

Unaudited Financial Statements for the Year Ended 31 August 2019

for

Atlantic Hotels (Chelmsford) Limited

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for the Year Ended 31 August 2019**

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Atlantic Hotels (Chelmsford) Limited

**Company Information
for the Year Ended 31 August 2019**

DIRECTORS: D S Obhrai
T S Obhrai

SECRETARY: T S Obhrai

REGISTERED OFFICE: 173 Cleveland Street
London
W1T 6QR

REGISTERED NUMBER: 03344437 (England and Wales)

ACCOUNTANTS: Shah Dodhia & Co
173 Cleveland Street
London
W1T 6QR

Atlantic Hotels (Chelmsford) Limited (Registered number: 03344437)

**Balance Sheet
31 August 2019**

	Notes	2019 £	£	2018 £	£
FIXED ASSETS					
Tangible assets	4		4,139,630		4,194,335
CURRENT ASSETS					
Stocks	5	5,940		5,996	
Debtors	6	912,117		550,310	
Cash at bank and in hand		125,541		134,439	
		<u>1,043,598</u>		<u>690,745</u>	
CREDITORS					
Amounts falling due within one year	7	<u>344,208</u>		<u>250,419</u>	
NET CURRENT ASSETS			<u>699,390</u>		<u>440,326</u>
TOTAL ASSETS LESS CURRENT LIABILITIES			<u>4,839,020</u>		<u>4,634,661</u>
PROVISIONS FOR LIABILITIES	8	<u>196,762</u>		<u>200,162</u>	
NET ASSETS		<u>4,642,258</u>		<u>4,434,499</u>	
CAPITAL AND RESERVES					
Called up share capital	9	101		101	
Revaluation reserve	10	2,608,042		2,608,042	
Equity contribution reserve		(268,229)		(266,036)	
Retained earnings		<u>2,302,344</u>		<u>2,092,392</u>	
SHAREHOLDERS' FUNDS		<u>4,642,258</u>		<u>4,434,499</u>	

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 31 August 2019.

The members have not required the company to obtain an audit of its financial statements for the year ended 31 August 2019 in accordance with Section 476 of the Companies Act 2006.

The directors acknowledge their responsibilities for:

- (a) ensuring that the company keeps accounting records which comply with Sections 386 and 387 of the Companies Act 2006 and preparing financial statements which give a true and fair view of the state of affairs of the company as at the end of each financial year and of its profit or loss for each financial year in accordance with the requirements of Sections 394 and 395 and which otherwise comply with the requirements of the Companies Act 2006 relating to financial statements, so far as applicable to the company.
- (b)

Balance Sheet - continued
31 August 2019

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

In accordance with Section 444 of the Companies Act 2006, the Income Statement has not been delivered.

The financial statements were approved by the Board of Directors on 26 February 2020 and were signed on its behalf by:

T S Obhrai - Director

**Notes to the Financial Statements
for the Year Ended 31 August 2019**

1. STATUTORY INFORMATION

Atlantic Hotels (Chelmsford) Limited is a private company, limited by shares, registered in England and Wales. The company's registered number and registered office address can be found on the Company Information page.

2. ACCOUNTING POLICIES

Basis of preparing the financial statements

These financial statements have been prepared in accordance with Financial Reporting Standard 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" including the provisions of Section 1A "Small Entities" and the Companies Act 2006. The financial statements have been prepared under the historical cost convention.

Turnover

Turnover is measured at the fair value of the consideration received or receivable, excluding discounts, rebates, value added tax and other sales taxes.

Tangible fixed assets

Depreciation is provided at the following annual rates in order to write off each asset over its estimated useful life.

Freehold property	- 4% on cost
Fixtures and fittings	- 25% on reducing balance
Motor vehicles	- 25% on cost

Tangible assets are initially recorded at cost, and subsequently stated at cost less any accumulated depreciation and impairment losses. Any tangible assets carried at revalued amounts are recorded at the fair value at the date of revaluation less any subsequent accumulated depreciation and subsequent accumulated impairment losses.

An increase in the carrying amount of an asset as a result of a revaluation, is recognised in other comprehensive income and accumulated in equity, except to the extent it reverses a revaluation decrease of the same asset previously recognised in profit or loss. A decrease in the carrying amount of an asset as a result of revaluation, is recognised in other comprehensive income to the extent of any previously recognised revaluation increase accumulated in equity in respect of that asset. Where a revaluation decrease exceeds the accumulated revaluation gains accumulated in equity in respect of that asset, the excess shall be recognised in profit or loss.

Stocks

Stocks are valued at the lower of cost and net realisable value, after making due allowance for obsolete and slow moving items.

Taxation

Taxation for the year comprises current and deferred tax. Tax is recognised in the Income Statement, except to the extent that it relates to items recognised in other comprehensive income or directly in equity.

Current or deferred taxation assets and liabilities are not discounted.

Current tax is recognised at the amount of tax payable using the tax rates and laws that have been enacted or substantively enacted by the balance sheet date.

Notes to the Financial Statements - continued
for the Year Ended 31 August 2019

2. **ACCOUNTING POLICIES - continued**

Deferred tax

Deferred tax is recognised in respect of all timing differences that have originated but not reversed at the balance sheet date.

Timing differences arise from the inclusion of income and expenses in tax assessments in periods different from those in which they are recognised in financial statements. Deferred tax is measured using tax rates and laws that have been enacted or substantively enacted by the year end and that are expected to apply to the reversal of the timing difference.

Unrelieved tax losses and other deferred tax assets are recognised only to the extent that it is probable that they will be recovered against the reversal of deferred tax liabilities or other future taxable profits.

3. **EMPLOYEES AND DIRECTORS**

The average number of employees during the year was 16 (2018 - 18) .

4. **TANGIBLE FIXED ASSETS**

	Freehold property £	Fixtures and fittings £	Motor vehicles £	Computer equipment £	Totals £
COST					
At 1 September 2018	4,577,124	1,558,941	14,890	-	6,150,955
Additions	-	20,016	-	1,175	21,191
At 31 August 2019	<u>4,577,124</u>	<u>1,578,957</u>	<u>14,890</u>	<u>1,175</u>	<u>6,172,146</u>
DEPRECIATION					
At 1 September 2018	542,261	1,399,470	14,889	-	1,956,620
Charge for year	30,731	45,165	-	-	75,896
At 31 August 2019	<u>572,992</u>	<u>1,444,635</u>	<u>14,889</u>	<u>-</u>	<u>2,032,516</u>
NET BOOK VALUE					
At 31 August 2019	<u>4,004,132</u>	<u>134,322</u>	<u>1</u>	<u>1,175</u>	<u>4,139,630</u>
At 31 August 2018	<u>4,034,863</u>	<u>159,471</u>	<u>1</u>	<u>-</u>	<u>4,194,335</u>

Tangible assets held at valuation

The hotel was professionally valued at £4.25 million in April 2017 carried out by Christie & Co on the basis of Existing Use Value, as licensed operating hotel, inclusive of the trade furniture, furnishings and equipment in accordance with RICS Valuation - Professional Standards January 2014 (the 'Red Book'), incorporating the International Valuation Standards 2013 ('IVS') The hotel is carried forward at this professional valuation together with additions thereafter at cost.

The historical cost of land and buildings is £1,777,669 (2018: £1,777,669).

5. **STOCKS**

	2019 £	2018 £
Stocks	<u>5,940</u>	<u>5,996</u>

Notes to the Financial Statements - continued
for the Year Ended 31 August 2019

6. **DEBTORS: AMOUNTS FALLING DUE WITHIN ONE YEAR**

	2019	2018
	£	£
Trade debtors	40,462	26,988
Guest Ledger	-	8,708
Amounts owed by group undertakings	750,801	346,147
Other debtors	904	421
Directors' current accounts	15,202	4,409
Prepayments and accrued income	104,748	163,637
	<u>912,117</u>	<u>550,310</u>

7. **CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR**

	2019	2018
	£	£
Trade creditors	67,735	68,156
Amounts owed to group undertakings	36,002	11,123
Amounts owed to participating interests	44,736	-
Tax	68,015	39,074
Social security and other taxes	3,066	3,810
Net wages	-	1,030
VAT	46,822	38,145
Other creditors	29,020	25,549
Pension Obligation	851	1,374
Accruals and deferred income	47,961	62,158
	<u>344,208</u>	<u>250,419</u>

8. **PROVISIONS FOR LIABILITIES**

	2019	2018
	£	£
Deferred tax		
Deferred tax brought forward	200,162	238,249
Deferred Tax Additions	(3,400)	(38,087)
	<u>196,762</u>	<u>200,162</u>
		Deferred tax
		£
Balance at 1 September 2018		200,162
Credit to Income Statement during year		(3,400)
Balance at 31 August 2019		<u>196,762</u>

Notes to the Financial Statements - continued
for the Year Ended 31 August 2019

9. CALLED UP SHARE CAPITAL

Allotted, issued and fully paid:

Number:	Class:	Nominal value:	2019 £	2018 £
100	A Ordinary	£1	100	100
100	B Ordinary	USD0.01	1	1
			<u>101</u>	<u>101</u>

10. RESERVES

At 1 September 2018
and 31 August 2019

Revaluation
reserve
£

2,608,042

11. DIRECTORS' ADVANCES, CREDITS AND GUARANTEES

The following advances and credits to directors subsisted during the years ended 31 August 2019 and 31 August 2018:

	2019 £	2018 £
T S Obhrai		
Balance outstanding at start of year	2,637	(2,696)
Amounts advanced	10,793	5,333
Amounts repaid	-	-
Amounts written off	-	-
Amounts waived	-	-
Balance outstanding at end of year	<u>13,430</u>	<u>2,637</u>
D S Obhrai		
Balance outstanding at start of year	1,771	1,771
Amounts repaid	-	-
Amounts written off	-	-
Amounts waived	-	-
Balance outstanding at end of year	<u>1,771</u>	<u>1,771</u>

**Notes to the Financial Statements - continued
for the Year Ended 31 August 2019**

12. RELATED PARTY DISCLOSURES

The company has given interest free loans of £2,400 in April 2007 and £13,800 in March 2009 which are outstanding as at 31 August 2019 (2018: £16,200) to Rowandale Ltd, a company under common control.

The company has also given interest free loans of £416,945 (2018: £329,947) to a related undertaking. The loans are available until August 2020. The loan balance is stated at its Net Present Value using a discount rate of 4.065% p.a. which is considered to be the market rate of interest. The total loan outstanding at the Balance Sheet date was £441,717 (2018: £364,696).

The company has received an interest free loan of £44,736 (2018: Nil) from a related undertaking. It is an interest free loan repayable on demand.

As the company is a wholly owned subsidiary of Cool Inn Limited, a company incorporated in England and Wales and its ultimate parent and controlling company is Sycamore Limited, a company registered in Isle of Man, the company has taken advantage of the exemption contained in FRS 102.33 and has therefore not disclosed transactions on balances with entities which form part of the group headed by Sycamore Ltd.

13. ULTIMATE CONTROLLING PARTY

The immediate parent undertaking is Cool Inn Ltd, a company incorporated in England and Wales. The ultimate controlling party is Sycamore Limited, a company registered in Isle of Man.

14. CONTINGENCIES

The company has given an unlimited guarantee in respect of the bank borrowings of certain group undertakings. This is in addition to a first legal charge over the freehold property, over the group undertakings land and buildings and debenture in favour of the bank. At the balance sheet date the bank borrowing of these group undertakings was £4.66m (2018: £4.78m).

This document was delivered using electronic communications and authenticated in accordance with the registrar's rules relating to electronic form, authentication and manner of delivery under section 1072 of the Companies Act 2006.