

**WOODS&SPRINGS LIMITED  
DIRECTOR'S REPORT AND  
UNAUDITED FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2020**

**Woods&Springs Limited**  
**Director's Report and Unaudited Financial Statements**  
**For The Year Ended 31 December 2020**

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**Woods&Springs Limited**  
**Company Information**  
**For The Year Ended 31 December 2020**

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<b>Director</b>	M V Hanekom
<b>Secretary</b>	Exceed Cosec Services Limited
<b>Company Number</b>	09718980
<b>Registered Office</b>	Bank House 81 St Judes Road Englefield Green Surrey TW20 0DF
<b>Accountants</b>	Exceed Accountants Limited Bank House, 81 St Judes Road Englefield Green Surrey TW20 0DF

**Woods&Springs Limited**  
**Company No. 09718980**  
**Director's Report For The Year Ended 31 December 2020**

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The director presents his report and the financial statements for the year ended 31 December 2020 .

**Principal Activity**

The company's principal activity continues to be that of property rental.

**Directors**

The directors who held office during the year were as follows:

M V Hanekom

**Small Company Rules**

This report has been prepared in accordance with the special provisions relating to companies subject to the small companies regime within Part 15 of the Companies Act 2006.

On behalf of the board

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**M V Hanekom**

Director

**31/07/2021**

**Woods&Springs Limited  
Accountants' Report  
For The Year Ended 31 December 2020**

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**Chartered Accountants' report to the director on the preparation of the unaudited statutory accounts of Woods&Springs Limited For The Year Ended 31 December 2020**

In order to assist you to fulfil your duties under the Companies Act 2006, we have prepared for your approval the accounts of Woods&Springs Limited For The Year Ended 31 December 2020 which comprise the Profit and Loss Account, the Balance Sheet and the related notes from the company's accounting records and from information and explanations you have given to us.

As a practising member firm of the Institute of Chartered Accountants in England and Wales (ICAEW), we are subject to its ethical and other professional requirements which are detailed at <http://www.icaew.com/en/membership/regulations-standards-and-guidance>.

This report is made solely to the director of Woods&Springs Limited, as a body, in accordance with the terms of our engagement letter. Our work has been undertaken solely to prepare for your approval the accounts of Woods&Springs Limited and state those matters that we have agreed to state to the director of Woods&Springs Limited, as a body, in this report in accordance with ICAEW Technical Release 07/16 AAF. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than Woods&Springs Limited and its director, as a body, for our work or for this report.

It is your duty to ensure that Woods&Springs Limited has kept adequate accounting records and to prepare statutory accounts that give a true and fair view of the assets, liabilities, financial position and profit or loss of Woods&Springs Limited. You consider that Woods&Springs Limited is exempt from the statutory audit requirement for the year.

We have not been instructed to carry out an audit of the accounts of Woods&Springs Limited. For this reason, we have not verified the accuracy or completeness of the accounting records or information and explanations you have given to us and we do not, therefore, express any opinion on the financial statements.

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**31/07/2021**

Exceed Accountants Limited

Bank House, 81 St Judes Road  
Englefield Green  
Surrey  
TW20 0DF

**Woods&Springs Limited**  
**Statement of Income and Retained Earnings**  
**For The Year Ended 31 December 2020**

	<b>Notes</b>	<b>2020</b> <b>£</b>	<b>2019</b> <b>£</b>
Administrative expenses		(2,047 )	(1,764 )
Other operating income		12,480	12,480
		<hr/>	<hr/>
<b>OPERATING PROFIT</b>		10,433	10,716
Interest payable and similar charges		(3,991 )	(4,222 )
		<hr/>	<hr/>
<b>PROFIT BEFORE TAXATION</b>		6,442	6,494
Tax on Profit		(1,224 )	(1,234 )
		<hr/>	<hr/>
<b>PROFIT AFTER TAXATION BEING PROFIT FOR THE FINANCIAL YEAR</b>		5,218	5,260
		<hr/> <hr/>	<hr/> <hr/>
<b>RETAINED EARNINGS</b>			
As at 1 January 2020		22,693	17,433
As at 31 December 2020		27,911	22,693
		<hr/> <hr/>	<hr/> <hr/>

The notes on pages 6 to 7 form part of these financial statements.

**Woods&Springs Limited**  
**Balance Sheet**  
**As at 31 December 2020**

		<b>2020</b>	<b>2019</b>
	<b>Notes</b>	<b>£</b>	<b>£</b>
<b>FIXED ASSETS</b>			
Tangible Assets	<b>3</b>	145,000	145,000
		145,000	145,000
<b>CURRENT ASSETS</b>			
Cash at bank and in hand		1,267	1,251
		1,267	1,251
<b>Creditors: Amounts Falling Due Within One Year</b>	<b>4</b>	(118,355 )	(123,557 )
<b>NET CURRENT ASSETS (LIABILITIES)</b>		(117,088 )	(122,306 )
<b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>		27,912	22,694
<b>NET ASSETS</b>		27,912	22,694
<b>CAPITAL AND RESERVES</b>			
Called up share capital	<b>5</b>	1	1
Profit and Loss Account		27,911	22,693
<b>SHAREHOLDERS' FUNDS</b>		27,912	22,694

For the year ending 31 December 2020 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 in accordance with section 476 of the Companies Act 2006.
- The director acknowledges his responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of accounts.
- These accounts have been prepared in accordance with the provisions applicable to companies subject to the small companies' regime.

On behalf of the board

**M V Hanekom**

Director

**31/07/2021**

The notes on pages 6 to 7 form part of these financial statements.

**Woods&Springs Limited**  
**Notes to the Financial Statements**  
**For The Year Ended 31 December 2020**

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**1. Accounting Policies**

**1.1. Basis of Preparation of Financial Statements**

The financial statements are prepared under the historical cost convention and in accordance with the FRS 102 Section 1A Small Entities - The Financial Reporting Standard applicable in the UK and Republic of Ireland and the Companies Act 2006.

**Coronavirus**

On 11 March 2020 the World Health Organisation declared the COVID-19 outbreak as a worldwide pandemic. The directors are carefully monitoring the situation and following the applicable guidance issued by the UK Government. The outbreak has had a significant impact on both people and industry across the world. Due to the nature of the outbreak and the ongoing affect it is having globally it is currently very difficult to fully predict the overall impact this situation will have on the company and the business going forward.

**1.2. Investment Properties**

All investment properties are carried at fair value determined annually and 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 for. Changes in fair value are recognised in the profit and loss account.

**1.3. Taxation**

Income tax expense represents the sum of the tax currently payable and deferred tax.

The tax currently payable is based on taxable profit for the year. Taxable profit differs from profit as reported in the statement of comprehensive income because of items of income or expense that are taxable or deductible in other years and items that are never taxable or deductible. The company's liability for current tax is calculated using tax rates that have been enacted or substantively enacted by the end of the reporting period.

**2. Average Number of Employees**

Average number of employees, including directors, during the year was as follows: NIL (2019: NIL)

**3. Tangible Assets**

	<b>Investment Properties</b>
	<b>£</b>
<b>Cost</b>	
As at 1 January 2020	145,000
As at 31 December 2020	145,000
<b>Net Book Value</b>	
As at 31 December 2020	145,000
As at 1 January 2020	145,000

**4. Creditors: Amounts Falling Due Within One Year**

	<b>2020</b>	<b>2019</b>
	<b>£</b>	<b>£</b>
Bank loans and overdrafts	103,479	112,016
Corporation tax	1,224	1,276
Accruals and deferred income	1,560	1,560
Director's loan account	1,590	1,590
Amounts owed to associates	10,502	7,115
	<u>118,355</u>	<u>123,557</u>



**Woods&Springs Limited**  
**Notes to the Financial Statements (continued)**  
**For The Year Ended 31 December 2020**

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**5. Share Capital**

			<b>2020</b>	<b>2019</b>
Allotted, Called up and fully paid			<u>1</u>	<u>1</u>
	<b>Value</b>	<b>Number</b>	<b>2020</b>	<b>2019</b>
	<b>£</b>		<b>£</b>	<b>£</b>
<b>Allotted, called up and fully paid</b>				
Ordinary Shares	1.000	<u>1</u>	<u>1</u>	<u>1</u>

**6. Related Party Transactions**

During the year, the company rented a property to Southwoods Dental Practice Limited, owned by key management. Total rents received in the year to 31st December 2020 were £12,480 (2019: £12,480). At the year end the company owed £10,502 (2019: £7,115) to Southwoods Dental Practice Limited.

At the end of the year under review the company owed the director £1,590 (2019 - £1,590).

The controlling party is Mr M V D S Hanekom.

**7. General Information**

Woods&Springs Limited is a private company, limited by shares, incorporated in Northern Ireland, registered number 09718980 . The registered office is Bank House, 81 St Judes Road, Englefield Green, Surrey, TW20 0DF.

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.