

Registered Number 3605260

**Fulcrum Corporate Real Estate Limited
Directors' report and financial statements
for the year ended 30 September 2011**

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Fulcrum Corporate Real Estate Limited

Directors' report and financial statements for the year ended 30 September 2011

Contents	Page
Directors' report	1
Profit and loss account	2
Balance sheet	3
Notes to the financial statements	4 - 5

Fulcrum Corporate Real Estate Limited

Directors' report for the year ended 30 September 2011

The director presents his report and the financial statements of the company for the year ended 30 September 2011

Results

The company has not traded during the year and has no plans to do so in the foreseeable future

Directors

The following served as directors during the year and up to the date of this report, unless otherwise stated

S Letch

M R Chapman

M Ayre

Statement of directors' responsibilities

The directors are responsible for preparing the directors' report and the financial statements in accordance with applicable law and regulations

Company law requires the directors to prepare financial statements for each financial year. Under that law the directors have prepared the financial statements in accordance with United Kingdom Generally Accepted Accounting Practice (United Kingdom Accounting Standards and applicable law). Under company law the directors must not approve the financial statements unless they are satisfied that they 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 these financial statements, the directors are required to

- select suitable accounting policies and then apply them consistently,
- make judgements and accounting estimates that are reasonable and prudent,
- 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 are sufficient to show and explain the company's transactions and 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.

On behalf of the board



Mark Ayre
Director

Fulcrum Corporate Real Estate Limited

Profit and loss account for the year ended 30 September 2011

During the current financial year and the preceding financial year the company did not trade and received no income and incurred no expenditure. Consequently, during those years the company made neither a profit nor a loss.

There were no recognised gains or losses in either the current or preceding year other than those which would be disclosed in the profit and loss account.

Fulcrum Corporate Real Estate Limited

Balance sheet as at 30 September 2011

	Note	2011 £	2010 £
Fixed assets			
Intangibles	3	-	-
Current assets			
Debtors	4	120,589	120,589
Total assets		120,589	120,589
Capital and reserves			
Called up share capital	5	73,200	73,200
Share premium account	6	24,585	24,585
Profit and loss account	6	22,804	22,804
Total shareholders' funds		120,589	120,589

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

The directors hereby confirms that

- the company is exempt from audit as a dormant company under section 480 of the Companies Act 2006 (Companies Act 2006, section 475(2)), and
- the members have not required the company to obtain an audit of its accounts in accordance with section 476 of the Companies Act 2006, and that the directors acknowledge their responsibility for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of accounts (Companies Act 2006, section 475 (3))

The directors acknowledge their responsibility for

- complying with the requirements of the Act with respect to accounting records and the preparation of the financial statements

The members have not required the company to obtain an audit of its financial statements for the year in question in accordance with section 476

The financial statements on pages 2 to 5 were approved by the board of directors on 21 May 2012 and were signed on its behalf by



M Ayre
Director
Fulcrum Real Estate Limited
Registered Number 3605260

Fulcrum Corporate Real Estate Limited

Notes to the financial statements for the year ended 30 September 2011

1 Accounting policies

Accounting convention

These financial statements have been prepared on the going concern basis, under the historic cost convention and in accordance with the Companies Act 2006 and applicable accounting standards in the United Kingdom. The principal accounting policies, which have been applied consistently throughout the year, are set out below.

Cash flow statement and related party disclosures

The company has taken advantage of the provisions of FRS 1 (revised 1996) 'Cash flow statements' and has not presented a cash flow statement, as it is a wholly owned subsidiary and its results and cash flows are included in consolidated financial statements of the ultimate parent company Johnson Controls, Inc. which are publicly available and can be obtained from the address given in note 6.

The company is also exempt under the terms of paragraph 3(c) of FRS 8 'Related party disclosures' from disclosing related party transactions with entities that are part of the Johnson Controls, Inc. group of companies or investees of the Johnson Controls, Inc. Group, as it is a wholly owned subsidiary of Johnson Controls, Inc.

2 Intangible fixed assets

	Goodwill
Cost	£
At 1 October 2010 and 30 September 2011	196,556
Amortisation	
At 1 October 2010 and 30 September 2011	196,556
Net book amount	
At 30 September 2010 and 30 September 2011	-

3 Debtors

	2011	2010
	£	£
Amounts owed by group undertakings	120,589	120,589

Amounts owed by group undertakings are unsecured, interest free and repayable on demand.

Fulcrum Corporate Real Estate Limited

Notes to the financial statements for the year ended 30 September 2011 (cont'd)

4 Called up share capital

Authorised	2011 £	2010 £
200,000 (2010 200,000) ordinary shares of £0.50 each	100,000	100,000

Allotted and fully paid	2011 £	2010 £
146,400 (2010 146,400) ordinary shares of £0.50 each	73,200	73,200

5 Reserves

	Share premium £	Profit and loss account £
At 1 October 2010 and 30 September 2011	24,585	22,804

6 Ultimate parent undertaking and controlling party

The immediate parent undertaking, and controlling party is Johnson Controls Limited

The ultimate parent undertaking and controlling party is Johnson Controls, Inc., a company incorporated in the State of Wisconsin, United States of America

Johnson Controls, Inc. is the parent undertaking of the smallest and largest group of undertakings to consolidate these financial statements at 30 September 2011. The consolidated financial statements of Johnson Controls, Inc. are available from

Johnson Controls, Inc
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