

GROSVENOR DEVELOPMENTS (GB) LIMITED

UNAUDITED

DIRECTORS' REPORT AND FINANCIAL STATEMENTS

FOR THE YEAR ENDED 31 DECEMBER 2018

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GROSVENOR DEVELOPMENTS (GB) LIMITED

**DIRECTORS' REPORT
FOR THE YEAR ENDED 31 DECEMBER 2018**

The directors present their report and the financial statements for the year ended 31 December 2018.

The Company was dormant as defined by Section 1169 of the Companies Act 2006 throughout the current year and preceding financial year.

The Company is incorporated in the United Kingdom and its registered office is 70 Grosvenor Street, London, W1K 3JP.

DIRECTORS

The directors who served during the year were:

C A Henderson
R F C Blundell
C McWilliam
S Harding-Roots
W R Bax (resigned 1 June 2018)

SMALL COMPANIES NOTE

In preparing this report, the directors have taken advantage of the small companies exemptions provided by section 415A of the Companies Act 2006.

This report was approved by the board on 10 July 2019 and signed on its behalf.



D J Lewis
Company Secretary

GROSVENOR DEVELOPMENTS (GB) LIMITED
REGISTERED NUMBER: 3244187

BALANCE SHEET
AS AT 31 DECEMBER 2018

	Note	2018 £	2017 £
Current assets			
Debtors: amounts falling due within one year	4	36,302,298	36,302,298
		<u>36,302,298</u>	<u>36,302,298</u>
Total assets less current liabilities		<u>36,302,298</u>	<u>36,302,298</u>
 Net assets		 <u><u>36,302,298</u></u>	 <u><u>36,302,298</u></u>
Capital and reserves			
Called up share capital	5	32,000,204	32,000,204
Share premium account		4,302,094	4,302,094
		<u>36,302,298</u>	<u>36,302,298</u>

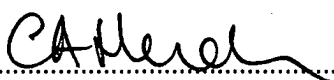
The members have not required the Company to obtain an audit for the year in question in accordance with section 476 of Companies Act 2006.

The Company was entitled to exemption from audit under section 480 of the Companies Act 2006.

The directors acknowledge their responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of financial statements.

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

The financial statements were approved and authorised for issue by the board and were signed on its behalf on 10 July 2019.



C A Henderson
 Director

The notes on pages 3 to 4 form part of these financial statements.

GROSVENOR DEVELOPMENTS (GB) LIMITED

**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 DECEMBER 2018**

1. ACCOUNTING POLICIES

The financial statements have been prepared under the historical cost convention and in accordance with Financial Reporting Standard 101 'Reduced Disclosure Framework' and the Companies Act 2006. The accounting policies have been applied consistently throughout the current and preceding financial year.

2. DORMANT STATUS

The Company was dormant (within the meaning of Section 1169 of the Companies Act 2006) throughout the current year. The Company did not trade during the year or during the preceding financial year. During these periods, the Company received no income and incurred no expenditure and therefore made neither profit nor loss. No movement in shareholders' funds occurred during the year or during the preceding financial year.

3. EXPENSES

The expenses of the Company are met by Grosvenor Estate Management Limited, a fellow subsidiary undertaking.

4. DEBTORS: Amounts falling due within one year

	2018 £	2017 £
Amounts owed by group undertakings	36,302,298	36,302,298
	<u>36,302,298</u>	<u>36,302,298</u>

There are no interest bearing amounts owed by group undertakings at 31 December 2018 (2017 - £Nil).

Amounts owed by group undertakings are repayable on demand.

GROSVENOR DEVELOPMENTS (GB) LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2018

5. SHARE CAPITAL

	2018 £	2017 £
Shares classified as equity		
Allotted, called up and fully paid		
32,000,204 (2017 - 32,000,204) Ordinary shares of £1.00 each	<u>32,000,204</u>	<u>32,000,204</u>

6. RESERVES

Share premium is the excess consideration received, over par value, for ordinary shares in the Company.

7. CONTROLLING PARTY

The Company's ultimate parent undertaking is Grosvenor Group Limited a company incorporated in the United Kingdom and registered in England and Wales which is wholly owned by trusts on behalf of the Grosvenor family, headed by the Duke of Westminster.

The ultimate parent undertaking heads the largest group of undertakings of which the Company is a member and for which group accounts are prepared. Grosvenor Limited, the intermediate holding Company, heads the smallest group of undertakings of which the Company is a member and for which group accounts are prepared.

Copies of the consolidated financial statements of Grosvenor Group Limited and Grosvenor Limited can be obtained from Companies House, 3 Crown Way, Maindy, Cardiff, CF14 3UZ.