

SUNLEY FAMILY LIMITED
REPORT AND FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 DECEMBER 2015

Registered Number: 2168750

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SUNLEY FAMILY LIMITED

REPORT AND FINANCIAL STATEMENTS

FOR THE YEAR ENDED 31 DECEMBER 2015

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SUNLEY FAMILY LIMITED

STRATEGIC REPORT

FOR THE YEAR ENDED 31 DECEMBER 2015

The Directors present their strategic report and the consolidated financial statements for the year ended 31 December 2015.

BUSINESS REVIEW

The level of turnover fell in 2015 by 85% to £4,226,000 (2014: £28,157,000) and the profit before tax in 2015 was £2,976,000 (2013: £9,381,000) as a result of the decrease in sales. The Directors are satisfied with these results and feel that the group is well positioned financially to embark on new profitable projects in the coming years.

The Directors declared 13 (2014: 18) dividends during the year, totalling £1,997,000 (2014: £820,000). The details of the dividends can be found in note 13.

FINANCIAL KEY PERFORMANCE INDICATORS

The Directors use turnover, gross profit, operating profit, profit before tax, cash flow and various gearing ratios as key performance indicators. These financial key performance indicators are used to ensure the group's ability to continued profit and growth.

The Directors believe that the use of non financial KPI's is not necessary for an understanding of the results and operations of the business.

PRINCIPAL RISKS AND UNCERTAINTIES

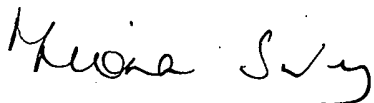
The main financial risks faced by the group are credit risk and liquidity risk. The Directors regularly review and agree policies for managing these risks. Liquidity risk is managed by maintaining detailed cash flow forecasts to ensure the group's ability to meet all short term and long term financial obligations.

Risk indicators include fluidity of cash flow, turnover, and operating profit as well as the general state of the property market and variable economic conditions.

FUTURE DEVELOPMENTS

The Directors believe the outlook for the business remains positive. They are of the opinion that the group is in a sound financial position to maximise opportunities throughout the following year.

ON BEHALF OF THE BOARD ON 4 APRIL 2016



Fiona Sunley
Director

Registered Office:
20 Berkeley Square
London
W1J 6LH

SUNLEY FAMILY LIMITED

DIRECTORS' REPORT

FOR THE YEAR ENDED 31 DECEMBER 2015

The Directors present their annual report together with the audited financial statements for the year ended 31 December 2015

DIRECTORS

The Directors of the company who served during the year are shown below:-

Fiona Sunley (Chairman)

James B. Sunley

Richard J. S. Tice

DIRECTORS' RESPONSIBILITIES STATEMENT

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 applicable law and United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice), including Financial Reporting Standard 102 'The Financial Reporting Standard applicable in the UK and Republic of Ireland'. Under Company law the directors must not approve the financial statements unless 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 proper accounting records which disclose with reasonable accuracy at any time the financial position of the company and 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.

In determining how amounts are presented within items in the profit and loss account and balance sheet, the Directors have had regard to the substance of the reported transaction or arrangement, in accordance with generally accepted accounting principles or practice. So far as each of the Directors is aware at the time the report is approved:

- (i) there is no relevant audit information of which the company's auditors are unaware; and
- (ii) the Directors have taken all steps that they ought to have taken to make themselves aware of any relevant audit information and to establish that the auditors are aware of that information.

ON BEHALF OF THE BOARD ON 4 APRIL 2016



Fiona Sunley
Director

Registered Office:
20 Berkeley Square
London W1J 6LH

INDEPENDENT AUDITORS' REPORT TO THE MEMBERS OF

SUNLEY FAMILY LIMITED

We have audited the financial statements of Sunley Family Limited for the year ended 31 December 2015 which comprise the consolidated income statement, the consolidated statement of comprehensive income, the consolidated statement of financial position, the company statement of financial position, the consolidated statement of changes in equity, the company statement of changes in equity, the consolidated statement of cash flows and related notes. The financial reporting framework that has been applied in their preparation is applicable law and United Kingdom Accounting Standards including Financial Reporting Standard 102 'The Financial Reporting Standard applicable in the UK and Republic of Ireland'.

This report is made solely to the company's members, as a body, in accordance with Chapter 3 of Part 16 of the Companies Act 2006. Our audit work has been undertaken so that we might state to the company's members those matters we are required to state to them in an Auditor's report and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the company and the company's members as a body, for our audit work, for this report, or for the opinions we have formed.

Respective responsibilities of directors and auditors

As explained more fully in the Directors' Responsibilities Statement set out on page 2, the directors are responsible for the preparation of the financial statements and for being satisfied that they give a true and fair view. Our responsibility is to audit the financial statements in accordance with applicable law and International Standards on Auditing (UK and Ireland). Those standards require us to comply with the Auditing Practices Board's Ethical Standards for Auditors.

Scope of the audit of the financial statements

A description of the scope of an audit of financial statements is provided on the Financial Reporting Council's website at www.frc.org.uk/auditscopeukprivate.

Opinion on financial statements

In our opinion the financial statements:

- give a true and fair view of the state of the group's and the parent company's affairs as at 31 December 2015 and of the group's profit for the year then ended;
- have been properly prepared in accordance with United Kingdom Generally Accepted Accounting Practice; and
- have been prepared in accordance with the requirements of the Companies Act 2006.

Opinion on other matter prescribed by the Companies Act 2006

In our opinion the information given in the Strategic Report and Directors' Report for the financial year for which the financial statements are prepared is consistent with the financial statements.

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 by the parent company, or returns adequate for our audit have not been received from branches not visited by us; or
- the parent company 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.



Bernadette King (Senior statutory auditor)
for and on behalf of haysmacintyre, Statutory Auditor
4 April 2016

26 Red Lion Square
London
WC1R 4AG

SUNLEY FAMILY LIMITED**CONSOLIDATED INCOME STATEMENT****FOR THE YEAR ENDED 31 DECEMBER 2015**

	Notes	2015 £'000	2014 £'000
Turnover	3	4,226	28,157
Cost of sales		(1,549)	(18,916)
Gross profit		<u>2,677</u>	<u>9,241</u>
Administrative expenses		(1,805)	(4,136)
Surplus on revaluation of investment properties	14	1,923	3,154
Other fair value movements	15	(199)	716
Group operating profit	6	<u>2,596</u>	<u>8,975</u>
Income from fixed asset investments	4	1,112	387
Net interest (payable)/receivable	8	(732)	19
Profit on ordinary activities before taxation		<u>2,976</u>	<u>9,381</u>
Taxation on profit on ordinary activities	12	(246)	(842)
Profit for the financial year after taxation		<u>2,730</u>	<u>8,539</u>
Minority Interest		(409)	202
Profit for the financial year		<u><u>2,321</u></u>	<u><u>8,741</u></u>

There were no recognised gains or losses for 2015 or 2014 other than those included in the income statement.

All amounts relate to continuing operations.

The notes on pages 11 to 31 form part of these financial statements.

SUNLEY FAMILY LIMITED

CONSOLIDATED STATEMENT OF COMPREHENSIVE INCOME

FOR THE YEAR ENDED 31 DECEMBER 2015


	2015 £'000	2014 £'000
Profit for the financial year	2,321	8,741
Other comprehensive income	-	-
Total comprehensive income for the year	<u>2,321</u>	<u>8,741</u>

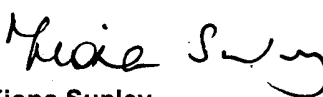
CONSOLIDATED STATEMENT OF FINANCIAL POSITION

AS AT 31 DECEMBER 2015

	Notes	2015 £'000	As restated 2014 £'000
Fixed assets			
Tangible fixed assets	14(a)	263	319
Investment properties	14(a)	29,380	25,982
Investments	15(b)	11,515	13,019
		<u>41,158</u>	<u>39,320</u>
Current assets			
Stocks and work in progress	16	8,617	5,451
Debtors: amounts falling due after more than one year	17	2,343	7,609
Debtors: amounts falling due within one year	17	8,350	5,484
Cash at bank and in hand	18	2,315	2,900
		<u>21,625</u>	<u>21,444</u>
Creditors: amounts falling due within one year	19	<u>(14,865)</u>	<u>(10,439)</u>
Net current assets		<u>6,760</u>	<u>11,005</u>
Total assets less current liabilities		47,918	50,325
Creditors: amounts falling due after one year	20	<u>(19,335)</u>	<u>(22,459)</u>
Net assets		<u>28,583</u>	<u>27,866</u>
Capital and reserves			
Equity called up share capital	23	38	38
Share premium account		11,266	11,266
Capital maintenance reserve		328	328
Other reserve		16,661	16,661
Profit and loss account		(1,190)	(1,498)
Shareholders' funds		<u>27,103</u>	<u>26,795</u>
Attributable to minority interests		<u>1,480</u>	<u>1,071</u>
Total capital employed		<u>28,583</u>	<u>27,866</u>

The financial statements were approved and authorised for issue by the Board of Directors on 4 April 2016 and were signed below on its behalf by:


James B. Sunley
Director


Fiona Sunley
Director

The notes on pages 11 to 31 form part of these financial statements.

COMPANY STATEMENT OF FINANCIAL POSITION

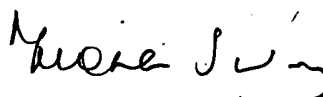
AS AT 31 DECEMBER 2015

	Notes	2015 £'000	2014 £'000
Fixed assets			
Investments	15(a)	<u>32,018</u>	<u>33,131</u>
Current assets			
Debtors: amounts falling due within one year	17	<u>404</u>	<u>-</u>
		404	-
Creditors: amounts falling due within one year	19	<u>(2,123)</u>	<u>(2,070)</u>
Net current liabilities		<u>(1,719)</u>	<u>(2,070)</u>
Total assets less current liabilities		30,299	31,061
Creditors: amounts falling due after one year	20	<u>(3,196)</u>	<u>(4,266)</u>
Net assets		<u><u>27,103</u></u>	<u><u>26,795</u></u>
Capital and reserves			
Equity called up share capital	23	38	38
Share premium account		11,266	11,266
Capital maintenance reserve		328	328
Profit and loss account		<u>15,471</u>	<u>15,163</u>
Equity shareholders' funds		<u><u>27,103</u></u>	<u><u>26,795</u></u>

The financial statements were approved and authorised for issue by the Board of Directors on 4 April 2016 and were signed below on its behalf by:



James B. Sunley
Director



Fiona Sunley
Director

The notes on pages 11 to 31 form part of these financial statements.

SUNLEY FAMILY LIMITED

CONSOLIDATED STATEMENT OF CHANGES IN EQUITY

AS AT 31 DECEMBER 2015

	Share capital £'000	Share premium £'000	Capital reserve £'000	Other reserve £'000	Retained earnings £'000	Total equity £'000
At 1 January 2015	38	11,266	328	16,661	(1,498)	26,795
Comprehensive income for the year						
Profit for the year	-	-	-	-	2,321	2,321
Distributions to owners						
Dividends: Equity capital	-	-	-	-	(1,997)	(1,997)
Profit allocated to the minority interest of an LLP	-	-	-	-	(16)	(16)
At 31 December 2015	<u>38</u>	<u>11,266</u>	<u>328</u>	<u>16,661</u>	<u>(1,190)</u>	<u>27,103</u>

CONSOLIDATED STATEMENT OF CHANGES IN EQUITY

AS AT 31 DECEMBER 2014

	Share capital £'000	Share premium £'000	Capital reserve £'000	Other reserve £'000	Retained earnings £'000	Total equity £'000
At 1 January 2014	41	11,266	325	16,661	1,002	29,295
Comprehensive income for the year						
Profit for the year	-	-	-	-	8,741	8,741
Distributions to owners						
Dividends: Equity capital	-	-	-	-	(820)	(820)
Profit allocated to the minority interest of an LLP	-	-	-	-	(69)	(69)
Share buy back	(3)	-	3	-	(10,352)	(10,352)
At 31 December 2014	<u>38</u>	<u>11,266</u>	<u>328</u>	<u>16,661</u>	<u>(1,498)</u>	<u>26,795</u>

SUNLEY FAMILY LIMITED

COMPANY STATEMENT OF CHANGES IN EQUITY

AS AT 31 DECEMBER 2015

	Share capital £'000	Share premium £'000	Capital reserve £'000	Retained earnings £'000	Total equity £'000
At 1 January 2015	38	11,266	328	15,163	26,795
Comprehensive income for the year					
Profit for the year	-	-	-	2,305	2,305
Distributions to owners					
Dividends: Equity capital	-	-	-	(1,997)	(1,997)
At 31 December 2015	<u>38</u>	<u>11,266</u>	<u>328</u>	<u>15,471</u>	<u>27,103</u>

COMPANY STATEMENT OF CHANGES IN EQUITY

AS AT 31 DECEMBER 2014

	Share capital £'000	Share premium £'000	Capital reserve £'000	Retained earnings £'000	Total equity £'000
At 1 January 2014	41	11,266	325	15,734	27,366
Comprehensive income for the year					
Profit for the year	-	-	-	10,601	10,601
Distributions to owners					
Dividends: Equity capital	-	-	-	(820)	(820)
Share buy back	(3)	-	3	(10,352)	(10,352)
At 31 December 2014	<u>38</u>	<u>11,266</u>	<u>328</u>	<u>15,163</u>	<u>26,795</u>

SUNLEY FAMILY LIMITED**CONSOLIDATED STATEMENT OF CASH FLOWS****FOR THE YEAR ENDED 31 DECEMBER 2015**

	Notes	2015 £'000	2014 £'000
Cash from operations	24	(139)	2,820
Interest paid		(1,287)	(468)
Taxation paid		(374)	(866)
Net cash (used in)/generated from operating activities		<u>(1,800)</u>	<u>1,486</u>
Investing activities			
Interest received		555	487
Purchase of tangible fixed assets		(1,507)	(684)
Purchases of investments		(2,132)	(2,800)
Receipts from sale of investments		3,437	2,303
Profit allocated to the minority interest of an LLP		(16)	(69)
Net cash generated from/(used in) investing activities		<u>337</u>	<u>(763)</u>
Financing activities			
Equity dividends paid		(1,997)	(820)
New loan	25	2,460	3,261
Repurchase of shares		-	(5,000)
Net cash generated from/(used in) financing activities		<u>463</u>	<u>(2,559)</u>
Net decrease in cash and cash equivalents	25	<u>(1,000)</u>	<u>(1,836)</u>
Cash and cash equivalents at the beginning of the year		<u>2,776</u>	<u>4,612</u>
Cash and cash equivalents at the end of the year		<u><u>1,776</u></u>	<u><u>2,776</u></u>
Cash and cash equivalents comprise:			
Cash at bank and in hand		2,315	2,900
Bank overdrafts		(539)	(124)
		<u><u>1,776</u></u>	<u><u>2,776</u></u>

The group includes as liquid resources term deposits of less than a year.

SUNLEY FAMILY LIMITED

NOTES TO THE FINANCIAL STATEMENTS

FOR THE YEAR ENDED 31 DECEMBER 2015

1. ACCOUNTING POLICIES

1.1 BASIS OF PREPARATION OF FINANCIAL STATEMENTS

The financial statements have been prepared under the historical costs convention and in accordance with Financial Reporting Standard 102, the Financial Reporting Standard applicable in the United Kingdom and the Republic of Ireland and the Companies Act 2006.

Information on the impact of first-time adoption of FRS 102 is given in note 32

The preparation of financial statements in compliance with FRS 102 requires the use of certain critical accounting estimates. It also requires management to exercise judgment in applying the Group's accounting policies (see note 2).

The following principal accounting policies have been applied:

1.2 BASIS OF CONSOLIDATION

The consolidated financial statements present the results of Sunley Family Limited and its subsidiaries ("the Group") as if they formed a single entity. Intercompany transactions and balances between group companies are therefore eliminated in full.

The consolidated financial statements incorporate the results of business combinations using the purchase method. In the statement of financial position, the acquiree's identifiable assets, liabilities and contingent liabilities are initially recognised at their fair values at the acquisition date. The results of acquired operations are included in the consolidated statement of comprehensive income from the date on which control is obtained. They are deconsolidated from the date control ceases.

1.3 REVENUE

Revenue comprises rental income, management fees, property sales, collaboration fees and overage income recognised by the group in respect of the year.

Revenue is recognised to the extent that it is probable that the economic benefits will flow to the group and the revenue can be reliably measured. Revenue is measured as the fair value of the consideration received or receivable, excluding discounts, rebates, value added tax and other sales taxes. The following criteria must also be met before revenue is recognised:

Sale of properties

It is group policy to recognise sold properties in turnover if contracts are exchanged before the year end, providing completion takes place not more than one month after the year end.

Revenue from the sale of properties is recognised when all of the following conditions are satisfied:

- the group has transferred the significant risks and rewards of ownership to the buyer;
- the group retains neither continuing managerial involvement to the degree usually associated with ownership nor effective control over the properties sold;
- the amount of revenue can be measured reliably;
- it is probable that the group will receive the consideration due under the transaction;
- the costs incurred or to be incurred in respect of the transaction can be measured reliably.

SUNLEY FAMILY LIMITED

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 31 DECEMBER 2015

1. ACCOUNTING POLICIES (continued)

1.3 REVENUE (continued)

Rendering of services

Revenue from a contract to provide services is recognised in the period in which the services are provided in accordance with the stage of completion of the contract when all of the following conditions are satisfied:

- the amount of revenue can be measured reliably;
- it is probable that the group will receive the consideration due under the contract;
- the stage of completion of the contract at the end of the reporting period can be measured reliably, and;
- the costs incurred and the costs to complete the contract can be measured reliably.

1.4 TANGIBLE FIXED ASSETS

Tangible fixed assets under the cost model are stated at historical cost less accumulated depreciation and any accumulated impairment losses. Historical cost includes expenditure that is directly attributable to bringing the asset to the location and condition necessary for it to be capable of operating in the manner intended by management.

The Group adds to the carrying amount of an item of fixed assets the cost of replacing part of such an item when that cost is incurred, if the replacement part is expected to provide incremental future benefits to the Group. The carrying amount of the replaced part is derecognised. Repairs and maintenance are charged to profit or loss during the period in which they are incurred.

Depreciation is charged so as to allocate the cost of assets less their residual value over their estimated useful lives, using the straight-line method. The estimated useful lives range as follows:

Other fixed assets - 3 years straight line

The assets' residual values, useful lives and depreciation methods are reviewed, and adjusted prospectively if appropriate, or if there is an indication of a significant change since the last reporting date.

Gains and losses on disposals are determined by comparing the proceeds with the carrying amount and are recognised within 'other operating income' in the Income Statement.

1.5 INVESTMENT PROPERTY

Investment property is carried at fair value determined annually by Directors and by external valuers at least every five years. The valuation is derived from the current market rents and investment property yields for comparable real estate, adjusted if necessary for any difference in the nature, location or condition of the specific asset. No depreciation is provided. Changes in fair value are recognised in the Income Statement.

1.6 VALUATION OF INVESTMENTS

Investments in listed company shares are remeasured to market value at each Statement of Financial Position date using quoted market prices. Investments in unlisted company shares are measured at cost unless a reliable valuation can be obtained. Gains and losses on remeasurement are recognised in income statement for the period.

Investments in subsidiary companies are measured at the net asset value of each company. Gains and losses on remeasurement are recognised in income statement for the period.

SUNLEY FAMILY LIMITED

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 31 DECEMBER 2015

1. ACCOUNTING POLICIES (continued)

1.7 STOCKS AND WORK IN PROGRESS

Stocks are stated at the lower of cost and net realisable value, being the estimated selling price less costs to complete and sell. Cost is based on the cost of purchase on a first in, first out basis. Work in progress and finished goods include labour and attributable overheads.

At each reporting date, stocks are assessed for impairment. If stock is impaired, the carrying amount is reduced to its selling price less costs to complete and sell. The impairment loss is recognised immediately in profit or loss.

1.8 DEBTORS

Short term debtors are measured at transaction price, less any impairment. Loans receivable are measured initially at fair value, net of transaction costs, and are measured subsequently at amortised cost using the effective interest method, less any impairment.

1.9 CASH AND CASH EQUIVALENTS

Cash is represented by cash in hand and deposits with financial institutions repayable without penalty on notice of not more than 24 hours. Cash equivalents are highly liquid investments that mature in no more than three months from the date of acquisition and that are readily convertible to known amounts of cash with insignificant risk of change in value.

1.10 FINANCIAL INSTRUMENTS

The group only enters into basic financial instruments transactions that result in the recognition of financial assets and liabilities such as trade and other accounts receivable and payable, loans from banks and other third parties and loans to related parties.

Financial assets that are measured at cost and amortised cost are assessed at the end of each reporting period for objective evidence of impairment. If objective evidence of impairment is found, an impairment loss is recognised in the Income Statement.

1.11 CREDITORS

Short term creditors are measured at the transaction price. Other financial liabilities, including bank loans, are measured initially at fair value, net of transaction costs, and are measured subsequently at amortised cost using the effective interest method.

1.12 FINANCE COSTS

Finance costs are charged to the Income Statement over the term of the debt using the effective interest method so that the amount charged is at a constant rate on the carrying amount. Issue costs are initially recognised as a reduction in the proceeds of the associated capital instrument.

SUNLEY FAMILY LIMITED

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 31 DECEMBER 2015

1. ACCOUNTING POLICIES (continued)

1.13 CURRENT AND DEFERRED TAXATION

The tax expense for the year comprises current and deferred tax. Tax is recognised in the Income Statement, except that a change attributable to an item of income and expense recognised as other comprehensive income or to an item recognised directly in equity is also recognised in other comprehensive income or directly in equity respectively.

The current income tax charge is calculated on the basis of tax rates and laws that have been enacted or substantively enacted by the reporting date in the countries where the Group operates and generates income. Deferred balances are recognised in respect of all timing differences that have originated but not reversed by the Statement of Financial Position date, except that:

- The recognition of deferred tax assets is limited to the extent that it is probable that they will be recovered against the reversal of deferred tax liabilities or other future taxable profits; and
- Any deferred tax balances are reversed if and when all conditions for retaining associated tax allowances have been met.

Deferred tax balances are not recognised in respect of permanent differences except in respect of business combinations, when deferred tax is recognised on the differences between the fair values of assets acquired and the future tax deductions available for them and the differences between the fair values of liabilities acquired and the amount that will be assessed for tax. Deferred income tax is determined using tax rates and laws that have been enacted or substantively enacted by the reporting date.

1.14 PENSIONS

Defined contribution pension plan

The Group operates a defined contribution plan for its employees. A defined contribution plan is a pension plan under which the Group pays fixed contributions into a separate entity. Once the contributions have been paid the Group has no further payments obligations. The contributions are recognised as an expense in the Income Statement when they fall due. Amounts not paid are shown in accruals as a liability in the Statement of Financial Position. The assets of the plan are held separately from the Group in independently administered funds.

1.15 PROVISIONS FOR LIABILITIES

Provisions are made where an event has taken place that gives the Group a legal or constructive obligation that probably requires settlement by a transfer of economic benefit, and a reliable estimate can be made of the amount of the obligation. Provisions are charged as an expense to the Income Statement in the year that the Group becomes aware of the obligation, and are measured at the best estimate at the Statement of Financial Position date of the expenditure required to settle the obligation, taking into account relevant risks and uncertainties.

When payments are eventually made, they are charged to the provision carried in the Statement of Financial Position.

1.16 OPERATING LEASES

Rents payable under operating leases are charged to the Income Statement in the year in which they become due.

SUNLEY FAMILY LIMITED**NOTES TO THE FINANCIAL STATEMENTS (continued)****FOR THE YEAR ENDED 31 DECEMBER 2015****2 JUDGEMENTS IN APPLYING ACCOUNTING POLICIES AND KEY SOURCES OF ESTIMATION UNCERTAINTY**

Estimates and judgements are continually evaluated and are based on historical experience and other factors, including expectations of future events that are believed to be reasonable under the circumstances. Although these estimates are based on management's best knowledge of the amount, events or actions, actual results ultimately may differ from those estimates.

The Directors consider the valuation of investment properties and the valuation of unlisted investments to be critical judgements applicable to the financial statements.

Tangible fixed assets are depreciated over their useful lives. The actual lives of the assets are assessed annually.

Stock and work in progress comprises land and properties held for development. They are measured at the lower of cost and net realisable value and the valuation is assessed annually.

3 ANALYSIS OF TURNOVER

	2015	2014
	£'000	£'000
Property and land sales	385	24,865
Rental Income	3,157	3,101
Management fee income	134	191
Collaboration fee income	550	-
	<u>4,226</u>	<u>28,157</u>

All turnover arose within the United Kingdom

4 INCOME FROM INVESTMENTS

	2015	2014
	£'000	£'000
Income from fixed asset investments	1,112	387
	<u>1,112</u>	<u>387</u>

SUNLEY FAMILY LIMITED

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 31 DECEMBER 2015

5 SEGMENTAL INFORMATION

	Turnover 2015 £'000	Operating Profit 2015 £'000	Net Trading Assets 2015 £'000	Turnover 2014 £'000	Operating Profit 2014 £'000	Net Trading Assets 2014 £'000
Property investment and development	4,226	2,596	17,068	28,157	8,975	14,847
Portfolio share investment	-	-	11,515	-	-	13,019
	<u>4,226</u>	<u>2,596</u>	<u>28,583</u>	<u>28,157</u>	<u>8,975</u>	<u>27,866</u>

6 OPERATING PROFIT

	2015 £'000	2014 £'000
Operating profit is stated after charging:		
Depreciation and amortisation	88	43
Operating lease payments	223	138
Fees payable to the Company's auditor and its associates for the audit of the group's annual accounts	<u>9</u>	<u>9</u>

7 AUDITORS REMUNERATION

	2015 £'000	2014 £'000
Audit Services:		
Audit of the company's accounts	9	9
Other Services:		
Audit of the accounts of subsidiaries	23	26
Tax compliance services - company	1	1
Tax compliance services – subsidiaries	24	19
Tax advisory services	6	13
Other non-audit services	9	5
	<u>72</u>	<u>73</u>

8 NET INTEREST PAYABLE

	2015 £'000	2014 £'000
Interest payable on bank loans and overdrafts	(1,287)	(468)
Interest receivable	<u>555</u>	<u>487</u>
Net interest (payable)/receivable	<u>(732)</u>	<u>19</u>

SUNLEY FAMILY LIMITED**NOTES TO THE FINANCIAL STATEMENTS (continued)****FOR THE YEAR ENDED 31 DECEMBER 2015**

9	EMPLOYEES	2015 Number	2014 Number
	The average number of persons employed by the group was:	<u>11</u>	<u>14</u>
		£'000	£'000
	Costs incurred in respect of these employees were:		
	Wages and salaries	1,126	3,002
	Social security costs	116	168
	Other pension costs	73	75
		<u>1,315</u>	<u>3,245</u>
10	DIRECTORS' REMUNERATION	2015 £'000	2014 £'000
	Aggregate emoluments:	<u>420</u>	<u>420</u>
	Highest paid Director:		
	Aggregate emoluments	<u>420</u>	<u>420</u>

During the year retirement benefits were accruing to no Directors (2014: none) in respect of defined contribution pension schemes.

The Directors consider themselves to be the only key management personnel.

11 PENSION ARRANGEMENTS

The group operates a defined contribution pension scheme for most employees. Certain employees operate their own pension schemes into which the group contributes. The assets of the schemes are held separately from those of the group in independently administered funds.

The pension cost charge represents contributions payable by the group to the group scheme and to personal pension schemes and amounted to £73,000 (2014: £75,000)

SUNLEY FAMILY LIMITED

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 31 DECEMBER 2015

12 TAXATION	2015 £'000	2014 £'000
Corporation tax		
Current tax on profits for the year	58	881
Adjustments in respect of previous periods	50	3
Total current tax	108	884
Deferred tax		
Origination and reversal of timing differences	138	(42)
Total deferred tax	138	(42)
Taxation on profit on ordinary activities	246	842
Factors affecting tax charge for the year		
Profit on ordinary activities before tax	2,976	9,381
Profit on ordinary activities multiplied by standard rate of corporation tax in the UK of 20.25% (2014: 21.5%)	603	2,017
Effects of:		
Expenses not deductible for tax purposes	126	1,038
Non-taxable income	(226)	(544)
Adjustments to tax charge in respect of prior periods	50	3
Effect of apportionment from stock to investments	-	(78)
Effects of difference between current and deferred tax rate	(61)	(16)
Deferred tax previously not recognised now being recognised	(193)	(175)
Tax losses utilised not previously recognised as deferred tax	(53)	(1,403)
Total tax charge for the year	246	842
13 DIVIDENDS	2015 £'000	2014 £'000
The group paid interim dividends to the shareholders of Sunley Family Limited as follows:-		
£nil per share to the Ordinary shareholders (2014: £1.80)	-	198
£1.74 per share to the Ordinary A shareholders (2014: £1.30)	400	299
£nil per share to the Ordinary B shareholder (2014: £3.08)	-	50
£1.80 per share to the Ordinary C shareholder (2014: £10.21)	22	125
£62.28 per share to the Ordinary G shareholder (2014: £21.85)	421	148
£170.68 per share to the Ordinary K shareholder (2014: £nil)	1,154	-
	1,997	820

During the year dividends totalling £16,000 (2014: £69,000) were distributed to the minority interest of an LLP.

SUNLEY FAMILY LIMITED

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 31 DECEMBER 2015

14	TANGIBLE FIXED ASSETS	Freehold investment properties £'000	Fixtures and fittings £'000	Total £'000
a)	GROUP			
	Cost or valuation			
	At 1 January 2015	25,982	2,468	28,450
	Additions	1,475	32	1,507
	Revaluation	1,923	-	1,923
	At 31 December 2015	29,380	2,500	31,880
	Depreciation			
	At 1 January 2015	-	2,149	2,149
	Charge: owned for the period	-	64	64
	Charge: financed for the period	-	24	24
	At 31 December 2015	-	2,237	2,237
	Book value at 31 December 2015	29,380	263	29,643
	Book value at 31 December 2014	25,982	319	26,301

The net book value of assets held under finance leases or hire purchase contracts, included above, are as follows:

	2015 £'000	2014 £'000
Fixtures and fittings	-	40
	-	40

An external valuation was performed at 31 December 2015 on 1 freehold investment property by GVA. The total valuation was £5,385,000. The Directors performed an internal valuation of all the other freehold investment properties as at 31 December 2015 on the basis of open market value. The Directors' valuation was £23,995,000.

External valuations were performed at 31 December 2014 on 2 freehold investment properties by GVA and CBRE. The total valuation was £22,440,000. The Directors performed an internal valuation of all remaining freehold investment properties as at 31 December 2014 on the basis of open market value. The Directors' valuation was £3,542,000.

SUNLEY FAMILY LIMITED

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 31 DECEMBER 2015

15 FIXED ASSET INVESTMENTS

	Group 2015 £'000	Group 2014 £'000	Company 2015 £'000	Company 2014 £'000
Subsidiary companies (note 15(a))	-	-	32,018	33,131
Other investments (note 15(b))	11,515	13,019	-	-
	<u>11,515</u>	<u>13,019</u>	<u>32,018</u>	<u>33,131</u>

a) SUBSIDIARY COMPANIES - COMPANY

**Investment
in Shares
£'000**

Cost or valuation

At 1 January 2015

33,131

Revaluation

(1,113)

At 31 December 2015

32,018

A list of subsidiary companies at 31 December 2015 is given in note 27.

b) OTHER INVESTMENTS - GROUP

	Listed Investments £'000	Unlisted Investments £'000	Total £'000
Cost or valuation			
At 1 January 2015	11,762	1,257	13,019
Additions	1,885	247	2,132
Disposals	(3,328)	(109)	(3,437)
Revaluations	(203)	4	(199)
At 31 December 2015	<u>10,116</u>	<u>1,399</u>	<u>11,515</u>

16 STOCKS AND WORK IN PROGRESS

	Group 2015 £'000	Group 2014 £'000	Company 2015 £'000	Company 2014 £'000
Properties held for development	<u>8,617</u>	<u>5,451</u>	<u>-</u>	<u>-</u>

SUNLEY FAMILY LIMITED

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 31 DECEMBER 2015

17 DEBTORS

	Group	As Restated	Company	Company
	2015	Group	2015	2014
	£'000	2014	£'000	£'000
		£'000		
Due after more than one year				
Other debtors	2,343	7,609	-	-
	<u>2,343</u>	<u>7,609</u>	<u>-</u>	<u>-</u>
Due within one year				
Trade debtors	194	311	-	-
Amounts owed by group companies	-	-	404	-
Amounts owed by related undertakings	-	342	-	-
Other debtors	7,639	4,627	-	-
Prepayments and accrued income	384	199	-	-
Deferred taxation asset (note 22)	133	5	-	-
	<u>8,350</u>	<u>5,484</u>	<u>404</u>	<u>-</u>

Included within other debtors is £100,000 (2014: £180,334) that relates to amounts due from the sale of a property where the group has entered into a shared equity agreement with the purchaser.

Proceeds of £228,750 were received during the year ended 31 December 2015 in relation to a second property where the group had entered into a shared equity agreement. Proceeds received in excess of carrying value are recognised in profit or loss for the period.

The Directors perform an internal valuation on remaining properties at each year end, and on the basis of the valuation performed the Directors believe the amount to be fully recoverable under the terms of the agreement.

18 CASH AND CASH EQUIVALENTS

	Group	Group	Company	Company
	2015	2014	2015	2014
	£'000	£'000	£'000	£'000
Cash at bank and in hand	2,315	2,900	-	-
Less: bank overdrafts	(539)	(124)	-	-
	<u>1,776</u>	<u>2,776</u>	<u>-</u>	<u>-</u>

SUNLEY FAMILY LIMITED

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 31 DECEMBER 2015

19 CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	Group 2015 £'000	As restated Group 2014 £'000	Company 2015 £'000	Company 2014 £'000
Loans and overdrafts	7,043	2,114	-	-
Trade creditors	252	309	-	-
Amounts owed to group companies	-	-	651	971
Accruals and deferred income	4,347	5,516	3	39
Net obligations under finance lease	-	18	-	-
Corporation tax	1,178	895	-	-
Other creditors	1,947	1,465	1,469	1,060
Other taxes and social security	98	122	-	-
	<u>14,865</u>	<u>10,439</u>	<u>2,123</u>	<u>2,070</u>

Secured loans

Included in other loans is £1,375,000 which is due for repayment on 31 March 2016. Interest is charged at 20% per annum.

Other loans of £5,129,498 are due for repayment in June 2016. Interest is charged at 9% per annum. The loan is secured on the following:

First legal charge over the property held in stock.

A joint and several cost and interest guarantee given by the company's parent undertaking of £600,000.

Other loans of £nil (2014: £750,000) carried an interest rate of 3.026% and were repaid on 31 March 2015.

20 CREDITORS: AMOUNTS FALLING DUE AFTER MORE THAN ONE YEAR

	Group 2015 £'000	Group 2014 £'000	Company 2015 £'000	Company 2014 £'000
Preference share capital treated as debt	270	270	-	-
Loans	15,869	17,923	-	-
Other creditors	3,196	4,266	3,196	4,266
	<u>19,335</u>	<u>22,459</u>	<u>3,196</u>	<u>4,266</u>

One bank loan totalling £13,072,500 is due for repayment on 15 January 2020 and carries an interest rate of 3.96%. It is secured by a fixed charge and guarantee over an investment property.

One bank loan totalling £496,000 is repayable on 8 August 2018 and carries an interest rate of 4.5%. The loan is secured on the following:

First legal charge on an investment property

First debenture over all assets of Canterbury Student Living Limited

A guarantee of £500,000 from Sunley Holdings Limited, a subsidiary of Sunley Family Limited.

A guarantee of £500,000 from the joint venture partner.

One bank loan totalling £2,300,000 is due for repayment 30 June 2017 and carries an interest rate of 3.4%. It is secured by a fixed charge over an investment property.

270,000 Preference shares of £1 each are classified as debt. Interest is accruing at 7% per annum.

SUNLEY FAMILY LIMITED

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 31 DECEMBER 2015

20 CREDITORS: AMOUNTS FALLING DUE AFTER MORE THAN ONE YEAR (continued)

Analysis of the maturity of loans is given below:

	Group 2015 £'000	Group 2014 £'000	Company 2015 £'000	Company 2014 £'000
Amounts falling due within one year	6,504	1,990	-	-
Amounts falling due 1 -2 years	2,300	2,550	-	-
Amounts falling due 2 – 5 years	13,569	2,300	-	-
Amounts falling due after more than 5 years	-	13,073	-	-
	15,869	17,923	-	-

21 FINANCIAL INSTRUMENTS

	Group 2015 £'000	Group 2014 £'000	Company 2015 £'000	Company 2014 £'000
Financial assets				
Financial assets measured at amortised cost	10,270	12,389	404	-
	10,270	12,389	404	-
Financial liabilities				
Financial liabilities measured at amortised cost	30,295	28,429	5,319	6,336
	30,295	28,429	5,319	6,336

Financial assets measured at amortised cost comprise trade and other receivables and amounts owed from group undertakings.

Financial Liabilities measured at amortised cost comprise bank loans, trade payables, accruals and amounts owed to group undertakings.

SUNLEY FAMILY LIMITED

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 31 DECEMBER 2015

22 DEFERRED TAXATION - GROUP

The movement in the deferred taxation account during the year was:

	Group £'000
At 1 January 2015	5
Credited to the income statement	<u>128</u>
At 31 December 2015	<u><u>133</u></u>

The deferred tax asset is made up as follows:

	2015 £'000	2014 £'000
Short term timing differences	<u><u>133</u></u>	<u><u>5</u></u>

SUNLEY FAMILY LIMITED

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 31 DECEMBER 2015

23	CALLED UP SHARE CAPITAL	2015 Shares	2014 Shares	2015 £'000	2014 £'000
	Allotted, called up and fully paid:				
	Ordinary shares of 10p each	55,064	55,064	6	6
	A Ordinary shares of 10p each	229,840	229,840	23	23
	B Ordinary shares of 10p each	16,225	16,225	2	2
	C Ordinary shares of 10p each	12,240	12,240	1	1
	F Ordinary shares of 10p each	10,140	10,140	1	1
	G Ordinary shares of 10p each	6,760	6,760	1	1
	H Ordinary shares of 10p each	8,197	8,197	1	1
	J Ordinary shares of 10p each	8,704	8,704	1	1
	K Ordinary shares of 10p each	6,760	6,760	1	1
	V Ordinary shares of 10p each	-	5,703	-	-
	W Ordinary shares of 10p each	5,703	5,703	-	-
	X Ordinary shares of 10p each	5,703	5,703	-	-
	Y Ordinary shares of 10p each	5,703	5,703	-	-
	Z Ordinary shares of 10p each	5,702	5,702	1	1
		<u>376,741</u>	<u>382,444</u>	<u>38</u>	<u>38</u>

Income

The holders of the various classes of shares are entitled to receive income from a specific wholly owned subsidiary company, but are not entitled to any further or other rights of participation in profits of the company.

Capital

On the return of capital on liquidation or otherwise the assets of the various subsidiary companies shall belong to and be distributed ratably among the classes of shares.

The balance of any assets shall belong to and be distributed rateably among the holders of the Ordinary Shares.

Votings

All classes of shares have equal voting rights other than Ordinary V, Ordinary W, Ordinary X, Ordinary Y and Ordinary Z shares which have no voting rights.

During 2014, Sunley Family Limited entered into contracts to purchase 55,414 Ordinary Shares. As part of the transaction, Sunley Family Limited issued 5,703 Ordinary V shares, 5,703 Ordinary W shares, 5,703 Ordinary X shares, 5,703 Ordinary Y shares and 5,702 Ordinary Z shares in exchange for 28,514 Ordinary shares. These shares carry no voting rights.

On 31 December 2015, 5,703 Ordinary V shares were purchased by Sunley Family Limited. The remaining shares will be purchased by Sunley Family Limited over the next 4 years.

SUNLEY FAMILY LIMITED

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 31 DECEMBER 2015

24	CASH FLOW FROM OPERATING ACTIVITIES	2015 £'000	2014 £'000
	Profit for the financial year	2,730	8,539
	Adjustments for:		
	Depreciation of tangible fixed assets	88	43
	Revaluation of investment properties	(1,923)	(3,427)
	Other fair value movements	199	(639)
	Net interest payable	732	(19)
	Taxation charge	246	842
	(Increase)/Decrease in stocks and work in progress	(3,166)	2,690
	Decrease /(Increase) in debtors	2,528	(9,337)
	(Decrease)/Increase in creditors	(1,573)	4,128
		<u>(139)</u>	<u>2,820</u>

25	ANALYSIS OF NET DEBT	Cash and cash equivalents £'000	Loans due within one year £'000	Loans due after one year £'000	Total £'000
	At 1 January 2015	2,776	(1,990)	(17,923)	(17,137)
	Net cash flow	(1,000)	(4,514)	2,054	(3,460)
	At 31 December 2015	<u>1,776</u>	<u>(6,504)</u>	<u>(15,869)</u>	<u>(20,597)</u>

26 INCOME STATEMENT OF THE COMPANY

In accordance with the exemption allowed by Section 408 of the Companies Act 2006, the income statement of the company is not presented. The profit after taxation attributable to the company dealt with in its own accounts for the year ended 31 December 2015 is £2,305,000 (2014: Profit £10,601,000).

27 SUBSIDIARY AND ASSOCIATED COMPANIES

The following is a list of the subsidiary and associated companies of Sunley Family Limited at 31 December 2015 which operated in the UK.

	% Ownership	Country of Incorporation and operation
Sunley Holdings Limited (and subsidiaries thereof)	100%	England
JMT Settlement Limited	100%	England
JMT Corporation Limited	100%	England
William Tice Family Limited	100%	England
William Tice Settlement Limited	100%	England
West Eleven Investments Limited	100%	England
Sunley Savings Limited	100%	England
Prospero 2006 Limited	100%	England
Sunley Investments Limited	100%	England
Tisun Investments Limited	100%	England

SUNLEY FAMILY LIMITED**NOTES TO THE FINANCIAL STATEMENTS (continued)****FOR THE YEAR ENDED 31 DECEMBER 2015****28 OPERATING LEASE RENTALS****GROUP AND COMPANY**

The group had future minimum lease payments under non-cancellable operating leases as follows:

	2015 Land and buildings £'000	2014 Land and buildings £'000
Not later than 1 year	214	6
Later than 1 year and not later than 5 years	640	-
	<u>854</u>	<u>6</u>

29 PRIOR YEAR ADJUSTMENT

The comparatives have been restated to gross up loans receivable and payable by £500,000. There is no impact on results or net assets.

30 RELATED PARTY TRANSACTIONS

At the year end, £834,556 was due from Marchdown Residential Limited (2014: £599,110). During the year, interest was charged on the loan of £108,258 (2014: £49,110).

At the year end, £1,170,245 was due from Red Lion Square Developments Limited (2014: £1,036,815). During the year, interest was charged on the loan of £131,250 (2014: £161,815).

At the year end, £1,826,998 was due from Cygnus Estates Limited (2014: £1,507,200). During the year, interest was charged on the loan of £221,798 (2014: £nil).

James Sunley is a Director of Sunley Family Limited, Marchdown Residential Limited, Red Lion Square Developments Limited and Cygnus Estates Limited.

During 2014 sales totalling £1,100,000 were made to James Sunley (a Director of the company) and sales totalling £60,000 were made to a trust of which James Sunley is a trustee. No such sales were made in 2015.

A subsidiary company owns 27.6% of Quidnet (GHB) Limited. During the year the group paid various expenses on behalf of Quidnet (GHB) Limited and at the year end was owed £20,581 (2014: £Nil).

31 ULTIMATE PARENT COMPANY AND CONTROLLING PARTY

The Directors do not consider there to be one controlling party.

SUNLEY FAMILY LIMITED

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 31 DECEMBER 2015

32 FIRST TIME ADOPTION OF FRS 102

(a) GROUP

	Notes	As previously stated 1 January 2014 £'000	Effect of transition 1 January 2014 £'000	FRS 102 (as restated) 1 January 2014 £'000	As previously stated 31 December 2014 £'000	Effect of transition 31 December 2014 £'000	FRS 102 (as restated) 31 December 2014 £'000
Fixed assets	A, B	15,233	1,946	17,179	36,539	2,781	39,320
Current assets	C	33,442	-	33,442	21,524	(80)	21,444
Creditors: amounts falling due within one year	C	(7,622)	(19)	(7,641)	(10,471)	32	(10,439)
Net current assets		<u>25,820</u>	<u>(19)</u>	<u>25,801</u>	<u>11,053</u>	<u>(48)</u>	<u>11,005</u>
Total assets less current liabilities		<u>41,053</u>	<u>1,927</u>	<u>42,980</u>	<u>47,592</u>	<u>2,733</u>	<u>50,325</u>
Creditors: amounts falling due after more than one year		(12,412)	-	(12,412)	(22,459)	-	(22,459)
Net assets		<u>28,641</u>	<u>1,927</u>	<u>30,568</u>	<u>25,133</u>	<u>2,733</u>	<u>27,866</u>
Capital and reserves		<u>28,641</u>	<u>1,927</u>	<u>30,568</u>	<u>25,133</u>	<u>2,733</u>	<u>27,866</u>

SUNLEY FAMILY LIMITED

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 31 DECEMBER 2015

32 FIRST TIME ADOPTION OF FRS 102 (continued)

(a) GROUP (continued)

	Notes	As previously stated 31 December 2014 £'000	Effect of transition 31 December 2014 £'000	FRS 102 (as restated) 31 December 2014 £'000
Turnover		28,157	-	28,157
Cost of sales		(18,916)	-	(18,916)
		<u>9,241</u>	<u>-</u>	<u>9,241</u>
Administrative expenses		(4,671)	535	(4,136)
Operating profit		<u>4,570</u>	<u>535</u>	<u>5,105</u>
Fair value movements	A, B	-	3,870	3,870
Income from fixed asset investments		387	-	387
Interest receivable and similar income		487	-	487
Interest payable and similar charges		(468)	-	(468)
Taxation	C	(802)	(40)	(842)
Minority interest		<u>202</u>	<u>-</u>	<u>202</u>
Profit on ordinary activities after taxation for the financial year		<u><u>4,376</u></u>	<u><u>4,365</u></u>	<u><u>8,741</u></u>

Explanation of changes to previously reported profit and equity:

- A** Under previous UK GAAP, the group held the fixed asset listed investments at cost. Under FRS102 these investments are required to be measured at fair value. Movements in fair value are included in the Income Statement.
- B** Under FRS102, changes in the fair value of investment properties are recorded in the Income Statement. Under previous UK GAAP these changes were recorded in the Statement of Total Recognised Gains and Losses.
- C** Under FRS102, deferred tax is recognised on a timing difference plus approach, whereas previous UK GAAP required a timing difference approach. Consequently deferred tax has been recognised on all fair value remeasurements.

SUNLEY FAMILY LIMITED

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 31 DECEMBER 2015

32 FIRST TIME ADOPTION OF FRS 102

(b) COMPANY

	Notes	As previously stated 1 January 2014 £'000	Effect of transition 1 January 2014 £'000	FRS 102 (as restated) 1 January 2014 £'000	As previously stated 31 December 2014 £'000	Effect of transition 31 December 2014 £'000	FRS 102 (as restated) 31 December 2014 £'000
Fixed assets	A	28,080	(19)	28,061	30,398	2,733	33,131
Current assets		-	-	-	-	-	-
Creditors: amounts falling due within one year		(712)	-	(712)	(2,070)	-	(2,070)
Net current assets		<u>(712)</u>	<u>-</u>	<u>(712)</u>	<u>(2,070)</u>	<u>-</u>	<u>(2,070)</u>
Total assets less current liabilities		<u>27,368</u>	<u>(19)</u>	<u>27,349</u>	<u>28,328</u>	<u>2,733</u>	<u>31,061</u>
Creditors: amounts falling due after more than one year		-	-	-	(4,266)	-	(4,266)
Net assets		<u>27,368</u>	<u>(19)</u>	<u>27,349</u>	<u>24,062</u>	<u>2,733</u>	<u>26,795</u>
Capital and reserves		<u>27,368</u>	<u>(19)</u>	<u>27,349</u>	<u>24,062</u>	<u>2,733</u>	<u>26,795</u>

SUNLEY FAMILY LIMITED

NOTES TO THE FINANCIAL STATEMENTS (continued)

FOR THE YEAR ENDED 31 DECEMBER 2015

Explanation of changes to previously reported profit and equity:

- A** Under previous UK GAAP, the group held the fixed asset listed investments at cost. Under FRS102 these investments are required to be measured at fair value. Movements in fair value are included in the Income Statement.

The transition to FRS102 has resulted in an increase in the Company's reported profit for the year ended 31 December 2014 from £7,866,000 to £10,601,000