

AM02

Notice of statement of affairs in administration



Companies House



1 Company details

Company number 08861063
Company name in full BAM Propco (Johnstone) Limited

→ Filling in this form
Please complete in typescript or in
bold black capitals.

2 Administrator's name

Full forename(s) David Frederick
Surname Shambrook

3 Administrator's address

Building name/number 2nd Floor
Street 110 Cannon Street
Post town London
County/Region
Postcode EC4N 6EU
Country

4 Administrator's name

Full forename(s) Geoffrey Paul
Surname Rowley

① Other administrator
Use this section to tell us about
another administrator.

5 Administrator's address

Building name/number 2nd Floor
Street 110 Cannon Street
Post town London
County/Region
Postcode EC4N 6EU
Country

② Other administrator
Use this section to tell us about
another administrator.



Notice of statement of affairs in administration

6

Attachment

I have attached a copy of:



Statement of affairs



Statement of concurrence

7

Date of the statement of affairs

Date

d	d	m	m	y	y	y	y
2	9	0	4	2	0	2	1

8

Date of the statement of concurrence (if applicable)

Date

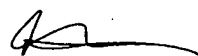
d	d	m	m	y	y	y	y

9

Sign and date

Administrator's
Signature

Signature



Signature date

d	d	m	m	y	y	y	y
1	3	0	5	2	0	2	1



Notice of statement of affairs in administration

**Presenter information**

You do not have to give any contact information, but if you do it will help Companies House if there is a query on the form. The contact information you give will be visible to searchers of the public record.

Contact name

David Frederick Shambrook

Company name

FRP Advisory Trading Limited

Address

2nd Floor

110 Cannon Street

Post town

London

County/Region

Postcode

E C 4 N 6 E U

Country

DX

cp.london@frpadvisory.com

Telephone

020 3005 4000

**Checklist**

We may return forms completed incorrectly or with information missing.

Please make sure you have remembered the following:

- ☐ The company name and number match the information held on the public Register.
- ☐ You have attached the required documents.
- ☐ You have signed and dated the form.

**Important information**

All information on this form will appear on the public record.

**Where to send**

You may return this form to any Companies House address, however for expediency we advise you to return it to the address below:

The Registrar of Companies, Companies House,
Crown Way, Cardiff, Wales, CF14 3UZ.
DX 33050 Cardiff.

**Further information**

For further information please see the guidance notes on the website at www.gov.uk/companieshouse or email enquiries@companieshouse.gov.uk

This form is available in an alternative format. Please visit the forms page on the website at www.gov.uk/companieshouse

Continuation page

Name and address of insolvency practitioner

✓ **What this form is for**
Use this continuation page to tell us about another insolvency practitioner where more than 2 are already jointly appointed. ❶
Attach this to the relevant form.
Use extra copies to tell us of additional insolvency practitioners.

✗ **What this form is NOT for**
You can't use this continuation page to tell us about an appointment, resignation, removal or vacation of office.

→ **Filling in this form**
Please complete in typescript or in bold black capitals.
All fields are mandatory unless specified or indicated by *

1 Appointment type

Tick to show the nature of the appointment:

- ☒ Administrator
- ☐ Administrative receiver
- ☐ Receiver
- ☐ Manager
- ☐ Nominee
- ☐ Supervisor
- ☐ Liquidator
- ☐ Provisional liquidator

❶ You can use this continuation page with the following forms:
- VAM1, VAM2, VAM3, VAM4, VAM6, VAM7
- CVA1, CVA3, CVA4
- AM02, AM03, AM04, AM05, AM06, AM07, AM08, AM09, AM10, AM12, AM13, AM14, AM19, AM20, AM21, AM22, AM23, AM24, AM25
- REC1, REC2, REC3
- LIQ2, LIQ3, LIQ05, LIQ13, LIQ14, WU07, WU15
- COM1, COM2, COM3, COM4
- NDISC

2 Insolvency practitioner's name

Full forename(s)

Chad

Surname

Griffin

3 Insolvency practitioner's address

Building name/number

Apex 3

Street

95 Haymarket Terrace

Post town

Edinburgh

County/Region

Postcode

E H 1 2 5 H D

Country



STATEMENT OF AFFAIRS

Name of Company Bam Propco (Johnstone) Limited	Company Number 08861063
In the The High Court of Justice, The Business & Property Courts of England & Wales	Court case number 0005342021

Statement as to the affairs of

Bam Propco (Johnstone) Limited

110 Cannon Street

London

EC4N 6EU

on the 22 March 2021, the date that the company entered administration.

Statement of Truth

I believe the facts stated in this statement of affairs are a full, true and complete statement of the affairs of the above named company as at 22 March 2021 the date that the company entered administration. I understand that proceedings for contempt of court may be brought against anyone who makes, or causes to be made, a false statement in a document verified by a statement of truth without an honest belief in its truth.

Full Name

Timothy James Bolot

Signed

[Signature]

Dated

29/4/21

STATEMENT OF AFFAIRS

Name of Company
Bam Propco (Johnstone) Limited

Company Number
08861063

In the
The High Court of Justice, The Business & Property Courts of
England & Wales

Court case number
0005342021

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Full Name

Daniel Wulrich

Signed

Daniel

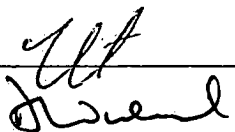
Dated

29/4/21

Bam Propco (Johnstone) Limited
 Company Registered Number: 08861063
 Statement Of Affairs as at 22 March 2021

A - Summary of Assets

Assets	Book Value £	Estimated to Realise £
Assets subject to fixed charge:		
Land & Property	7,759,720.79	7,759,720.79
Capitalised Transaction Costs	642,749.21	NIL
Furnitures and Fixtures (Note a)	181,826.68	Uncertain
Investec Revolving Group Facility (Note b)		(35,916,285.81)
Deficiency c/d		(28,156,565.02)
Investec Bank Plc		(1,545,820.71)
Deficiency c/d		(1,545,820.71)
Assets subject to floating charge:		
Loan to Silverline Care Caledonia Ltd	117,549.57	Uncertain
Uncharged assets:		
Estimated total assets available for preferential creditors		NIL

Signature  Date 29/4/21

Bam Propco (Johnstone) Limited
Company Registered Number: 08861063
Statement Of Affairs as at 22 March 2021

A1 - Summary of Liabilities

		Estimated to Realise £
Estimated total assets available for preferential creditors (Carried from Page A)		NIL
Liabilities		
Preferential Creditors:-		
Employees (Note c)	1.00	1.00
Estimated deficiency/surplus as regards preferential creditors		(1.00)
2nd Preferential Creditors:-		
HM Revenue and Customs (Note d)	NIL	NIL
Estimated deficiency/surplus as regards 2nd preferential creditors		(1.00)
Debts secured by floating charges pre 15 September 2003		
Other Pre 15 September 2003 Floating Charge Creditors		NIL
		(1.00)
Estimated prescribed part of net property where applicable (to carry forward)		NIL
Estimated total assets available for floating charge holders		(1.00)
Debts secured by floating charges post 14 September 2003		
Deficiency b/d	29,702,385.73	29,702,385.73
Estimated deficiency/surplus of assets after floating charges		(29,702,386.73)
Estimated prescribed part of net property where applicable (brought down)		NIL
Total assets available to unsecured creditors		NIL
Shortfall to preferential creditors/F.C's pre 15 Sept 2003 (brought down)		1.00
Unsecured non-preferential claims (excluding any shortfall to floating charge holders)		
Loan from BAM Holdco (2) Ltd	8,233,156.82	
National Westminster Bank Plc	180.00	
		8,233,336.82
Estimated deficiency/surplus as regards non-preferential creditors (excluding any shortfall in respect of F.C's post 14 September 2003)		(8,233,337.82)
Shortfall in respect of F.C's post 14 September 2003 (brought down)		29,702,385.73
Estimated deficiency/surplus as regards creditors		(37,935,723.55)
Issued and called up capital		
Ordinary Shares	1.00	1.00
Estimated total deficiency/surplus as regards members		(37,935,724.55)

Signature

[Handwritten Signature]

Date

29/4/21



BAM Propco (Johnstone) Limited

Accompanying Notes to the Statement of Affairs

Note a: These assets are yet to be valued and may be integral to the buildings and/or operation of the businesses. As such they may have no standalone value. For the purpose of this Statement of Affairs they have been included at their written down book value, for illustrative purposes only.

Note b: Investec Bank Plc ("Investec") have the benefit of a secured revolving credit facility registered at Companies House over the Company's assets and a cross guarantee across a group of 13 connected limited companies registered in the UK. The Group Structure can be found at **Appendix A** ("the Group") and all 13 companies in the Group are currently in administration.

The total secured obligations of the Group are included in the Company's Statement of Affairs at £37,462,106.52, being the total liability due in accordance with the Group's security arrangements with Investec. The book value of realisable assets across the Group is £27,908,198.85. The final and actual liability of the Company will be determined by current market values and asset realisations across the Group.

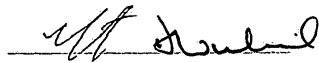
Note c: The Statement of Affairs does not include any estimated liabilities in respect of employee termination costs that may crystallise upon closure of the trading business. The core businesses continue to trade under the control of the Joint Administrators, all employee contracts have been adopted by them and it is expected that there will be a sale of the business and assets. In these circumstances all employees will be transferred to the purchasers of the businesses subject to the Transfer of Undertakings (Protection of Employment) Regulations 2006. For the purposes of the Statement of Affairs, a contingent liability in relation to employee claims is stated as £1.

Note d: There is no estimated preferential or non-preferential liability to HM Revenue and Customs

Azets
Bam Propco (Johnstone) Limited
Company Registered Number: 08861063
B - Company Creditors

Key	Name	Address	£
CB00	BAM Holdco (2) Limited	110 Cannon Street, London, EC4N 6EU	8,233,156.82
CE00	Employees		1.00
CI00	Investec Bank Plc	30 Gresham Street, London, England, EC2V 7QP	1,545,820.71
CI01	Investec Revolving Group Facility	30 Gresham Street, London, England, EC2V 7QP	35,916,285.81
CN00	National Westminster Bank PLC	135 Bishopsgate, London, EC2M 3UR	180.00
5 Entries Totalling			45,695,444.34

Signature



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29 April 2021 09:11



Azets
Bam Propco (Johnstone) Limited
B1 - Company Creditors - Employees & Directors

Key	Name	Address	Pref £	Unsec £	Total £
EB00	Timothy James Bolot	110 Cannon Street, London, EC4N 6EU			
EW00	Daniel Wulwick	110 Cannon Street, London, EC4N 6EU			
2 Entries Totalling			0.00	0.00	0.00

Signature

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Azets
Bam Propco (Johnstone) Limited
Company Registered Number: 08861063
B2 - Company Creditors - Consumer Creditors

Key	Name	Address	£
0 Entries Totalling			0.00

Signature

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29 April 2021 09:11



00027013

Azets
Bam Propco (Johnstone) Limited
Company Registered Number: 08861063
C - Shareholders

Key	Name	Address	Type	Nominal Value	No. Of Shares	Called Up per share	Total Amt. Called Up
HB00	BAM Propco (2) Limited	110 Cannon Street, London, EC4N 6EU	Ordinary	1.00	1	1.00	1.00
1 Ordinary Entries Totalling					1		

Signature

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Group Structure

