

OS AA01

Statement of details of parent law and other information for an overseas company



Companies House

000441/20

☒ **What this form is for**
You may use this form to
accompany your accounts
disclosed under parent law

☒ **What this form is NOT**
You cannot use this form for
an alteration of manner
with accounting require



LD3 25/07/2016 #67
COMPANIES HOUSE

Part 1 Corporate company name

Corporate name of overseas company ① SEGRO Netherlands Holdings B V , registered in the UK as

SEGRO Netherlands H1 B V

UK establishment number B R 0 1 0 2 8 5

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

All fields are mandatory unless
specified or indicated by *

① This is the name of the company in
its home state

Part 2 Statement of details of parent law and other information for an overseas company

A1 Legislation

Please give the legislation under which the accounts have been prepared and,
if applicable, the legislation under which the accounts have been audited

Legislation ② Part 9, Book 2 of the Dutch Civil Code

② This means the relevant rules or
legislation which regulates the
preparation and, if applicable, the
audit of accounts

A2 Accounting principles

Accounts Have the accounts been prepared in accordance with a set of generally accepted
accounting principles?

Please tick the appropriate box

☒ No Go to Section A3

☐ Yes. Please enter the name of the organisation or other
body which issued those principles below, and then go to Section A3

① Please insert the name of the
appropriate accounting organisation
or body

Name of organisation
or body ③

A3 Accounts

Accounts Have the accounts been audited? Please tick the appropriate box

☒ No Go to Section A5

☐ Yes Go to Section A4

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A4 Audited accounts		
Audited accounts	Have the accounts been audited in accordance with a set of generally accepted auditing standards? Please tick the appropriate box <input type="checkbox"/> No Go to Part 3 'Signature' <input type="checkbox"/> Yes Please enter the name of the organisation or other body which issued those standards below, and then go to Part 3 'Signature'	1 Please insert the name of the appropriate accounting organisation or body
Name of organisation or body 1		
A5 Unaudited accounts		
Unaudited accounts	Is the company required to have its accounts audited? Please tick the appropriate box <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes	
Part 3 Signature		
I am signing this form on behalf of the overseas company		
Signature	Signature X <i>A. P. [Signature]</i> X	
This form may be signed by Director, Secretary, Permanent representative		

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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 Carys Smith

Company name SEGRO

Address Cunard House

15 Regent Street

Post town London

County/Region

Postcode S W 1 Y 4 L R

Country

DX

Telephone 020 7451 9083



Checklist

We may return forms completed incorrectly or with information missing

Please make sure you have remembered the following

- ☐ The company name and, if appropriate, the registered number, match the information held on the public Register
- ☐ You have completed all sections of the form, if appropriate
- ☐ You have signed the form



Important information

Please note that all this information will appear on the public record



Where to send

You may return this form to any Companies House address

England and Wales

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

Scotland

The Registrar of Companies, Companies House,
Fourth floor, Edinburgh Quay 2,
139 Fountainbridge, Edinburgh, Scotland, EH3 9FF
DX ED235 Edinburgh 1
or LP - 4 Edinburgh 2 (Legal Post)

Northern Ireland

The Registrar of Companies, Companies House,
Second Floor, The Linenhall, 32-38 Linenhall Street,
Belfast, Northern Ireland, BT2 8BG
DX 481 NR Belfast 1



Further information

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

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

Registration number FC 28743

SEGRO Netherlands Holdings B.V.

Annual Report and Financial Statements

For the Year Ended 31 December 2015

SEGRO Netherlands Holdings B.V.

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SEGRO Netherlands Holdings B V.

Management report for the Year Ended 31 December 2015

The management present their annual accounts for the year ended 31 December 2015

Future outlook

It is expected that the activities of the Company will remain unchanged

Dividend

The Company declared a dividend of €nil to its parent company Segro Overseas Holdings Limited (2014 €nil)

Directors

A O Peters
Director

A J Pilsworth
Director

S A Carlyon (resigned 30/6/2015)
Director

J R Read (appointed 30/6/2015)
Director

Future developments

The Directors expect the general level of activity to remain consistent with the current year in the forthcoming year. This is due to the straightforward nature of the business in which the Company operates.

The accounts were adopted on 23 June 2016 by the shareholders of the company.

SEGRO Netherlands Holdings B.V.

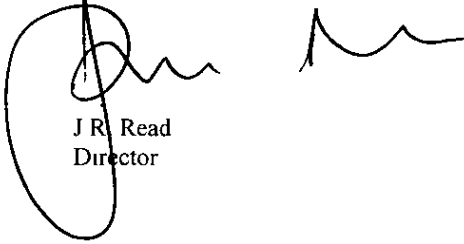
Management report for the Year Ended 31 December 2015



A J Pilsworth
Director



A O Peters
Director



J R Read
Director

SEGRO Netherlands Holdings B.V.

Profit and Loss Account for the Year Ended 31 December 2015

	Note	2015 € 000	2014 € 000
Interest receivable		<u>1,435</u>	<u>1,359</u>
Profit before tax		1,435	1,359
Income Tax receipt/(expense)	4	<u>-</u>	<u>-</u>
Profit for the year		<u><u>1,435</u></u>	<u><u>1,359</u></u>

SEGRO Netherlands Holdings B.V.

**(Registration number: FC 28743)
Balance Sheet as at 31 December 2015**

	Note	2015 € 000	2014 € 000
Fixed assets			
Participations	3	17	17
Amounts due from group undertakings		<u>26,112</u>	<u>24,678</u>
		26,129	24,695
Current assets			
Cash and cash equivalents		<u>397</u>	<u>397</u>
Total assets		<u>26,526</u>	<u>25,092</u>
Creditors: Amounts falling due within one year			
Trade and other payables		(21)	(21)
Income tax liability		<u>(17)</u>	<u>(17)</u>
		<u>(38)</u>	<u>(38)</u>
Net current assets		<u>359</u>	<u>359</u>
Total assets less current liabilities		<u>26,488</u>	<u>25,054</u>
Net assets		<u>26,488</u>	<u>25,054</u>
Capital and reserves			
Called up share capital	5	18,160	18,160
Share premium		2,954	2,954
Profit and loss account		<u>5,374</u>	<u>3,940</u>
Total shareholders funds		<u>26,488</u>	<u>25,054</u>

SEGRO Netherlands Holdings B.V.

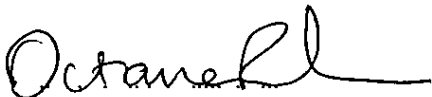
(Registration number: FC 28743)

Balance Sheet as at 31 December 2015 (continued)

Approved by the Board on 23 June 2016 and signed on its behalf by

A J Pilsworth

Director



A O Peters

Director



J R Read

Director

The notes on pages 7 to 9 form an integral part of these financial statements

SEGRO Netherlands Holdings B.V.

Statement of Changes in Equity for the Year Ended 31 December 2015

	Share capital € 000	Share premium € 000	Profit and loss account € 000	Total € 000
At 1 January 2015	18,160	2,954	3,939	25,053
Profit for the year	-	-	1,435	1,435
At 31 December 2015	18,160	2,954	5,374	26,488

	Share capital € 000	Share premium € 000	Profit and loss account € 000	Total € 000
At 1 January 2014	18,160	2,954	2,581	23,695
Profit for the year	-	-	1,359	1,359
At 31 December 2014	18,160	2,954	3,940	25,054

The notes on pages 7 to 9 form an integral part of these financial statements

SEGRO Netherlands Holdings B.V.

Notes to the Financial Statements for the Year Ended 31 December 2015

1 General information

The Company is a limited liability company established in Amsterdam on 21 December 1994. The principal activity of the Company is to act as a finance company.

2 Accounting policies

Summary of principal accounting policies

(a) General

The accompanying accounts have been prepared in accordance with the provisions of the EU Directives as implemented in Part 9, Book 2 of the Dutch Civil Code.

(b) Consolidation

Consolidated accounts have not been prepared as the Company makes use of Section 408, Part 9, Book 2 of the Dutch Civil Code in filing with the Trade Register of the Chamber of Commerce in Amsterdam the consolidated Annual Report of its ultimate parent company, SEGRO plc, London, U.K.

(c) Foreign currencies

All assets and liabilities expressed in currencies other than Euros have been translated at the rates of exchange prevailing at the balance sheet date. All transactions in foreign currencies have been translated into Euros at rates of exchange approximating to those ruling at the date of the transactions. Resulting exchange differences, if any, have been recognised in the profit and loss account.

(d) Other assets and liabilities

Unless otherwise indicated, assets and liabilities are stated at face value.

3 Participations

As at 31 December 2015, the Company held the following shares:

SEGRO Holdings France S.A.S., Paris, France

17,075 shares of EUR 1 each, representing 1.13% of the total issued share capital of the company, for a total consideration of EUR 17,075.

SEGRO Netherlands Holdings B.V.

Notes to the Financial Statements for the Year Ended 31 December 2015 (continued)

4 Taxation

Tax charged/(credited) in the profit and loss account

	2015 € 000	2014 € 000
Total current taxation	<u>-</u>	<u>-</u>

The tax on profit before tax for the year is lower than the standard rate of corporation tax in the UK (2014 lower than the standard rate of corporation tax in the UK) of 20.25% (2014 21.5%)

The differences are reconciled below

	2015 € 000	2014 € 000
Profit before tax	1,435	1,359
Less revaluation movement not taxable	<u>-</u>	<u>-</u>
Adjusted profit/(loss) on ordinary activities before tax	<u>1,435</u>	<u>1,359</u>
Corporation tax at standard rate	291	292
Group relief claimed for no consideration	<u>(291)</u>	<u>(292)</u>
Total tax charge/(credit)	<u>-</u>	<u>-</u>

5 Called up share capital

Allotted, called up and fully paid shares

	2015	2014
	No	No.
	€	€
Ordinary of €454 each	<u>40,000</u>	<u>40,000</u>
	<u>18,160,000</u>	<u>18,160,000</u>

The Company has one class of ordinary shares which carry no right to fixed income. Each share carries the right to one vote at the general meetings of the Company.

SEGRO Netherlands Holdings B.V.

Notes to the Financial Statements for the Year Ended 31 December 2015 (continued)

6 Directors

The Company had four directors during 2015 (2014 three) who received no remuneration during the year under review or for the previous year

The Company had no supervisory directors

A O Peters
Director

A J Pilsworth
Director

S A Carlyon (resigned 30/06/2015)
Director

J R Read (appointed 30/06/2015)
Director