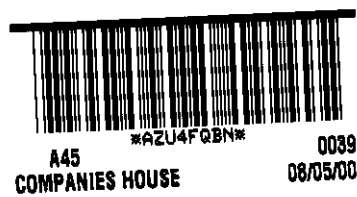


14 -26 GLOUCESTER STREET LIMITED
A Company Limited by Guarantee

DIRECTORS REPORT AND ACCOUNTS

YEAR ENDED 24TH DECEMBER 1999

Company Registration Number: 02924410



14 – 26 GLOUCESTER STREET LIMITED

INDEX TO THE ACCOUNTS

YEAR ENDED 24TH DECEMBER 1999

CONTENTS	<u>Page</u>
Directors and Advisors	1
Report of the Directors	2 - 3
Report of the Auditors	4
Income and Expenditure Account	5
Balance Sheet	6
Notes to the Financial Statements	7 - 9

14 – 26 GLOUCESTER STREET LIMITED

DIRECTORS AND ADVISORS

YEAR ENDED 24TH DECEMBER 1999

DIRECTORS

N Brown
A Chadwyck-Healey
J Lumb
D Muldoon
V Richards
PJL Ross

COMPANY SECRETARY

V Richards

REGISTERED OFFICE

40 Great Smith Street
London
SW1P 3BU

AUDITORS

Harding Edgar & Co.
9 Limes Road
Beckenham
Kent
BR3 6NS

14 - 26 GLOUCESTER STREET LIMITED

REPORT OF THE DIRECTORS

YEAR ENDED 24TH DECEMBER 1999

FINANCIAL STATEMENTS

The directors submit their report and the financial statements for the year ended 24th December 1999.

PRINCIPAL ACTIVITY

The company's principal activity during the year was to manage the common parts of 14-26 Gloucester Street, London SW1 on behalf of the residents.

RESULTS AND DIVIDEND

The result for the year is shown on page 4. The directors do not recommend the payment of a dividend.

DIRECTORS AND THEIR INTERESTS

The directors who served during the year were as follows:

R Taylor	(Resigned 28 th June 1999)
N Brown	
A Chadwyck-Healey	
J Lumb	
D Muldoon	
V Richards	
P J L Ross	(Appointed 8 th December 1999)

Each of the Directors is a guarantor to the amount of £1.

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

- a) Select suitable accounting policies and then apply them consistently;
- b) Make judgements and estimates that are reasonable and prudent;
- c) Follow applicable Accounting Standards, subject to any material departures disclosed and explained in the financial statements.
- d) Prepare the financial statements on a going concern basis unless it is inappropriate to presume that the Company will continue in business.

The Directors are also responsible for keeping proper accounting records which disclose with reasonable accuracy at any time the financial position of the Company and 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.

BY ORDER OF THE BOARD



V Richards
Secretary

14 – 26 GLOUCESTER STREET LIMITED
INCOME AND EXPENDITURE ACCOUNT
FOR THE YEAR ENDED 24TH DECEMBER 1999

	Notes	1999 £	1998 £
TURNOVER	2	218,355	-
Administrative and other operating costs		(225,439)	-
OPERATING (DEFICIT)		<u>(7,084)</u>	<u>-</u>
Interest receivable	3	8,884	-
SURPLUS ON ORDINARY ACTIVITIES BEFORE TAXATION		<u>1,800</u>	<u>-</u>
Tax on surplus on ordinary activities	4	(1,800)	-
RESULT FOR THE FINANCIAL YEAR		<u>£ -</u>	<u>£ -</u>

All amounts are derived from continuing operations.

There were no recognised gains or losses other than those shown above.

14 - 26 GLOUCESTER STREET LIMITED

BALANCE SHEET
AS AT 24TH DECEMBER 1999

		1999	1998
	Notes	£	£
FIXED ASSETS	5	-	-
CURRENT ASSETS			
Debtors	6	18,279	-
Cash at Bank and in Hand		180,991	-
		<u>199,270</u>	-
CREDITORS: Amounts Falling Due Within One Year	7	<u>(33,482)</u>	-
NET CURRENT ASSETS/ (LIABILITIES)		165,788	-
PROVISION FOR LIABILITIES AND CHARGES			
Reserve fund	8	(165,788)	-
		<u>£ -</u>	<u>£ -</u>
TOTAL ASSETS LESS CURRENT LIABILITIES		<u><u>£ -</u></u>	<u><u>£ -</u></u>
CAPITAL AND RESERVES			
Income and Expenditure Account		-	-
		<u>£ -</u>	<u>£ -</u>

For the year ended 24th December 1999 the Company was entitled to exemption under section 249A (1) of the Companies Act 1985. No notice from members requiring an audit has been deposited under section 249B (2).

The Directors acknowledge their responsibilities for:

- (i) ensuring that the Company keeps accounting records which comply with Section 221 of the Companies Act 1985, and
- (ii) preparing accounts which give a true and fair view of the state of affairs of the Company as at the end of the financial period and its profit or loss, in accordance with the requirements of Section 226, and which otherwise comply with the requirements of the Act relating to accounts, as far as applicable to the Company.

These Accounts have been prepared in accordance with the special provisions of Part VII of the Companies Act 1985 and in accordance with the Financial Reporting Standard for Smaller Entities. The financial statements were approved by the Board of Directors on 14th March 2000 and signed on their behalf by:


.....
DIRECTOR
N Brown


.....
DIRECTOR
V Richards

14 – 26 GLOUCESTER STREET LIMITED

NOTES TO THE FINANCIAL STATEMENTS

YEAR ENDED 24TH DECEMBER 1999

1. ACCOUNTING POLICIES

The principal accounting policies of the company are set out below.

Accounting convention

The financial statements have been prepared in accordance with applicable Accounting Standards and under the historical cost convention.

2. TURNOVER

Turnover represents service charges receivable less amounts refundable to tenants.

3. INTEREST RECEIVABLE

	1999	1998
	£	£
Bank interest receivable (Gross)	8,884	-
	=====	=====

4. TAX ON SURPLUS ON ORDINARY ACTIVITIES

	1999	1998
	£	£
U.K. corporation tax at 21/20%	1,800	-
	=====	=====

UK Corporation Tax is payable on the Company's interest receivable.

5. FIXED ASSETS

Fixed assets represents the cost of the Freehold of the building at 14-26 Gloucester Street acquired during the year from the developer.

6. DEBTORS

	1999	1998
	£	£
Service charges receivable	4,039	-
Prepayments and accrued income	14,241	-
	£ 18,279	£ -
	=====	=====

14 – 26 GLOUCESTER STREET LIMITED

NOTES TO THE ACCOUNTS (Continued)

YEAR ENDED 24TH DECEMBER 1999

7. **CREDITORS:**

Amounts falling due within one year

	1999	1998
	£	£
Corporation tax	1,800	-
Accruals and deferred income	25,037	-
Surplus refundable to Lessees	6,645	-
	<u>£33,482</u>	<u>£ -</u>
	=====	=====

8. **RESERVE FUND**

The reserve fund represents amounts put aside for major repairs and redecoration in accordance with a planned schedule of work as follows:

	1999	1998
	£	
Amount received from previous years charges	130,361	-
Transfer in the year	30,000	-
Interest received	5,427	-
Balance at end of year	<u>£165,788</u>	<u>£ -</u>
	=====	=====