

A.G.POTTER (FRAMLINGHAM) LIMITED

UNAUDITED

FINANCIAL STATEMENTS

PAGES FOR FILING WITH THE REGISTRAR

FOR THE YEAR ENDED 30 JUNE 2017

A.G.POTTER (FRAMLINGHAM) LIMITED

REGISTERED NUMBER:00227621

**BALANCE SHEET
AS AT 30 JUNE 2017**

	Note	2017 £	2016 £
Fixed assets			
Tangible assets	4	1,876,429	1,865,227
Investment property	5	1,500,000	1,500,000
		<u>3,376,429</u>	<u>3,365,227</u>
Current assets			
Stocks	6	40,674	48,901
Debtors	7	123,007	122,883
Cash at bank and in hand		4,157	2,622
		<u>167,838</u>	<u>174,406</u>
Creditors: amounts falling due within one year	8	(557,770)	(448,759)
Net current liabilities		<u>(389,932)</u>	<u>(274,353)</u>
Total assets less current liabilities		<u>2,986,497</u>	<u>3,090,874</u>
Creditors: amounts falling due after more than one year		(1,149,766)	(1,304,314)
Net assets		<u><u>1,836,731</u></u>	<u><u>1,786,560</u></u>

A.G.POTTER (FRAMLINGHAM) LIMITED

REGISTERED NUMBER:00227621

BALANCE SHEET (CONTINUED)

AS AT 30 JUNE 2017

	Note	2017 £	2016 £
Capital and reserves			
Called up share capital	14	22,763	22,763
Share premium account		4,000	4,000
Capital redemption reserve		58,775	58,775
Profit and loss account		1,751,193	1,701,022
		<u>1,836,731</u>	<u>1,786,560</u>

The directors consider that the Company is entitled to exemption from audit under section 477 of the Companies Act 2006 and members have not required the Company to obtain an audit for the year in question in accordance with section 476 of Companies Act 2006.

The directors acknowledge their responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of financial statements.

The financial statements have been prepared in accordance with the provisions applicable to companies subject to the small companies regime and in accordance with the provisions of FRS 102 Section 1A - small entities.

The financial statements have been delivered in accordance with the provisions applicable to companies subject to the small companies regime.

The Company has opted not to file the statement of comprehensive income in accordance with provisions applicable to companies subject to the small companies' regime.

The financial statements were approved and authorised for issue by the board and were signed on its behalf on 21 March 2018.

Allan J Potter

Director

The notes on pages 3 to 11 form part of these financial statements.

A.G.POTTER (FRAMLINGHAM) LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 JUNE 2017

1. General information

A G Potter (Framlingham) Limited (the "Company") is a company limited by shares and incorporated and domiciled in England and Wales. The address of the registered office is Station Road, Framlingham, Suffolk, IP13 9EE.

2. Accounting policies

2.1 Basis of preparation of financial statements

The financial statements have been prepared under the historical cost convention unless otherwise specified within these accounting policies and in accordance with Section 1A of Financial Reporting Standard 102, the Financial Reporting Standard applicable in the UK and the Republic of Ireland and the Companies Act 2006.

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 Company's accounting policies.

Information on the impact of first-time adoption of FRS 102 is given in note 18.

The following principal accounting policies have been applied:

2.2 Turnover

Turnover is recognised to the extent that it is probable that the economic benefits will flow to the Company and the turnover can be reliably measured. Turnover 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 turnover is recognised:

Sale of goods

Turnover from the sale of goods is recognised when all of the following conditions are satisfied:

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

2.3 Tangible fixed assets

Tangible fixed assets under the cost model, other than investment properties, 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.

A.G.POTTER (FRAMLINGHAM) LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 JUNE 2017

2. Accounting policies (continued)

2.3 Tangible fixed assets (continued)

Depreciation is charged so as to allocate the cost of assets less their residual value over their estimated useful lives, .

Depreciation is provided on the following basis:

Plant, machinery and fittings	-	15% reducing balance
Motor vehicles	-	25% reducing balance
Computer equipment	-	28.57% (three and a half year basis) on cost

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 in the Statement of Comprehensive Income.

No depreciation is provided on freehold properties since the directors consider that residual values are such that their depreciation is insignificant. Any permanent diminution in the value of such properties is charged to the profit and loss account.

2.4 Impairment of fixed assets and goodwill

Assets that are subject to depreciation or amortisation are assessed at each balance sheet date to determine whether there is any indication that the assets are impaired. Where there is any indication that an asset may be impaired, the carrying value of the asset (or cash-generating unit to which the asset has been allocated) is tested for impairment. An impairment loss is recognised for the amount by which the asset's carrying amount exceeds its recoverable amount. The recoverable amount is the higher of an asset's (or CGU's) fair value less costs to sell and value in use. For the purposes of assessing impairment, assets are grouped at the lowest levels for which there are separately identifiable cash flows (CGUs). Non-financial assets that have been previously impaired are reviewed at each balance sheet date to assess whether there is any indication that the impairment losses recognised in prior periods may no longer exist or may have decreased.

2.5 Investment Property

Investment property is carried at fair value determined annually by directors 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. Changes in fair value are recognised in the Statement of Comprehensive Income.

2.6 Valuation of investments

Investments in subsidiaries are measured at cost less accumulated impairment.

A.G.POTTER (FRAMLINGHAM) LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 JUNE 2017

2. Accounting policies (continued)

2.7 Stocks

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 balance sheet 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.

2.8 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.

2.9 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.

2.10 Financial instruments

The Company only enters into basic financial instrument transactions that result in the recognition of financial assets and liabilities like trade and other debtors and creditors, loans from banks and other third parties, loans to related parties and investments in non-puttable ordinary shares.

Debt instruments (other than those wholly repayable or receivable within one year), including loans and other accounts receivable and payable, are initially measured at present value of the future cash flows and subsequently at amortised cost using the effective interest method. Debt instruments that are payable or receivable within one year, typically trade debtors and creditors, are measured, initially and subsequently, at the undiscounted amount of the cash or other consideration expected to be paid or received. However, if the arrangements of a short-term instrument constitute a financing transaction, like the payment of a trade debt deferred beyond normal business terms or financed at a rate of interest that is not a market rate or in the case of an out-right short-term loan not at market rate, the financial asset or liability is measured, initially, at the present value of the future cash flow discounted at a market rate of interest for a similar debt instrument and subsequently at amortised cost.

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 Statement of Comprehensive Income.

2.11 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.

A.G.POTTER (FRAMLINGHAM) LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 JUNE 2017

2. Accounting policies (continued)

2.12 Finance costs

Finance costs are charged to the Statement of Comprehensive Income 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.

2.13 Dividends

Equity dividends are recognised when they become legally payable. Interim equity dividends are recognised when paid. Final equity dividends are recognised when approved by the shareholders at an annual general meeting. Dividends on shares recognised as liabilities are recognised as expenses and classified within interest payable.

2.14 Operating leases: the Company as lessee

Rentals paid under operating leases are charged to the Statement of Comprehensive Income on a straight line basis over the lease term.

2.15 Current and deferred taxation

The tax expense for the year comprises current and deferred tax. Tax is recognised in the Statement of Comprehensive Income, except that a charge 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 balance sheet date in the countries where the Company operates and generates income.

Deferred tax balances are recognised in respect of all timing differences that have originated but not reversed by the Balance Sheet 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 tax is determined using tax rates and laws that have been enacted or substantively enacted by the balance sheet date.

3. Employees

The average monthly number of employees, including directors, during the year was 6 (2016 - 6).

A.G.POTTER (FRAMLINGHAM) LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 JUNE 2017

4. Tangible fixed assets

	Freehold property £	Plant and machinery £	Motor vehicles £	Computer equipment £	Total £
Cost or valuation					
At 1 July 2016	1,774,393	239,815	8,000	16,301	2,038,509
Additions	-	26,183	-	-	26,183
At 30 June 2017	<u>1,774,393</u>	<u>265,998</u>	<u>8,000</u>	<u>16,301</u>	<u>2,064,692</u>
Depreciation					
At 1 July 2016	-	151,864	5,117	16,301	173,282
Charge for the year on owned assets	-	14,260	721	-	14,981
At 30 June 2017	<u>-</u>	<u>166,124</u>	<u>5,838</u>	<u>16,301</u>	<u>188,263</u>
Net book value					
At 30 June 2017	<u>1,774,393</u>	<u>99,874</u>	<u>2,162</u>	<u>-</u>	<u>1,876,429</u>
At 30 June 2016	<u>1,774,393</u>	<u>87,951</u>	<u>2,883</u>	<u>-</u>	<u>1,865,227</u>

5. Investment property

	Freehold investment property £
Valuation	
At 1 July 2016	1,500,000
At 30 June 2017	<u>1,500,000</u>

The directors do not consider the value of investment property to have significantly changed since the last valuation.

A.G.POTTER (FRAMLINGHAM) LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 JUNE 2017

6. Stocks

	2017 £	2016 £
Finished goods and goods for resale	40,674	48,901
	<u>40,674</u>	<u>48,901</u>

7. Debtors

	2017 £	2016 £
Trade debtors	46,404	44,239
Other debtors	37,707	37,156
Prepayments and accrued income	26,624	19,024
Deferred taxation	12,272	22,464
	<u>123,007</u>	<u>122,883</u>

8. Creditors: Amounts falling due within one year

	2017 £	2016 £
Bank loan and overdraft	161,309	74,666
Trade creditors	169,868	169,919
Amounts owed to group undertakings	153	153
Other taxation and social security	8,178	6,324
Obligations under finance lease and hire purchase contracts	17,923	20,216
Other creditors	128,202	111,333
Accruals and deferred income	38,253	32,264
Share capital treated as debt	33,884	33,884
	<u>557,770</u>	<u>448,759</u>

A.G.POTTER (FRAMLINGHAM) LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 JUNE 2017

9. Secured creditors

Bank loans and overdrafts are secured by a charge over various assets of the company.

Obligations under finance and hire purchase contracts and other creditors are secured on the relevant assets.

10. Loans

Analysis of the maturity of loans is given below:

	2017 £	2016 £
Amounts falling due 1-2 years		
Bank loans	<u>324,328</u>	<u>358,949</u>
	<u>324,328</u>	<u>358,949</u>
Amounts falling due after more than 5 years		
Bank loans	<u>778,162</u>	<u>845,025</u>
	<u>778,162</u>	<u>845,025</u>
	<u><u>1,102,490</u></u>	<u><u>1,203,974</u></u>

11. Hire purchase and finance leases

Minimum lease payments under hire purchase fall due as follows:

	2017 £	2016 £
Within one year	17,923	20,216
Between 1-5 years	<u>20,609</u>	<u>33,673</u>
	<u><u>38,532</u></u>	<u><u>53,889</u></u>

A.G.POTTER (FRAMLINGHAM) LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 JUNE 2017

12. Financial instruments

	2017 £	2016 £
Financial assets		
Financial assets measured at fair value through profit or loss	4,157	2,622
	<u>4,157</u>	<u>2,622</u>

Financial assets measured at fair value through profit or loss comprise bank balances.

13. Deferred taxation

	2017 £
At beginning of year	22,464
Utilised in year	(10,192)
At end of year	<u>12,272</u>

The deferred tax asset is made up as follows:

	2017 £	2016 £
Accelerated capital allowances	47,448	65,405
CGT on sale of investment properties	(35,176)	(42,941)
	<u>12,272</u>	<u>22,464</u>

A.G.POTTER (FRAMLINGHAM) LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 JUNE 2017

14. Share capital

	2017 £	2016 £
Shares classified as equity		
Allotted, called up and fully paid		
22,763 Ordinary shares of £1 each	<u>22,763</u>	<u>22,763</u>
	2017 £	2016 £
Shares classified as debt		
Allotted, called up and fully paid		
33,884 Preference shares of £1 each	<u>33,884</u>	<u>33,884</u>

15. Related party transactions

Included within other creditors is an amount of £78,114 (2016: £63,993) owed to A Potter which is interest free and repayable on demand.

16. First time adoption of FRS 102

This is the first year that the company has presented its results under FRS 102 (1A). The last financial statements under UK GAAP were for the year ended 30 June 2016. The date of transition to FRS 102 (1A) was 1 July 2015. There are transitional adjustments arising from the first time adoption of FRS 102 (1A), as detailed below:

As at 30 June 2016 before the adoption of FRS 102 (1A), the revaluation reserve account was stated at £116,499. Due to the adoption of FRS 102 (1A), the revaluation reserve on investment property is transferred to the profit and loss reserve and provision has been brought in for deferred tax on

the investment property revaluation. As a result there is no revaluation reserve at 30 June 2017 and the profit and loss reserve was restated to £1,723,947 at 1 July 2015.

registrar's rules relating to electronic form, authentication and manner of delivery under section 1072 of the Companies Act 2006.