

CAPITAL & COUNTIES CG 9 LIMITED

REPORT AND FINANCIAL STATEMENTS

FOR THE PERIOD ENDED 31 DECEMBER 2010

Company number 6798607



CAPITAL & COUNTIES CG 9 LIMITED

DIRECTORS' REPORT

FOR THE YEAR ENDED 31 DECEMBER 2010

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 elected to prepare the financial statements in accordance with United Kingdom Generally Accepted Accounting Practice (United Kingdom Accounting Standards and applicable law). The financial statements are required by law to 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 those 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;
- state whether applicable UK Accounting Standards have been followed, subject to any material departures disclosed and explained in the financial statements;
- 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 to 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.

DISCLOSURE OF INFORMATION TO AUDITORS

So far as the directors are aware, there is no relevant audit information of which the auditors are unaware and each director has taken all reasonable steps to make himself or herself aware of any relevant audit information and to establish that the auditors are aware of that information.

AUDITORS

The auditors, PricewaterhouseCoopers LLP, have indicated their willingness to continue in office. Under the provisions of the Companies Act 2006, the company is not required to hold an annual general meeting. Elective Resolutions are in force to dispense with the appointment of auditors annually. The auditors, PricewaterhouseCoopers LLP, will therefore be deemed to be reappointed for each succeeding financial year.

By order of the Board



B Tattar
Director
7 June 2011

CAPITAL & COUNTIES CG 9 LIMITED

INDEPENDENT AUDITORS' REPORT

Matters on which we are required to report by exception

We have nothing to report in respect of the following matters where the Companies Act 2006 requires us to report to you if, in our opinion:

- adequate accounting records have not been kept, or returns adequate for our audit have not been received from branches not visited by us; or
- the financial statements are not in agreement with the accounting records and returns; or
- certain disclosures of directors' remuneration specified by law are not made; or
- we have not received all the information and explanations we require for our audit.



Mark Pugh (Senior Statutory Auditor)
for and on behalf of PricewaterhouseCoopers LLP
Chartered Accountants and Statutory Auditors
London
7 June 2011

CAPITAL & COUNTIES CG 9 LIMITED

BALANCE SHEET AT 31 DECEMBER 2010

	Notes	2010 £	2009 £
Fixed assets			
Investments	4	2	1
Creditors: amounts falling due within one year	5	<u>(1)</u>	<u>(1)</u>
Net current liabilities		<u>(1)</u>	<u>(1)</u>
Net assets		<u>1</u>	<u>-</u>
Capital and reserves			
Called up share capital	6	1	1
Profit and loss reserve		<u>-</u>	<u>(1)</u>
Total shareholders' funds		<u>1</u>	<u>-</u>

The notes on pages 7 to 10 form part of these financial statements.

The financial statements on pages 5 to 10 have been approved by the Board on 7 June 2011 and signed on its behalf by



S Das
Director



B S Tattar
Director

CAPITAL & COUNTIES CG 9 LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2010

1. Accounting policies (continued)

Related party transactions

As at 31 December 2010, the Company was ultimately wholly owned by Capital & Counties Properties PLC, whose consolidated financial statements are publicly available, and therefore the company is exempt under the terms of Financial Reporting Standard 8 from disclosing details of transactions with related parties who are members or investees of the Capital & Counties Properties PLC group.

Financial instruments

The Company is not required to meet the disclosure requirements for financial instruments as set out under Financial Reporting Standard 29 as it is a wholly owned subsidiary of Capital & Counties Properties PLC whose consolidated financial statements are publicly available.

2. Profit/(loss) on ordinary activities before taxation

The profit on ordinary activities before taxation of £1 (2009: loss £1) is arrived at after charging:

	1 Jan – 31 Dec 2010 £	22 Jan - 31 Dec 2009 £
Auditors' remuneration – audit services	-	-
Directors' remuneration	-	-

Auditors' remuneration of £2,500 (2009: £3,400) has been met by the Company's immediate parent and has not been recharged.

There were no employees during the year (2009: nil).

3. Taxation

The differences between the taxation charged for the year and the current standard rate of United Kingdom corporation tax of 28% (2009: 28%) are shown below:

	1 Jan – 31 Dec 2010 £	22 Jan - 31 Dec 2009 £
Profit/(loss) on ordinary activities before taxation	<u>1</u>	<u>(1)</u>
Current United Kingdom corporation tax of 28% (2009: 28%)	<u>-</u>	<u>-</u>
Taxation on profit/(loss) on ordinary activities	<u>-</u>	<u>-</u>

CAPITAL & COUNTIES CG 9 LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2010

6. Called up share capital

	2010 £	2009 £
Issued, called up and fully paid		
1 ordinary share of £1	<u>1</u>	<u>1</u>

The concept of authorised share capital was abolished by the Companies Act 2006 with effect from 1 October 2009. Under saving provisions, the current maximum number of shares which may be issued by the company is 100 ordinary shares of £1 each.

7. Ultimate parent company

The ultimate parent company is Capital & Counties Properties PLC, a company incorporated and registered in England and Wales, copies of whose consolidated financial statements may be obtained from the Company Secretary, 15 Grosvenor Street, London, W1K 4QZ. The immediate parent company is Capco Covent Garden Limited, a company incorporated in England and Wales, copies of whose financial statements may be obtained as above.