration received or receivable and represents the amount receivable for services rendered and goods supplied, net of discounts and rebates allowed by the company and value added taxes. The company recognises revenue when (a) the amount of revenue can be measured reliably; (b) it is probable that the future economic benefits will flow to the entity and (c) when the specific criteria relating to each of the company's sales channels has been met. Revenue is recognised in the accounting period in which the performance of the service and the sale of the goods have been provided to the customer.

1.4 Tangible fixed assets

Tangible fixed assets are initially measured at cost and subsequently measured at cost or valuation, net of depreciation and any impairment losses.

Depreciation is recognised so as to write off the cost or valuation of assets less their residual values over their useful lives on the following bases:

Land and buildings: Freehold	Nil
Antique fixtures and fittings	Nil
Fixtures, fittings and equipment	5% - 25% straight line
Motor vehicles	20% reducing balance

The directors have carried out an impairment review on the freehold, long leasehold properties and the antique fixtures and fittings. The result of this is that no provision is required at the year end.

The gain or loss arising on the disposal of an asset is determined as the difference between the sale proceeds and the carrying value of the asset, and is credited or charged to profit or loss.

LUCKNAM PARK HOTELS LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MAY 2017

1 Accounting policies

(Continued)

1.5 Impairment of fixed assets

At each reporting period end date, the company reviews the carrying amounts of its tangible assets to determine whether there is any indication that those assets have suffered an impairment loss. If any such indication exists, the recoverable amount of the asset is estimated in order to determine the extent of the impairment loss (if any). Where it is not possible to estimate the recoverable amount of an individual asset, the company estimates the recoverable amount of the cash-generating unit to which the asset belongs.

Recoverable amount is the higher of fair value less costs to sell and value in use. In assessing value in use, the estimated future cash flows are discounted to their present value using a pre-tax discount rate that reflects current market assessments of the time value of money and the risks specific to the asset for which the estimates of future cash flows have not been adjusted.

If the recoverable amount of an asset (or cash-generating unit) is estimated to be less than its carrying amount, the carrying amount of the asset (or cash-generating unit) is reduced to its recoverable amount. An impairment loss is recognised immediately in profit or loss, unless the relevant asset is carried at a revalued amount, in which case the impairment loss is treated as a revaluation decrease.

Recognised impairment losses are reversed if, and only if, the reasons for the impairment loss have ceased to apply. Where an impairment loss subsequently reverses, the carrying amount of the asset (or cash-generating unit) is increased to the revised estimate of its recoverable amount, but so that the increased carrying amount does not exceed the carrying amount that would have been determined had no impairment loss been recognised for the asset (or cash-generating unit) in prior years. A reversal of an impairment loss is recognised immediately in profit or loss, unless the relevant asset is carried at a revalued amount, in which case the reversal of the impairment loss is treated as a revaluation increase.

1.6 Stocks

Stocks are stated at the lower of cost and estimated selling price less costs to complete and sell. Cost comprises direct materials and, where applicable, direct labour costs and those overheads that have been incurred in bringing the stocks to their present location and condition.

At each reporting date, an assessment is made for impairment. Any excess of the carrying amount of stocks over its estimated selling price less costs to complete and sell is recognised as an impairment loss in profit or loss. Reversals of impairment losses are also recognised in profit or loss.

1.7 Cash and cash equivalents

Cash at bank and in hand are basic financial assets and include cash in hand, deposits held at call with banks, other short-term liquid investments with original maturities of three months or less, and bank overdrafts. Bank overdrafts are shown within borrowings in current liabilities.

1.8 Financial instruments

The company has elected to apply the provisions of Section 11 'Basic Financial Instruments' and Section 12 'Other Financial Instruments Issues' of FRS 102 to all of its financial instruments.

Financial instruments are recognised in the company's balance sheet when the company becomes party to the contractual provisions of the instrument.

Financial assets and liabilities are offset, with the net amounts presented in the financial statements, when there is a legally enforceable right to set off the recognised amounts and there is an intention to settle on a net basis or to realise the asset and settle the liability simultaneously.

LUCKNAM PARK HOTELS LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MAY 2017

1 Accounting policies

(Continued)

Basic financial assets

Basic financial assets, which include debtors and cash and bank balances, are initially measured at transaction price including transaction costs and are subsequently carried at amortised cost using the effective interest method unless the arrangement constitutes a financing transaction, where the transaction is measured at the present value of the future receipts discounted at a market rate of interest. Financial assets classified as receivable within one year are not amortised.

Impairment of financial assets

Financial assets, other than those held at fair value through profit and loss, are assessed for indicators of impairment at each reporting end date.

Financial assets are impaired where there is objective evidence that, as a result of one or more events that occurred after the initial recognition of the financial asset, the estimated future cash flows have been affected. If an asset is impaired, the impairment loss is the difference between the carrying amount and the present value of the estimated cash flows discounted at the asset's original effective interest rate. The impairment loss is recognised in profit or loss.

If there is a decrease in the impairment loss arising from an event occurring after the impairment was recognised, the impairment is reversed. The reversal is such that the current carrying amount does not exceed what the carrying amount would have been, had the impairment not previously been recognised. The impairment reversal is recognised in profit or loss.

Derecognition of financial assets

Financial assets are derecognised only when the contractual rights to the cash flows from the asset expire or are settled, or when the company transfers the financial asset and substantially all the risks and rewards of ownership to another entity, or if some significant risks and rewards of ownership are retained but control of the asset has transferred to another party that is able to sell the asset in its entirety to an unrelated third party.

Classification of financial liabilities

Financial liabilities and equity instruments are classified according to the substance of the contractual arrangements entered into. An equity instrument is any contract that evidences a residual interest in the assets of the company after deducting all of its liabilities.

Basic financial liabilities

Basic financial liabilities, including creditors, bank loans, loans from fellow group companies and preference shares that are classified as debt, are initially recognised at transaction price unless the arrangement constitutes a financing transaction, where the debt instrument is measured at the present value of the future payments discounted at a market rate of interest. Financial liabilities classified as payable within one year are not amortised.

Debt instruments are subsequently carried at amortised cost, using the effective interest rate method.

Trade creditors are obligations to pay for goods or services that have been acquired in the ordinary course of business from suppliers. Amounts payable are classified as current liabilities if payment is due within one year or less. If not, they are presented as non-current liabilities. Trade creditors are recognised initially at transaction price and subsequently measured at amortised cost using the effective interest method.

Derecognition of financial liabilities

Financial liabilities are derecognised when the company's contractual obligations expire or are discharged or cancelled.

1.9 Equity instruments

Equity instruments issued by the company are recorded at the proceeds received, net of direct issue costs. Dividends payable on equity instruments are recognised as liabilities once they are no longer at the discretion of the company.

LUCKNAM PARK HOTELS LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MAY 2017

1 Accounting policies

(Continued)

1.10 Taxation

The tax expense represents the sum of the tax currently payable and deferred tax.

Current tax

The tax currently payable is based on taxable profit for the year. Taxable profit differs from net profit as reported in the profit and loss account because it excludes items of income or expense that are taxable or deductible in other years and it further excludes items that are never taxable or deductible. The company's liability for current tax is calculated using tax rates that have been enacted or substantively enacted by the reporting end date.

Deferred tax

Deferred tax liabilities are generally recognised for all timing differences and deferred tax assets are recognised to the extent that it is probable that they will be recovered against the reversal of deferred tax liabilities or other future taxable profits. Such assets and liabilities are not recognised if the timing difference arises from goodwill or from the initial recognition of other assets and liabilities in a transaction that affects neither the tax profit nor the accounting profit.

The carrying amount of deferred tax assets is reviewed at each reporting end date and reduced to the extent that it is no longer probable that sufficient taxable profits will be available to allow all or part of the asset to be recovered. Deferred tax is calculated at the tax rates that are expected to apply in the period when the liability is settled or the asset is realised. Deferred tax is charged or credited in the profit and loss account, except when it relates to items charged or credited directly to equity, in which case the deferred tax is also dealt with in equity. Deferred tax assets and liabilities are offset when the company has a legally enforceable right to offset current tax assets and liabilities and the deferred tax assets and liabilities relate to taxes levied by the same tax authority.

1.11 Employee benefits

The costs of short-term employee benefits are recognised as a liability and an expense, unless those costs are required to be recognised as part of the cost of stock or fixed assets.

The cost of any unused holiday entitlement is recognised in the period in which the employee's services are received.

Termination benefits are recognised immediately as an expense when the company is demonstrably committed to terminate the employment of an employee or to provide termination benefits.

1.12 Retirement benefits

Payments to defined contribution retirement benefit schemes are charged as an expense as they fall due.

1.13 Foreign exchange

Transactions in currencies other than pounds sterling are recorded at the rates of exchange prevailing at the dates of the transactions. At each reporting end date, monetary assets and liabilities that are denominated in foreign currencies are retranslated at the rates prevailing on the reporting end date. Gains and losses arising on translation are included in the profit and loss account for the period.

2 Judgements and key sources of estimation uncertainty

In the application of the company's accounting policies, the directors are required to make judgements, estimates and assumptions about the carrying amount of assets and liabilities that are not readily apparent from other sources. The estimates and associated assumptions are based on historical experience and other factors that are considered to be relevant. Actual results may differ from these estimates.

The estimates and underlying assumptions including depreciation rates on tangible fixed assets are reviewed on an ongoing basis. Revisions to accounting estimates are recognised in the period in which the estimate is revised where the revision affects only that period, or in the period of the revision and future periods where the revision affects both current and future periods.

LUCKNAM PARK HOTELS LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MAY 2017

3 Turnover and other revenue

An analysis of the company's turnover is as follows:

	2017 £	2016 £
Turnover analysed by class of business		
Provision of hotel and leisure facilities	7,419,608	6,490,976

	2017 £	2016 £
Other significant revenue		
Interest income	193	675

4 Operating profit/(loss)

	2017 £	2016 £
Operating profit/(loss) for the year is stated after charging:		
Fees payable to the company's auditor for the audit of the company's financial statements	9,500	9,500
Depreciation of owned tangible fixed assets	758,737	741,172
(Profit)/loss on disposal of tangible fixed assets	-	477
Cost of stocks recognised as an expense	1,854,024	1,661,724

5 Employees

The average monthly number of persons (including directors) employed by the company during the year was:

	2017 Number	2016 Number
Employees	141	138

Their aggregate remuneration comprised:

	2017 £	2016 £
Wages and salaries	2,961,744	2,613,915
Social security costs	237,108	205,439
Pension costs	15,236	13,776
	3,214,088	2,833,130

LUCKNAM PARK HOTELS LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MAY 2017

6 Directors' remuneration

	2017 £	2016 £
Remuneration for qualifying services	55,040	55,233

7 Interest receivable and similar income

	2017 £	2016 £
Interest income		
Interest on bank deposits	193	675

Investment income includes the following:

Interest on financial assets not measured at fair value through profit or loss	193	675
--	-----	-----

8 Taxation

The actual charge for the year can be reconciled to the expected charge/(credit) for the year based on the profit or loss and the standard rate of tax as follows:

	2017 £	2016 £
Profit/(loss) before taxation	164,200	(57,173)
Expected tax charge based on the standard rate of corporation tax in the UK of 20.00% (2016: 20.00%)	32,840	(11,435)
Tax effect of utilisation of tax losses not previously recognised	(32,840)	11,435
Tax expense for the year	-	-

LUCKNAM PARK HOTELS LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MAY 2017

9 Tangible fixed assets

	Land and buildings: Freehold	Antique fixtures and fittings	Fixtures, fittings and equipment	Motor vehicles	Total
	£	£	£	£	£
Cost or valuation					
At 1 June 2016	19,208,046	713,034	12,523,285	38,130	32,482,495
Additions	648,664	-	576,127	-	1,224,791
At 31 May 2017	19,856,710	713,034	13,099,412	38,130	33,707,286
Depreciation and impairment					
At 1 June 2016	-	-	6,853,763	25,334	6,879,097
Depreciation charged in the year	-	-	755,715	3,022	758,737
At 31 May 2017	-	-	7,609,478	28,356	7,637,834
Carrying amount					
At 31 May 2017	19,856,710	713,034	5,489,934	9,774	26,069,452
At 31 May 2016	19,208,046	713,034	5,669,522	12,796	25,603,398

10 Financial instruments

	2017 £	2016 £
Carrying amount of financial assets		
Debt instruments measured at amortised cost	89,045	167,646
Carrying amount of financial liabilities		
Measured at amortised cost	1,704,584	1,269,597

11 Stocks

	2017 £	2016 £
Finished goods and goods for resale	171,726	120,779

12 Debtors

	2017 £	2016 £
Amounts falling due within one year:		
Trade debtors	87,893	166,494
Other debtors	1,152	1,152
Prepayments and accrued income	280,076	143,999
	369,121	311,645

LUCKNAM PARK HOTELS LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MAY 2017

13 Creditors: amounts falling due within one year

	2017 £	2016 £
Trade creditors	953,640	684,422
Other taxation and social security	270,938	263,385
Other creditors	76,376	14,991
Accruals and deferred income	674,568	570,184
	<u>1,975,522</u>	<u>1,532,982</u>

14 Creditors: amounts falling due after more than one year

	2017 £	2016 £
Amounts due to group undertakings	21,393,508	21,451,480
	<u>21,393,508</u>	<u>21,451,480</u>

15 Loans and overdrafts

	2017 £	2016 £
Loans from group undertakings	21,393,508	21,451,480
	<u>21,393,508</u>	<u>21,451,480</u>
Payable after one year	21,393,508	21,451,480
	<u>21,393,508</u>	<u>21,451,480</u>

16 Retirement benefit schemes

	2017 £	2016 £
Defined contribution schemes		
Charge to profit or loss in respect of defined contribution schemes	15,236	13,776
	<u>15,236</u>	<u>13,776</u>

The company operates a defined contribution pension scheme for all qualifying employees. The assets of the scheme are held separately from those of the company in an independently administered fund.

17 Share capital

	2017 £	2016 £
Ordinary share capital		
Issued and fully paid		
1,090,000 Ordinary shares of £1 each	1,090,000	1,090,000
	<u>1,090,000</u>	<u>1,090,000</u>

LUCKNAM PARK HOTELS LIMITED

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED)

FOR THE YEAR ENDED 31 MAY 2017

18 Related party transactions

Remuneration of key management personnel

The remuneration of key management personnel is as follows.

	2017 £	2016 £
Aggregate compensation	55,040	55,233

Transactions with related parties

No guarantees have been given or received.

19 Controlling party

The holding company is Ocean Champion SA Limited, a company incorporated in the Republic of Panama.

Persons with significant control are P Laskaridis, C Laskaridis and A Laskaridis.

20 Cash generated from operations

	2017 £	2016 £
Profit for the year after tax	164,200	(57,173)
Adjustments for:		
Investment income	(193)	(675)
(Gain)/loss on disposal of tangible fixed assets	-	477
Depreciation and impairment of tangible fixed assets	758,737	741,172
Movements in working capital:		
(Increase)/decrease in stocks	(50,947)	24,388
(Increase) in debtors	(57,476)	(42,498)
Increase in creditors	442,540	217,993
Cash generated from operations	1,256,861	883,684