

Company registration number: 04835560

Wilson Leisure Developments Limited

Unaudited filleted financial statements

31 December 2018

WILSON LEISURE DEVELOPMENTS LIMITED

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WILSON LEISURE DEVELOPMENTS LIMITED

STATEMENT OF FINANCIAL POSITION

31 DECEMBER 2018

	Note	2018 £	2017 £
Fixed assets			
Intangible assets	5	-	-
Tangible assets	6	11,480,208	11,478,930
		<u>11,480,208</u>	<u>11,478,930</u>
Current assets			
Stocks		108,984	132,986
Debtors	7	776,335	1,438,306
Cash at bank and in hand		102,903	65,451
		<u>988,222</u>	<u>1,636,743</u>
Creditors: amounts falling due within one year	8	(7,277,990)	(7,030,378)
Net current liabilities		<u>(6,289,768)</u>	<u>(5,393,635)</u>
Total assets less current liabilities		<u>5,190,440</u>	<u>6,085,295</u>
Creditors: amounts falling due after more than one year	9	-	(36,077)
Net assets		<u>5,190,440</u>	<u>6,049,218</u>
Capital and reserves			
Called up share capital		50,000	50,000
Revaluation reserve	10	6,703,040	6,703,040
Profit and loss account	10	(1,562,600)	(703,822)
Shareholder funds		<u>5,190,440</u>	<u>6,049,218</u>

For the year ending 31 December 2018 the company was entitled to exemption from audit under section 477 of the Companies Act 2006 relating to small companies.

Director's responsibilities:

- The member has not required the company to obtain an audit of its financial statements for the year in question in accordance with section 476;
- The director acknowledges their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of financial statements.

These financial statements have been prepared and delivered in accordance with the provisions applicable to companies subject to the small companies' regime and in accordance with FRS 102 'The Financial Reporting Standard applicable in the UK and Republic of Ireland'.

In accordance with section 444 of the Companies Act 2006, the statement of comprehensive income has not been delivered.

These financial statements were approved by the board of directors and authorised for issue on 26 February 2020 , and are signed on behalf of the board by:

Mr W Wilson

Director

Company registration number: 04835560

WILSON LEISURE DEVELOPMENTS LIMITED

NOTES TO THE FINANCIAL STATEMENTS

YEAR ENDED 31 DECEMBER 2018

1. General information

The company is a private company limited by shares, registered in England and Wales. The address of the registered office is Mullacott Park, Mullacott Cross, Ilfracombe, DEVON, EX34 8NB.

Principal activity

The principal activity of the company is that of a caravan and holiday park operator.

2. Statement of compliance

These financial statements have been prepared in compliance with the provisions of FRS 102, Section 1A, 'The Financial Reporting Standard applicable in the UK and Republic of Ireland'.

3. Accounting policies

Basis of preparation

The financial statements have been prepared on the historical cost basis, as modified by the revaluation of certain financial assets and liabilities and investment properties measured at fair value through profit or loss.

The financial statements are prepared in sterling, which is the functional currency of the entity.

Judgements and key sources of estimation uncertainty

The preparation of the financial statements requires management to make judgements, estimates and assumptions that affect the amounts reported. These estimates and judgements are continually reviewed and are based on experience and other factors, including expectations of future events that are believed to be reasonable under the circumstances. Accounting estimates and assumptions are made concerning the future and, by their nature, will rarely equal the related actual outcome. The following key estimates and assumptions have been shown in these accounts; Full provision has been made for the VAT assessments initially raised as part of an ongoing dispute with HMRC. The company is confident of a successful outcome to the dispute following correspondence during 2018 which will result in any liability being significantly less than the current provision. Full provision has been made for the SWW invoices in the last 13 years, despite the quantum of these being subject to an ongoing dispute. All bank debt is currently shown as repayable within 12 months due to an ongoing dispute with RBS. Since 1 January 2017 the company has submitted a claim against RBS in accordance with FCA guidelines. The quantum of the claim submitted is in excess of the outstanding bank debt and has not been reflected within the accounts.

Turnover

Turnover is measured at the fair value of the consideration received or receivable for goods supplied and services rendered, net of discounts and Value Added Tax.

Revenue from the sale of goods is recognised when the significant risks and rewards of ownership have transferred to the buyer, usually on despatch of the goods; the amount of revenue can be measured reliably; it is probable that the associated economic benefits will flow to the entity and the costs incurred or to be incurred in respect of the transactions can be measured reliably.

Taxation

The taxation expense represents the aggregate amount of current and deferred tax recognised in the reporting period. Tax is recognised in the statement of comprehensive income, except to the extent that it relates to items recognised in other comprehensive income or directly in capital and reserves. In this case, tax is recognised in other comprehensive income or directly in capital and reserves, respectively. Current tax is recognised on taxable profit for the current and past periods. Current tax is measured at the amounts of tax expected to pay or recover using the tax rates and laws that have been enacted or substantively enacted at the reporting date.

Deferred tax is recognised in respect of all timing differences at the reporting date. Unrelieved tax losses and other deferred tax assets are recognised to the extent that it is probable that they will be recovered against the reversal of deferred tax liabilities or other future taxable profits. Deferred tax is measured using the tax rates and laws that have been enacted or substantively enacted by the reporting date that are expected to apply to the reversal of the timing difference.

Tangible assets

tangible assets are initially recorded at cost, and are 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 capital and reserves, 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 capital and reserves in respect of that asset. Where a revaluation decrease exceeds the accumulated revaluation gains accumulated in capital and reserves in respect of that asset, the excess shall be recognised in profit or loss.

Depreciation

Depreciation is calculated so as to write off the cost or valuation of an asset, less its residual value, over the useful economic life of that asset as follows:

Freehold property	-	5 % straight line
Plant and machinery	-	10-50% straight line
Motor vehicles	-	10-50% straight line

If there is an indication that there has been a significant change in depreciation rate, useful life or residual value of tangible assets, the depreciation is revised prospectively to reflect the new estimates.

Impairment

A review for indicators of impairment is carried out at each reporting date, with the recoverable amount being estimated where such indicators exist. Where the carrying value exceeds the recoverable amount, the asset is impaired accordingly. Prior impairments are also reviewed for possible reversal at each reporting date. When it is not possible to estimate the recoverable amount of an individual asset, an estimate is made of the recoverable amount of the cash-generating unit to which the asset belongs. The cash-generating unit is the smallest identifiable group of assets that includes the asset and generates cash inflows that are largely independent of the cash inflows from other assets or groups of assets.

Stocks

Stocks are measured at the lower of cost and estimated selling price less costs to complete and sell. Cost includes all costs of purchase, costs of conversion and other costs incurred in bringing the stocks to their present location and condition.

Financial instruments

A financial asset or a financial liability is recognised only when the company becomes a party to the contractual provisions of the instrument. Basic financial instruments are initially recognised at the transaction price, unless the arrangement constitutes a financing transaction, where it is recognised at the present value of the future payments discounted at a market rate of interest for a similar debt instrument.

Defined contribution plans

Contributions to defined contribution plans are recognised as an expense in the period in which the related service is provided. Prepaid contributions are recognised as an asset to the extent that the prepayment will lead to a reduction in future payments or a cash refund. When contributions are not expected to be settled wholly within 12 months of the end of the reporting date in which the employees render the related service, the liability is measured on a discounted present value basis. The unwinding of the discount is recognised in finance costs in profit or loss in the period in which it arises.

4. Employee numbers

The average number of persons employed by the company during the year amounted to 14 (2017: 14).

5. Intangible assets

	Goodwill £	Total £
Cost		
At 1 January 2018 and 31 December 2018	1,371,696	1,371,696
	_____	_____
Amortisation		
At 1 January 2018 and 31 December 2018	1,371,696	1,371,696
	_____	_____
Carrying amount		
At 31 December 2018	-	-
	_____	_____
At 31 December 2017	-	-
	=====	=====

6. Tangible assets

	Freehold property £	Plant and machinery £	Motor vehicles £	Total £
Cost				
At 1 January 2018	11,458,661	318,078	39,220	11,815,959
Additions	6,500	6,901	-	13,401
At 31 December 2018	11,465,161	324,979	39,220	11,829,360
Depreciation				
At 1 January 2018	-	308,330	28,699	337,029
Charge for the year	-	6,860	5,263	12,123
At 31 December 2018	-	315,190	33,962	349,152
Carrying amount				
At 31 December 2018	11,465,161	9,789	5,258	11,480,208
At 31 December 2017	11,458,661	9,748	10,521	11,478,930

The three parks that comprise the company's freehold land and buildings, Mullacott Park, Ruby Country Lodge Park and Simpson Farm, were revalued on 10 September 2008 at open market value on the basis of existing use at £11,450,000 respectively by Mr C Brookes BA Hons Dip Surv MRICS of Christie and Co Chartered Surveyors. No further valuations have been obtained. The surplus over net book value of £6,703,040 (2017: £6,703,040) has been transferred to the revaluation reserve. The value of depreciable assets included within land and buildings based on the 2008 valuation is £739,243.

Tangible assets held at valuation

In respect of tangible assets held at valuation, the aggregate cost, depreciation and comparable carrying amount that would have been recognised if the assets had been carried under the historical cost model are as follows:

	Freehold property £	Total £
At 31 December 2018		
Aggregate cost	5,012,177	5,012,177
Aggregate depreciation	(82,441)	(82,441)
	<u>4,929,736</u>	<u>4,929,736</u>
Carrying amount	<u>4,929,736</u>	<u>4,929,736</u>
At 31 December 2017		
Aggregate cost	5,012,177	5,012,177
Aggregate depreciation	(82,441)	(82,441)
	<u>4,929,736</u>	<u>4,929,736</u>
Carrying amount	<u>4,929,736</u>	<u>4,929,736</u>
7. Debtors		
	2018	2017
	£	£
Trade debtors	7,938	94,238
Other debtors	768,397	1,344,068
	<u>776,335</u>	<u>1,438,306</u>
	<u>776,335</u>	<u>1,438,306</u>

8. Creditors: amounts falling due within one year

	2018	2017
	£	£
Bank loans and overdrafts	5,127,690	4,840,068
Trade creditors	1,179,747	1,226,112
Accruals and deferred income	67,116	245,164
Social security and other taxes	682,438	681,748
Other creditors	220,999	37,286
	<u>7,277,990</u>	<u>7,030,378</u>

The hire purchase liability of £36,077 (2017: £33,815) is secured against the asset to which it relates. The bank loan of £5,097,428 (2017: £4,745,896) is secured. The repayment of the bank loan is currently suspended pending the settlement of the IRHP (Hedging Products) claim against the bank. This is still technically shown as a current liability. If the company is successful in its claim the loan will revert back to its previous terms.

9. Creditors: amounts falling due after more than one year

	2018	2017
	£	£
Other creditors	-	36,077
	<u>-</u>	<u>36,077</u>

The hire purchase liability of £- (2017: £36,077) is secured against the asset to which it relates.

10. Reserves

Profit and loss account: This reserve records retained earnings and accumulated losses.

11. Other financial commitments

As at 31st December 2018, the company had non-cancellable operating leases of £nil. (2017: £7,877)

12. Directors advances, credits and guarantees

During the year the director entered into the following advances and credits with the company:

	Loans to / (from) director at 1 January 2018 £	Loans to / (from) the director £	Amounts repaid £	Balance at 31 December 2018 £
Director	421,271	61,343	-	482,614
	Loans to / (from) director at 1 January 2017 £	Loans to / (from) the director £	Amounts repaid £	Balance at 31 December 2017 £
Director	394,015	35,506	(8,250)	421,271

13. Related party transactions

During the year the company entered into the following transactions with related parties:

	Transaction value 2018 £	2017 £	Balance owed by/(owed to) 2018 £	2017 £
Connected companies	(651,518)	262,068	149,513	801,031

The above loans are interest-free and repayable on demand. The director has provided a personal guarantee to the company's bankers of £350,000 in respect of the company's bank loans and overdrafts included in creditors.

14. Going concern

The financial statements have been prepared on a going concern basis which assumes that the company will continue in operational existence for the foreseeable future. The validity of this assumption depends on the continued support from the company's directors. If the company were unable to continue in operational existence for the foreseeable future, adjustments would have to be made to reduce the balance sheet value of assets to their recoverable amounts, and to provide for further liabilities that might arise, and to reclassify fixed assets as current assets. The directors believe that it is appropriate for the financial statements to be prepared on the going concern basis.

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.