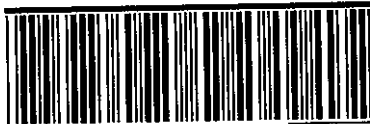




COMPANIES HOUSE

THE REGISTRAR OF COMPANIES
COMPANIES HOUSE
CROWN WAY
CARDIFF
CF4 3U



A19 *ACV30TDQ* 273
COMPANIES HOUSE 20/02/97

BS 215 - 010004

363s

Annual Return

of company number 02899070

M

company name

BECKWITH DEVELOPMENT CAPITAL LIMITED

company type

PRIVATE COMPANY LIMITED BY SHARES

This form should be completed in black.

The information printed below is taken from Companies House records as at 01/02/97

If this information requires amendment use the spaces opposite.

Date of this return *(See note 1)*

The information in this return should be made up to a date not later than

Day	Month	Year
16	02	97

Date of next return *(See note 2)*

If you wish to make your next return to a date earlier than the anniversary of this return please show the date here. Companies House will then send a form at the appropriate time.

Day	Month	Year

Day	Month	Year

Registered Office *(See note 3)*

This is the address registered by Companies House.

195 KNIGHTSBRIDGE
LONDON
SW7 1RE

.....
.....
.....
.....

Principal business activities *(See note 4)*

Trade classification is

7484 OTHER BUSINESS ACTIVITIES

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If the code cannot be determined from the notes, give a brief description of principal activity.

02899070

Register of members (See note 5)

The register is kept at
REGISTERED OFFICE

If the information shown needs amendment, give details below and, for secretary and director particulars, the date of any change.

Register of debenture holders (See note 6)

Any register of debenture holders (or duplicate) is kept at

Company Secretary (See note 7)

Particulars of a new secretary **must** be notified on form 288.

SARAH CAROLINE
LAWS
33 KINGSCOTE ROAD
CHISWICK
LONDON
W4 5LJ

Day	Month	Year

 Date of any change.

If this person has ceased to be secretary, please state when.

Day	Month	Year

 Date of resignation.

Directors (See note 7)

Particulars of a new director **must** be notified on form 288.

JOHN LIONEL
BECKWITH
55 CAMPDEN HILL ROAD
KENSINGTON
LONDON
W8 7DY

Day	Month	Year

 Date of any change.

Date of Birth:— 19/03/47
Nat:BRITISH
Occ:COMPANY DIRECTOR

If this person has ceased to be director, please state when.

Day	Month	Year

 Date of resignation.

Show any relevant current and previous directorships.

SEE ATTACHED

If the information shown needs amendment,
give details below and the date of any change.

Directors - continued

Particulars.

SARAH CAROLINE
LAWS
33 KINGSCOTE ROAD
CHISWICK
LONDON
W4 5LJ

Day Month Year

--	--	--

Date of any change.

Date of Birth:- 20/01/59

Nat:BRITISH

Occ:CHARTERED ACCOUNTANT

If this person has ceased to be director, please
state when.

Day Month Year

--	--	--

Date of resignation.

Show any relevant current and previous directorships.

SEE ATTACHED

Particulars.

ALAN GEOFFREY
PALMER
36 BEACONSFIELD ROAD
SURBITON
SURREY KT5 9AP

Day Month Year

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Date of any change.

Date of Birth:- 15/03/60

Nat:BRITISH

Occ:CHARTERED ACCOUNTANT

If this person has ceased to be director, please
state when.

Day Month Year

--	--	--

Date of resignation.

Show any relevant current and previous directorships.

SEE ATTACHED

Particulars.

NO MORE DIRECTORS - ADDITIONAL SECRETARIES
OR DIRECTORS MUST BE NOTIFIED ON FORM 288a.

Day Month Year

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Date of any change.

If this person has ceased to be director, please
state when.

Day Month Year

--	--	--

Date of resignation.

Show any relevant current and previous directorships.

Issued Share Capital (See note 8)

Enter details of all shares in issue at the date of this return.

Class (eg Ordinary/ Preference etc)	Number of shares issued	Aggregate nominal value (ie Number of shares issued multiplied by nominal value per share)
ORDINARY	1	£1
Totals	1	£1

List of past and present members

(See note 9)

(Use attached schedule where appropriate)

A full list is required if one was not included with either of the last two returns.

Please mark the
appropriate box.

There were no changes in the period ☒

The last full members list was at 16/02/96

A list of changes is enclosed

on paper

not on
paper

A full list of members is enclosed

Elective resolutions (See note 10)

(Private companies only)

If an elective resolution is in force at the date of this return to dispense with annual general meetings, *mark this box*.

If an elective resolution is in force at the date of this return to dispense with laying accounts in general meetings, *mark this box*.

Certificate

I certify that the information given in this return is true to the best of my knowledge and belief.

I enclose the fee of **£15**.

Cheques should be made payable
to **Companies House**.

Signed

Date

Secretary ☒ Director ☒
*(delete as appropriate)

Date

This return includes 6 continuation sheets.
(enter number)

**Please ensure that you have completed
all sections on this page.**

To whom should Companies House direct any
enquiries about the information shown in this
return?----->

URS SA BARKER

195 KNIGHTSBRIDGE

LONDON

Postcode SW7 1KE

Telephone 071 917 1777 Ext

JL BECKWITH

List of Current Directorships

Company	From	To
Pacific Investments Limited	25 June 1993	
Portfolio Holdings PLC	25 June 1993	
Portfolio Land Limited	25 June 1993	
Riverside plc	16 July 1993	
Riverside Leisure Developments PLC	16 July 1993	
Riverside Health (UK) Limited	21 July 1993	
Riverside Raquet Centre Limited	15 October 1993	
Esprey Leisure Limited	15 October 1993	
Beckwith Capital Partners PLC	4 March 1994	
Beckwith Property Fund Management Limited	7 March 1994	
Beckwith Multifund Limited	7 March 1994	
Beckwith Development Capital Limited	7 March 1994	
The General Property Investment Company Limited	27 May 1994	
The General Property Company (Goldsworth Park) Limited	5 July 1994	
Beckwith Asset Management Limited	26 August 1994	
London & Wessex Estates Limited	1 August 1995	
River & Mercantile Investment Management Limited	17 August 1995	
River & Mercantile Asset Management Limited	17 January 1996	
Barbican Healthcare PLC	4 April 1996	
Riverside Sports Plc	17 June 1996	
Harlequin Football Club Limited	21 June 1996	
TJ Hughes PLC	12 July 1996	
Elswick Corporation NV	9 December 1996	

1 J.L. Beckwith was appointed a director of Pacific Investments Limited (No. 1722436) on 25th June 1993. ~~He holds no other current directorships.~~

2 Appointments for J.L. Beckwith (within last five years)

(All resigned.)

COMPANY
NUMBER

COMPANY NAME

2235015	245 Hammersmith Road Investment Limited
1653770	Abbey Lubbock Group Limited
2386819	Alarper Limited
2035853	Atlantic Park Developments Limited
2013253	Avatar Limited
2121950	Beamhold Limited
2009653	Bull Ring 2000 Limited
2015774	Bumperlane Limited
2102527	Caphold Limited
2185238	Caretrade Limited
2234232	Carlton Business Centres Limited
2209082	Carlton Healthcare Limited
2185083	Carlton Offices Limited
2185434	Carlton Residential Limited
2165106	Carlton Retail Limited
2119577	Carlton Storage Limited
1364529	Charter Court Developments Limited
1395012	Ciresty Limited
1885925	Clapham Limited
2013256	Closeare Limited
2013258	Cometship Limited
2015781	Daleship Limited
2368390	Deephold Limited
2015782	Designerland Limited
2015784	Dinehold Limited
2155773	Energyhold Limited
2293301	Exactsave Limited
1050725	Findhelp Limited
1840666	First St Giles Securities Limited
1118601	Fleetneon Limited
2043721	Garaden Properties Limited
2237092	Glengall Bridge Limited
1830622	Glenwood Helicopters Limited
2110785	Globelake Limited
	Grandner Limited

2040216	Hampshire Business Park Limited
1981384	Harpchange Limited
2275941	Hopegate Limited
1949553	Iberia Developments Limited
1536336	Jibspray Limited
	Jumpcloud Limited
	Ketson PLC
2072265	Knightsbridge Estates Developments Limited
1360682	Knightsbridge Estates Limited
1896968	Knightsbridge Healthcare Limited
	Knightsbridge Leisure Investments Limited
	Landedge Limited
1892190	Landpass Limited
1542448	Leander Limited
2124099	LET Birmingham Investments Limited
2123538	LET Birmingham Properties Limited
1957491	LET Business Parks (Developments) Limited
18444621	LET Financial Holdings Limited
1525685	LET Financial Services Limited
1867744	LET Fund Management Limited
1050835	LET Industrial Limited
2176406	LET Industrial Services Limited
1772982	LET Information Services Limited
2300624	LET Inns Limited
1767754	LET Leasing Limited
2026940	LET Leisure PLC
1763876	LET Mortgage and Insurance Services Limited
1268902	LET Offices Limited
2316798	LET Retail Corporation Limited
2077287	LET Retail Limited
1788805	LET Syndications Limited
1848157	Letmill Limited
2137094	Letice Limited
1704040	Lightgrove Limited
2167770	London & Carlton International PLC
1933249	London & Colonial Properties Limited
114160	London & Edinburgh Trust (Scotland) Limited
1036429	London & Edinburgh Trust PLC
2151858	London & Glasgow Holdings Limited
2368392	London & Glasgow Properties Limited
	London Entertainments PLC
1029954	Lyndean (Scotland) Limited
1526065	Lyndean Investments Limited
1067308	Lyndean Limited
1534636	Macwall Estates Limited
2339248	Markwin Limited
2138664	Masterbuild Limited
1352995	Modores Limited

2332295	Oppidon Estates Limited
167385	Oven Oven PLC
	Pacific Investments Limited
2102524	Pacify Properties Limited
2132138	Pandavale Properties Limited
2130413	Parcelhold Limited
1824260	Partkilo Limited
1850708	Precis (338) Limited
1652906	Property Enterprise Managers Limited
2326627	Raktran Limited
275066	Richmond Ice Rink Limited
2049338	Richmond Properties Limited
	Riverside Racquet Centre PLC
	Rutland Trust PLC
1491292	Rysbridge Estates Limited
2178607	Rysbridge Properties Limited
213641E	Second London Wall Limited
1417525	Second London Wall Management Company Limited
1615604	Second St Giles Securities Limited
1050697	Skillion Warehouse Limited
2024394	Southampton (Eastleigh) Airport Developments Limited
232E501	Southampton (Eastleigh) Airport Limited
2323111	Southampton (Eastleigh) Developments Limited
2371980	Stallcrown Limited
1448132	Stratagee Group PLC
	Teakvale Limited
1615533	Tenthold Limited
1793181	Test Lane Management Company Limited
1809977	The Airport Corporation of Europe PLC
	The Nineteen Twenty-Eight Investment Trust PLC
227423	Trophy Properties Limited
1657485	Trust Estates Limited
2091662	Vegoplan Limited
2308736	Waterside Park Limited
1949811	Akendale Limited
2340985	Akenhurst Limited
2341318	Allticket Limited
	Ardencap Limited
1943049	B.U.T. Limited
	Burlington Insurance Services Limited
2341207	Davenbush Limited
2341010	Davenvale Limited
1927382	Faymondel Limited
2184832	Globebuy Limited
2116051	London & Edinburgh (Paris Nord II) Limited
	Peter Lubbock Travel Limited
52097196	Stenhold Limited
27138401	Ultrabuild Limited

AG PALMER

List of Directorships

Company	From	To
Beckwith Capital Partners PLC	4 March 1994	
Beckwith Property Fund Management Limited	4 March 1994	29 July 1994
Beckwith Multifund Limited	4 March 1994	
Beckwith Development Capital Limited	4 March 1994	
Grosvenor Hill GP Limited	5 July 1995	
Wycombe Summit Limited	August 1995	

SC LAWS

List of Directorships

Company	From	To
Akenhurst Limited	1989	August 1993
Akendale Limited	1989	August 1993
Davenbush Limited	1989	May 1993
Davenvale Limited	1989	August 1993
Simon Oppidan Land Investments & Developments Limited	1990	August 1993
Portfolio Ventures Limited	21 February 1994	August 1993
Beckwith Capital Partners PLC	4 March 1994	
Beckwith Multifund Limited	7 March 1994	
Beckwith Development Capital Limited	7 March 1994	
Beckwith Property Fund Management Limited	7 March 1994	
Beckwith Property Fund Management Limited	7 March 1994	29 July 1994
Law 572 Limited	1 February 1995	
Grosvenor Hill GP Limited (as alternate)	19 May 1994	
Portfolio Parks Limited	24 August 1994	
Foodparks UK Limited	6 October 1994	
Foodparks UK Management Services Limited	1 November 1994	
Pacific Investments Limited	25 August 1995	
Portfolio Ventures II Limited	3 August 1995	
Portfolio Holdings PLC	10 November 1995	
Portfolio Ventures (III) Limited	11 June 1996	
Portfolio Ventures (IV) Limited	11 September 1996	
Trinity Lake Corporation (USA)	11 September 1996	
	24 April 1995	