

Longmoor Land Limited

FINANCIAL STATEMENTS

for the year ended

31 December 2014

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COMPANIES HOUSE

Company Registration No. 2648287

Longmoor Land Limited

OFFICERS AND ADVISORS

DIRECTORS

E M Newcombe
H W J Llewelyn
M P Nottingham (resigned 8 July 2014)

SECRETARY

Newcore Capital Management LLP (appointed 8 July 2014)
M P Nottingham (resigned 8 July 2014)

REGISTERED OFFICE

14 Buckingham Street
London
WC2N 6DF

AUDITORS

Baker Tilly UK Audit LLP
Chartered Accountants
St Philips Point
Temple Row
Birmingham
B2 5AF

Longmoor Land Limited

DIRECTORS' REPORT

The directors submit their report and the financial statements of Longmoor Land Limited (the "Company") for the year ended 31 December 2014.

PRINCIPAL ACTIVITIES

The principal activity of the company is holding residual interests in land.

DIRECTORS

The directors who served during the year ended at 31 December 2014 were as follows:

E M Newcombe
H W J Llewelyn
M P Nottingham (resigned 8 July 2014)

The directors have no interests in the shares of the Company. The interest of the directors in the shares of the ultimate parent undertaking, The Newcombe Estates Company Limited, are shown in that company's financial statements.

AUDITORS

Baker Tilly UK Audit LLP has indicated its willingness to continue in office.

DIRECTORS' RESPONSIBILITIES

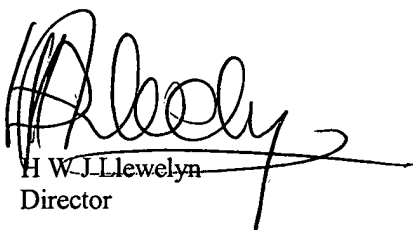
The directors are responsible for preparing the financial statements in accordance with applicable law and UK Accounting Standards.

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 and of the profit or loss of the Company for that period. In preparing those financial statements, the directors are required to:

- Select suitable accounting policies and apply them consistently;
- Make judgements that are reasonable and prudent; 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 adequate accounting records that 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.

By order of the board



H W J Llewelyn
Director

21 May 2015

Longmoor Land Limited

INDEPENDENT AUDITOR'S REPORT TO THE MEMBERS OF LONGMOOR LAND LIMITED

We have audited the financial statements on pages 4 to 9. 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).

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 more fully explained 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 and express an opinion on 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 (APB's) Ethical Standards for Auditors.

Scope of the audit of the financial statements

A description of the scope of an audit of financial statements is provided on the Financial Reporting Council's website at <http://www.frc.org.uk/auditscopeukprivate>

Opinion on financial statements

In our opinion the financial statements:

- give a true and fair view of the state of the company's affairs as at 31 December 2014 and of its loss 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 matter prescribed by the Companies Act 2006

In our opinion the information given in the Directors' Report for the financial year for which the financial statements are prepared is consistent with the financial statements.

Matters on which we are required to report by exception

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 or
- the directors were not entitled to prepare the financial statements in accordance with the small companies regime and take advantage of the small companies exemption from the requirement to prepare a strategic report or in preparing the directors' report.



GARY MORETON (Senior Statutory Auditor)

For and on behalf of BAKER TILLY UK AUDIT LLP, Statutory Auditor

Chartered Accountants

St Philips Point

Temple Row

Birmingham B2 5AF

1 June 2015

Longmoor Land Limited
PROFIT AND LOSS ACCOUNT
for the year ended 31 December 2014

	<i>Notes</i>	2014 £	2013 £
TURNOVER	1	241	240
Cost of sales and operating charges		(331)	(335)
		<hr/>	<hr/>
OPERATING LOSS	2	(90)	(95)
		<hr/>	<hr/>
LOSS FOR THE YEAR	10	(90)	(95)
		<hr/> <hr/>	<hr/> <hr/>

The operating loss arises from the Company's continuing operations.

No separate Statement of Total Recognised Gains and Loss has been prepared as all such gains and losses are included within the profit and loss account.

Longmoor Land Limited

BALANCE SHEET

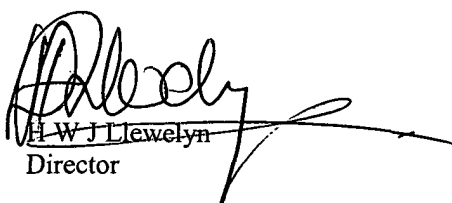
31 December 2014

Company Registration No. 2648287

	Notes	2014 £	2013 £
FIXED ASSETS			
Investments	5	1	1
		<hr/>	<hr/>
CURRENT ASSETS			
Stocks	6	106,831	106,831
Debtors	7	383	143
Cash at bank and in hand		3,262	3,291
		<hr/>	<hr/>
		110,476	110,265
CREDITORS: Amounts falling due within one year	8	(82,168)	(81,868)
		<hr/>	<hr/>
NET CURRENT ASSETS		28,308	28,397
		<hr/>	<hr/>
NET ASSETS		28,309	28,398
		<hr/> <hr/>	<hr/> <hr/>
CAPITAL AND RESERVES			
Called up share capital	8	100	100
Profit and loss account	9	28,209	28,298
		<hr/>	<hr/>
SHAREHOLDER'S FUNDS	10	28,309	28,398
		<hr/> <hr/>	<hr/> <hr/>

The financial statements have been prepared in accordance with the provisions applicable to companies subject to the small companies regime.

The financial statements on pages 4 to 9 were approved by the board of directors and authorised for issue on 21 May 2015 and are signed on its behalf by:


H W J Llewelyn
Director

Longmoor Land Limited

ACCOUNTING POLICIES

BASIS OF PREPARATION

The accounts have been prepared in accordance with applicable UK accounting standards and under the historical cost accounting rules except for the revaluation of the freehold property.

The Company has taken advantage of the exemption from preparing a cash flow statement in accordance with FRS 1 as its results are consolidated into those of its Parent whose accounts are publicly available.

STOCKS

Stock represents land awaiting development or held for resale and is valued at the lower of cost and net realisable value.

DEFERRED TAXATION

Deferred tax is recognised where there is an obligation to pay more or less tax in the future than is recognised at the balance sheet date as a result of timing differences between the Company's accounting and tax carrying values.

Deferred tax is measured on a non-discounted basis and at expected tax rates over the period in which these timing differences are expected to cease.

TURNOVER

Turnover comprises the gross proceeds of rental income and is accounted for on a receivable basis.

GROUP ACCOUNTS

The company is exempt under section 400 of the Companies Act 2006 from preparing and delivering group accounts.

Longmoor Land Limited

NOTES TO THE FINANCIAL STATEMENTS

for the year ended 31 December 2014

1	TURNOVER	2014 £	2013 £
	Rental income	240	240

2	OPERATING (LOSS)/PROFIT	2014 £	2013 £
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(Loss)/profit on ordinary activities before taxation is stated after charging:

Auditor's remuneration	-	-
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Auditor's remuneration is met by the parent company, The Newcombe Estates Company Limited, and is carried in a management recharge of services.

3	EMPLOYEES	2014 No.	2013 No.
	Average number of employees:		
	Directors	3	3

No remuneration was paid to the directors during the year (2013: £nil).

4	FIXED ASSET INVESTMENTS	<i>Share in Subsidiary undertaking £</i>
	Cost and net book value	
	At 1 January 2014 and 31 December 2014	1

The company holds 100% of the issued ordinary share capital of Longmoor Land (Bristol) Limited, a company incorporated in England. Longmoor Land (Bristol) did not trade during the year. At 31 December 2014, the net assets of Longmoor Land (Bristol) Limited were £1 (2013: £1) and its profit after taxation for the year ended 31 December 2014 was £nil (2013: £nil).

During the year the company received a dividend of £nil (2013: £nil) from its subsidiary company.

5	STOCKS	2014 £	2013 £
	Interest in property	106,831	106,831

Longmoor Land Limited

NOTES TO THE FINANCIAL STATEMENTS

for the year ended 31 December 2014

6	DEBTORS	2014 £	2013 £
	Other debtors	383	143
		<u> </u>	<u> </u>
7	CREDITORS: Amounts falling due within one year	2014 £	2013 £
	Amount due to parent undertaking	82,168	81,868
		<u> </u>	<u> </u>
		82,168	81,868
		<u> </u>	<u> </u>
8	SHARE CAPITAL	2014 £	2013 £
	Authorised: 100 ordinary shares of £1 each	100	100
		<u> </u>	<u> </u>
	Allotted, issued and fully paid: 100 ordinary shares of £1 each	100	100
		<u> </u>	<u> </u>
9	RESERVES		Profit and loss account £
	Balance at 1 January 2013		28,298
	Profit for the year		(90)
			<u> </u>
	Balance at 31 December 2014		28,208
			<u> </u>
10	RECONCILIATION OF MOVEMENT IN SHAREHOLDER'S FUNDS	2014 £	2013 £
	Opening shareholder's funds	28,398	28,493
	Profit for the financial year	(90)	(95)
		<u> </u>	<u> </u>
	Closing shareholder's funds	28,308	28,398
		<u> </u>	<u> </u>

Longmoor Land Limited

NOTES TO THE FINANCIAL STATEMENTS

for the year ended 31 December 2014

11 RELATED PARTY TRANSACTIONS

There are no related party transactions.

12 ULTIMATE CONTROLLING PARTY

There is no ultimate controlling party.