

Liquidator's Progress**S.192****Report**

Pursuant to Sections 92A and 104A and 192
of the Insolvency Act 1986

To the Registrar of Companies

Company Number

5163959

Name of Company

London Construction Training Limited

We

Richard Toone, CVR Global LLP, New Fetter Place West, 55 Fetter Lane, London, EC4A 1AA

Kevin Murphy, CVR Global LLP, New Fetter Place West, 55 Fetter Lane, London, EC4A 1AA

the liquidator(s) of the company attach a copy of our Progress Report
under section 192 of the Insolvency Act 1986

The Progress Report covers the period from 24/10/2014 to 23/10/2015

Signed



Date

23/12/15

CVR Global LLP
New Fetter Place West
55 Fetter Lane
London
EC4A 1AA

Ref LOND56863/RHT/JPM/CP

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COMPANIES HOUSE

**IN THE MATTER OF
LONDON CONSTRUCTION TRAINING LIMITED – IN LIQUIDATION
("THE COMPANY")**

COMPANY NO: 05163959

**REPORT OF THE JOINT LIQUIDATOR
PURSUANT TO SECTION 104A
OF THE INSOLVENCY ACT 1986 (AS AMENDED)**

CVR Global LLP

**New Fetter Place West
55 Fetter Lane
London
EC4A 1AA
Telephone Number: 020 3794 8750
Fax Number. 0207 900 2572**

E Mail: cpearson@cvr.global

LONDON CONSTRUCTION TRAINING LIMITED – IN LIQUIDATION

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LONDON CONSTRUCTION TRAINING LIMITED – IN LIQUIDATION (“THE COMPANY”)

REPORT OF THE JOINT LIQUIDATOR

23 DECEMBER 2015

1 INTRODUCTION

I, Richard Toone of CVR Global LLP (“CVR”), together with my partner, Engin Faik, was appointed Joint Liquidator of the Company on 24 October 2012

Engin Faik was replaced by Kevin Murphy as Joint Liquidator by Court Order on 14 February 2014. Both Richard Toone and Kevin Murphy are licensed to act as Joint Liquidators by the ICAEW.

In accordance with Section 104A of The Insolvency Act 1986 (as amended) I am pleased to present my report on the progress in the Liquidation. This report relates to the period from 24 October 2014 to 23 October 2015.

2. RECEIPTS AND PAYMENTS ACCOUNT

An abstract of the Joint Liquidators’ Receipts and Payments for the period concerned is attached at Appendix 1.

3. ASSET REALISATIONS

To date, the following assets have been realised as compared to the directors’ Estimated Statement of Affairs:

	Estimated To Realise £	Realised To Date £
Investment Property	120,000	NIL
P&M/Sale of Container	800	500
Motor Vehicles	NIL	NIL
Book Debts	7,600	NIL
Rent Deposit	Uncertain	NIL
Fixtures & Fittings	NIL	NIL
Bank Interest Gross	-	0 33
Rates Refund	-	119 24
Total	128,400	619 57

Details of asset recoveries to date and those assets realised during the period covered by this report, together with any assets still to be realised, are set out below

3.1 Beneficial Interest in Thai Property

As previously reported, the Company owns the beneficial interest in a property situated at 1084, Moo 6, Tambon Kathu, Phuket Province, Thailand ("the Property"), which is understood to be currently registered in the name of a Thailand registered company known as "LCT Co Limited" which is in turn under the control of a firm of Thai solicitors

Having had sight of a letter from the Company's former accountants confirming that the directors' interest in the Property had been transferred to the Company in March 2010 to clear and or reduce their overdrawn director's loan accounts, I have continued to attempt to obtain a signed deed of assignment from the directors, Michael & Sally Swain, formally assigning any right, title or interest they hold in the property to the Joint Liquidators

However, during the period under review, it became apparent that the directors had moved residential address without providing a forwarding address, and as such, I have been unable to contact them to obtain the deed of assignment or any other additional information to assist in realising the Company's remaining assets

Following my earlier attempt to liaise directly with the firm of solicitors under whose control the Property has vested, I explored the possibility of instructing DRK Law, an alternative firm of Thai solicitors, to make enquiries into the recoverability of the Property. The initial costs of instructing DRK Law were estimated at £2,000

In the absence of any available funds within the Liquidation estate, I am currently exploring various 3rd party funding options to enable me to progress the matter. In the absence of any additional funding, it is likely that I will be unable to realise any value from the Property

3.2 Book Debt due from CITB construction Skills ("CITB")

As noted above, I have been unable to ascertain the current residential address of the directors and consequently have been unable to acquire any further documentary information with which to substantiate and pursue collection of this book debt

As such, recovery of this asset has been put on hold

3.3 Bank Interest Gross

A total of £0.09 accrued in bank interest during the period under review

4. DIVIDEND PROSPECTS

4.1 Secured Creditors

Natwest Bank Plc ("the Bank") have been granted a fixed and floating charge over the assets of the Company which was created on 8 November 2010 and registered at Companies House on 11 November 2011

As at the date of my appointment the Bank were owed £44,323 36

Any dividend payable to the Bank will be dependent upon realisations generated from the sale of the Property, as detailed at 3.1 above

4.2 Preferential Creditors

If any employee has a claim for arrears of wages or unpaid holiday leave they rank as a preferential creditor in the Liquidation. Following my appointment, the Company's former employees submitted claims to the Redundancy Payments Service ("RPS") in respect of outstanding entitlements owed to them by the Company.

Based upon current information it is unlikely there will be a distribution to preferential creditors, and as such, formal adjudication of preferential claims has not been undertaken.

4.3 Prescribed Part

Pursuant to Section 176A of The Insolvency Act 1986 (as amended), a Prescribed Part of the Company's net assets should be set aside for the benefit of unsecured creditors. This reduces the funds that would otherwise be made available to any secured creditor under Floating Charges created after 15 September 2003.

On the basis there is no net property available under the Bank's floating charge, the provisions of Section 176A(3) do not apply.

4.4 Unsecured Creditors

As the date of my appointment the directors' Estimated Statement of Affairs listed unsecured creditors totalling £140,821 90.

During the course of the Liquidation I have received 9 unsecured claims totalling £138,128 53.

Based on current information, it is unlikely a dividend will be available for unsecured creditors.

5. COSTS OF REALISATION

Other Costs

5.1 Insurance Costs

The property in Thailand is currently being insured at an annual cost of THB 7,735 which equated to £159 60 for the period under review. These costs have been settled from my firm's account and will be written off in the event that no further asset realisations are generated.

5.2 Accountant's Fees – Price Bailey LLP (“Price Bailey”)

The Company's previous accountants, Price Bailey, assisted with the preparation of the Statement of Affairs for the Section 98 meeting to place the Company into Liquidation. It was agreed at the meeting that their costs would be settled from any recoveries made in the Liquidation.

6. JOINT LIQUIDATOR'S REMUNERATION AND DISBURSEMENTS

At the meeting of Creditors held on 24 October 2012 creditors agreed that CVR Global LLP be paid £7,500 plus VAT for assistance in preparing the directors' Statement of Affairs and convening the creditors' meeting.

At the same meeting, the creditors also passed a resolution enabling me to draw my remuneration based on my firm's time costs, and to draw Category 2 disbursements.

A summary of the Liquidators' time costs, covering the period since my appointment and the period covered by this report, analysed by grade of staff, are attached at Appendix 2.

In accordance with the Statement of Insolvency Practice 9 issued by the Association of Business Recovery Professionals and adopted by my professional licensing body, I advise that the overall time recorded during the period of the Liquidation to 23 October 2015 and charge out value of that time is 206.05 hours and £25,117 respectively.

To date, the Joint Liquidators have not drawn any fees in respect of their outstanding time costs or disbursements incurred.

The work undertaken as Joint Liquidator is derived from the responsibilities placed upon me by the underlying legal and regulatory framework for work of this nature. I have been assisted by the assignment manager and administrator, together with secretarial staff and cashiers. All personnel were charged directly to the assignment for all of the time relating to the case.

I believe this case generally to be of average complexity and accordingly no exceptional responsibility has to date fallen upon me as Liquidator.

In relation to work carried out, an element of this relates to statutory and best practice requirements as officeholder including but not limited to:

- Reporting
- Review
- Asset realisations
- Employee and RPS liaison (where applicable)
- Investigation work

Disbursements represent the reimbursement of actual out-of-pocket payments made on behalf of the assignment. These are outlined in the cost breakdown attached.

7. CHARGE OUT RATES

In common with other professional firms, my charge out rates increase from time to time over the period of the administration of the case. I enclose an explanation of office holders' charging and disbursement recovery policies for your reference as Appendix 3.

A Creditors' Guide to Joint Liquidators' Fees, which provides information for creditors in relation to the remuneration of the Joint Liquidators, can be accessed at the website of the Association of Business Recovery Professionals at <https://www.r3.org.uk/what-we-do/publications/professional/fees>. Alternatively, I can provide you with a copy on written request to my office.

8. RIGHT TO REQUEST FURTHER INFORMATION

I would draw your attention to Rule 4.49E and Rule 4.131 of the Insolvency Rules 1986 (as amended), the text of which is reproduced at Appendix 4. These Rules set out the circumstances under which creditors may request further information in relation to the Joint Liquidators' remuneration and expenses and their right to challenge the Joint Liquidators' remuneration and expenses.

9. INVESTIGATIONS

As previously requested, if creditors have any information they believe should be brought to my attention, please send such details in writing.

10. CONCLUSION

In the event that no additional 3rd party funding is made available, it is likely that there will be no further asset realisations in the Liquidation, in which case, I will move to close the Liquidation within three months of the date of this report.

Should you require any further information, in addition to that already given, please contact Chris Pearson at this office, on 0203 794 8716.



K A MURPHY

Joint Liquidator

Licensed to act as an Insolvency Practitioner in the UK by the Institute of Chartered Accountants in England and Wales

**LONDON CONSTRUCTION TRAINING LIMITED
(IN LIQUIDATION)**

JOINT LIQUIDATORS' RECEIPTS AND PAYMENTS ACCOUNT

	Statement of affairs £	From 24/10/2014 To 23/10/2015 £	From 24/10/2012 To 23/10/2015 £
RECEIPTS			
Investment Property	120,000 00	-	-
Plant & Machinery/Sale of Container	800 00	-	500 00
Motor Vehicles	-	-	-
Book Debts	7,600 00	-	-
Rent Deposit	Uncertain	-	-
Fixtures & Fittings	-	-	-
Bank Interest Gross		0 09	0 33
Rates Refund		-	119 24
		0 09	619 57
PAYMENTS			
Agents/Valuers Fees	-	-	(225 00)
Storage Costs	-	(84 69)	(195 16)
Statutory Advertising	-	-	(187 50)
Translation Fees	-	-	(65 00)
National Westminster Bank Plc	(52,606 00)	-	-
Trade & Expense Creditors	(42,635 00)	-	-
HM Revenue & Customs - CT & PAYE/NIC	(50,727 00)	-	-
Employee Arrears/Hol Pay	(8,100 00)	-	-
Employee Notice/Redundancy Pay	(31,072 00)	-	-
Directors Loan Account	(5,000 00)	-	-
Ordinary Shareholders	(76 00)	-	-
		(84 69)	(672 66)
BALANCE - 23 October 2015			(53.09)
Made up as follows			
		Bank 1 Current	29 97
		VAT Receivable	16 94
		VAT Payable	(100 00)
			(53.09)

Richard Toone
Joint Liquidator

APPENDIX 2

**SUMMARY OF JOINT LIQUIDATORS'
TIMECOSTS AND DISBURSEMENTS**

LONDON CONSTRUCTION TRAINING LIMITED CVL - LOND56863

Time and Chargeout Summary for the period 24/10/2012 to 23/10/2015							
Classification of work function	Hours					Time Cost £	Average hourly rate £
	Partner / Director	Manager	Other Senior Professionals	Assistants & Support Staff	Total Hours		
Administration & Planning							
(A)Appointment Documents	0 10	0 00	0 00	0 00	0 10	31 50	315.00
(A)Case Reviews	7 60	0 00	7 30	0 00	14 90	3,533 00	237.11
(A)Cashing	0 00	0 00	0 00	3 70	3 70	473 00	127.84
(A)General Administration	13 80	0 00	21 30	8 10	43 20	8,191 00	189.61
(A)JA Correspondence	3 10	0 00	0 00	0 40	3 50	1,088 00	310.86
(A)Money Laundering & ethics	0 00	0 00	0 40	0 00	0 40	52 00	130.00
(A)Pension Matters	0 40	0 00	1 30	0 00	1 70	295 00	173.53
(A)Statutory Filing, advertising &	0 00	0 00	0 60	0 00	0 60	78 50	130.83
Total for Administration & Planning	25.00	0.00	30.90	12.20	68.10	13,742 00	201.79
Investigations							
(I)Antecedent Transactions	0 60	0 00	0 00	0 00	0 60	189 00	315.00
(I)D Conduct reports/returns	2 20	0 00	6 10	0 00	8 30	1,511 00	182.05
Total for Investigations	2.80	0.00	6.10	0.00	8.90	1,700.00	191.01
Realisation of Assets							
(R)Agents & Valuations	0 10	0 00	0 00	0 00	0 10	31 50	315.00
(R)Book Debts	1 70	0 00	4 70	0 00	6 40	1,201 00	187.66
(R)Insurance	0 60	0 00	2 90	0 00	3 50	566 00	161.71
(R)Other Assets	0 20	0 00	0 20	0 00	0 40	96 00	240.00
(R)Property	13 70	0 00	1 50	0 00	15 20	4,753 00	312.70
Total for Realisation of Assets	16.30	0.00	9.30	0.00	25.60	6,647.50	259.67
Creditors							
(C)Claims & Proofs	0 10	0 00	0 50	0 00	0 60	97 50	162.50
(C)Correspondence	0 70	0 00	1 50	0 90	3 10	489 00	157.74
(C)Preferential claims & proofs	0 30	0 00	0 10	0 00	0 40	107 50	268.75
(C)Preferential Creditors	0 70	0 00	4 50	0 00	5 20	806 50	155.10
(C)Reports & Circulars	0 70	0 00	8 40	0 00	9 10	1,371 50	150.71
Total for Creditors	2.50	0.00	15.00	0.90	18.40	2,872.00	156.09
Case Specific Matters							
(CS)Other Special Issues	0 20	0 00	0 30	0 00	0 50	103 50	207.00
Total for Case Specific Matters	0.20	0.00	0.30	0.00	0.50	103.50	207.00
Fixed Charge Matters							
(F)Correspondance	0 00	0 00	0 40	0 00	0 40	52 00	130.00
Total for Fixed Charge Matters	0.00	0.00	0.40	0.00	0.40	52.00	130.00
Total Hours	46.80	0.00	62.00	13.10	121.90	25,117.00	206.05
Total fees Claimed	15,724.50	0.00	8,167.50	1,225.00	25,117.00		

Category 2 Disbursements	
Other amounts paid or payable to the office holder's firm or to any party in which the office holder or his firm or any associate has an interest	
Type and Purpose	£
Other	1,215.63
	1,215.63

LONDON CONSTRUCTION TRAINING LIMITED CVL - LOND56863

Time and Chargeout Summary for the period 24/10/2014 to 23/10/2015							
Classification of work function	Hours					Time Cost £	Average hourly rate £
	Partner / Director	Manager	Other Senior Professionals	Assistants & Support Staff	Total Hours		
Total Hours							0 00
Total fees Claimed							

Category 2 Disbursements	
Other amounts paid or payable to the office holder's firm or to any party in which the office holder or his firm or any associate has an interest	
Type and Purpose	£
Other	159 60
	159 60

APPENDIX 3

**CHARGEOUT RATES
AND
DISBURSEMENTS RECOVERY POLICY**

CVR GLOBAL LLP

CHARGEOUT RATES AND DISBURSEMENT RECOVERY POLICIES

Chargeout Rates

In accordance with the provisions of Statement of Insolvency Practice 9 ("SIP 9"), the firm's chargeout rates applicable to this appointment, exclusive of VAT, are as follows

	From 1 January 2015 £ per hour	From 1 August 2013 £ per hour	From 1 August 2011 £ per hour	From 1 August 2010 £ per hour
Partners / Office Holders	370 - 475	350 - 450	350 - 450	350 - 430
Consultants	370 - 475	350 - 450	350 - 450	350 - 450
Directors	340 - 370	325 - 350	325 - 340	320 - 330
Senior Manager	315 - 340	300 - 325	300 - 315	270 - 310
Managers	295 - 315	280 - 295	280 - 295	250 - 280
Assistant Managers	275 - 295	260 - 280	260 - 275	230 - 260
Senior Executive / Analyst	230 - 265	220 - 250	220 - 250	175 - 250
Executive	150 - 190	135 - 180	125 - 175	100 - 170
Cashier	130 - 175	125 - 165	120 - 160	115 - 180
Secretaries / Support / Junior Analyst	85 - 120	80 - 115	80 - 110	70 - 110

Chargeout rates are normally reviewed annually on 1 July when rates are adjusted to reflect such matters as inflation, increases in direct wage costs, and changes to indirect costs such as Professional Indemnity Insurance. It is the firm's policy for the cashier's time spent on an assignment to be charged to the case. However, secretarial and office admin support time is charged only in respect of identifiable blocks of time devoted to the case where we consider it to be viable to do so. All time is recorded in 6 minute units.

Direct expenses ("Category 1 Disbursements")

Category 1 disbursements as defined by SIP 9, which can be specifically identified as relating to the administration of the case will be charged to the estate at cost, with no uplift. These include but are not limited to such items as case advertising, storage, online reporting facilities, bonding and other insurance premiums and properly reimbursed expenses incurred by personnel in connection with the case.

Indirect expenses ("Category 2 Disbursements")

It is our normal practice to also charge the following indirect disbursements ("Category 2 Disbursements as defined by SIP 9) to the case, where appropriate:

Circulars to creditors

Plain/headed paper including photocopying	12p per side
Envelopes	12p each
Postage	Actual cost

Room Hire

For the convenience of creditors and to save the cost of booking an outside hotel room, meetings of creditors are occasionally held internally at our offices. Where meetings of creditors are held in one of our internal meeting rooms, a charge of £100 plus VAT is levied to cover the cost of booking the room.

Travel

Mileage incurred as a result of any necessary travelling is charged to the estate at the H M Revenue & Customs approved rate, currently 40p per mile.

All of the above costs are subject to amendment by the firm at any time and if amended will be notified to creditors with the next circular sent to all creditors.

Company Searches & Electronic Verification of Identity

Included in expense and/or disbursements, Company Searches and electronic Verification of Identity include an element of shared costs. Such expenses are of an incidental nature but are generally incurred on each case. In line with the cost of the external provision of such services, a charge of £15 plus VAT is levied to cover the cost of these searches.

CVR Global LLP

Updated 1 May 2015

CVR GLOBAL is a limited liability partnership registered in England and Wales (NoOC398681) whose registered office is at New Fetter Place West, 55 Fetter Lane, London, EC4A 1AA. The term "partner" denotes a member of a limited liability partnership. A list of members of CVR Global LLP is available at our registered office.

APPENDIX 4

**EXTRACTS OF 4.49E AND 4.131
OF THE INSOLVENCY RULES 1986
(AS AMENDED)**

Extracts of 4.49E and 4.131 of The Insolvency Rules 1986 (as amended)

4.49E Creditors' and Members' request for further information

4.49E(1) [Duty of Liquidator re remuneration or expenses] If-

- (a) within the period mentioned in paragraph (2)-
 - (i) a secured creditor, or
 - (ii) an unsecured creditor with the concurrence of at least 5% in value of the unsecured creditors (including the creditor in question), or
 - (iii) members of the company in a members' voluntary winding up with at least 5% of the total voting rights of all the members having the right to vote at general meetings of the company, or
- (b) with the permission of the court upon an application made within that period mentioned in paragraph (2)-
 - (i) any unsecured creditor, or
 - (ii) any member of the company in a members' voluntary winding up,

makes a request in writing to the liquidator for further information about remuneration or expenses set out in a progress report in accordance with Rule 4 49B(1)(e) or (f) (including by virtue of Rule 4 49C(5)) or in a draft report under Rule 4 49D, the liquidator must, within 14 days of receipt of the request, comply with paragraph (3) except to the extent that the request is in respect of matter in a draft report under Rule 4 49D or a progress report required by Rule 4 108 which (in either case) was previously included in a progress report not required by Rule 4 108

4.49E(2) [Period for compliance with r.4.49E(1)] The period referred to in paragraph (1)(a) and (b) is-

- (a) 7 business days of receipt (by the last of them in the case of an application by more than one member) of the progress report which it is required by Rule 4 108, and
- (b) 21 days of receipt (by the last of them in the case of an application by more than one member) of the report or draft report in any other case

4.49E(3) [How liquidator to comply] The liquidator complies with this paragraph by either-

- (a) providing all the information asked for, or
- (b) so far as the liquidator considers that-

- (i) the time or cost of preparation of the information would be excessive, or
- (ii) disclosure of the information would be prejudicial to the conduct of the liquidation or might reasonably be expected to lead to violence against any person, or
- (iii) the liquidator is subject to an obligation of confidentiality in respect of the information,

giving reasons for not providing all of the information

4.49E(4) [Application to court by creditors and members] Any creditor, and any member of the company in a members' voluntary winding up, who need not be the same as the creditors or members who asked for the information, may apply to the court within 21 days of-

- (a) the giving by the liquidator of reasons for not providing all of the information asked for, or
- (b) the expiry of the 14 days provided for in paragraph (1),

and the court may make such order as it thinks just

4.49E(5) [Court may extend period in rr.4.131(1B), 4.148C(2)] Without prejudice to the generality of paragraph (4), the order of the court under that paragraph may extend the period of 8 weeks or, as the case may be, 4 weeks provided for in Rule 4 131(1B) or 4 148C(2) by such further period as the court thinks just

4.49E(6) [Non-application to official receiver] This Rule does not apply where the liquidator is the official receiver

4.131 Creditors' claim that remuneration is or other expenses are excessive

4.131(1) [Secured or certain unsecured creditors may apply to court] Any secured creditor, or any unsecured creditor with either the concurrence of at least 10% in value of the creditors (including that creditor) or the permission of the court, may apply to the court for one or more of the orders in paragraph (4)

4.131(1A) [Grounds for application] Applications may be made on the grounds that-

- (a) the remuneration charged by the liquidator,
- (b) the basis fixed for the liquidator's remuneration under Rule 4 127, or
- (c) expenses incurred by the liquidator,

is or are, in all circumstances, excessive or, in the case of an application under sub-

paragraph (b), inappropriate

4.131(1B) [Time limit for application] The application must, subject to any order of the court under Rule 4 49E(5), be made no later than 8 weeks (or, in the case falling within Rule 4 108, 4 weeks) after receipt by the applicant of the progress report, or the draft report under Rule 4 49D, which first reports the charging of the remuneration or the incurring of the expenses in question ("the relevant report")

4.131(2) [Power of court to dismiss etc.] The court may, if it thinks that no sufficient cause is shown for a reduction, dismiss the application, but it shall not do so unless the applicant has had an opportunity to attend the court for a hearing, of which he has been given at least 5 business days' notice but which is without notice to any other party

If the application is not dismissed under this paragraph, the court shall fix a venue for it to be heard, and give notice to the applicant accordingly

4.131(3) [Notice to liquidator] The applicant shall, at least 14 days before the hearing, send to the liquidator a notice stating the venue and accompanied by a copy of the application, and of any evidence which the applicant intends to adduce in support of it

4.131(4) [Court order] If the court considers the application to be well-founded, it must make one or more of the following orders-

- (a) an order reducing the amount of remuneration which the liquidator was entitled to charge,
- (b) an order fixing the basis of remuneration at a reduced rate or amount,
- (c) an order changing the basis of remuneration,
- (d) an order that some or all of the remuneration or expenses in question be treated as not being expenses of the liquidation,
- (e) an order that the liquidator or the liquidator's personal representative pay to the company the amount of the excess of remuneration or expenses or such part of the excess as the court may specify,

and may make any other order that it thinks just, but an order under sub-paragraph (b) or (c) may be made only in respect of periods after the period covered by the relevant report

4.131(5) [Costs of application] Unless the court orders otherwise, the costs of the application shall be paid by the applicant, and are not payable as an expense of the liquidation