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# **KXC (LCR) GP Investment Limited**

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Report and Accounts

31 March 2014

Registered number 6387694



TUESDAY



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11/11/2014

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COMPANIES HOUSE

## **Directors & Secretary**

### **Directors**

D Joy

P Hawthorne (appointed 01/01/14)

CD Kaberry (resigned 31/12/13)

### **Secretary**

P Hawthorne (appointed 01/01/14)

CD Kaberry (resigned 31/12/13)

### **Registered Office**

4<sup>th</sup> Floor, One Kemble Street

London

WC2B 4AN



## **Directors' Report**

The directors present their report together with the unaudited accounts of the Company, for the year ended 31 March 2014

### **Principal activity and business review**

The Company was established by London & Continental Railways Limited ('LCR'), in order to hold its interest in the King's Cross Central Limited Partnership through the joint venture of King's Cross Central General Partner Limited ('KCCGP')

The other joint venture partners are KXC (Exel) GP Investment Limited and Argent King's Cross Nominee Limited

The joint venture's activities will be limited to the ownership, development, operation, management and letting of property adjacent to King's Cross and St Pancras rail stations in central London known as 'King's Cross Central'

The Company did not trade during the period and is not expected to carry on any activities in the short term. Any administrative costs are currently borne by the parent undertaking

### **Directors and their Interests**

The directors who served during the period were as follows

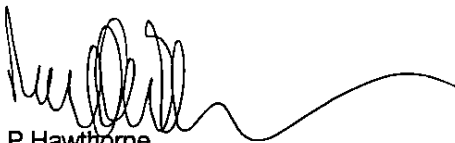
D Joy  
P Hawthorne (appointed 01/01/14)  
CD Kaberry (resigned 31/12/13)

No director has any interest in the shares of the Company

### **Auditors**

The Company was dormant throughout the period within the meaning of section 1169(1) of the Companies Act 2006, and accordingly these accounts are not subject to audit

By order of the board



P Hawthorne  
Secretary

27 October 2014



**LCR**

## **Statement of Directors' responsibilities in respect of the Directors' Report and the financial statements**

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, they have elected to prepare the financial statements in accordance with UK Accounting Standards.

The financial statements are required by law to 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 estimates that are reasonable and prudent,
- State whether applicable accounting standards have been followed, subject to any material departures disclosed and explained in the financial statements, and
- 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 that disclose with reasonable accuracy at any time the financial position of the company and enable them to ensure that its financial statements comply with the Companies Act 2006. They have general responsibility for taking such steps as are reasonably open to them to safeguard the assets of the company and to prevent and detect fraud and other irregularities.

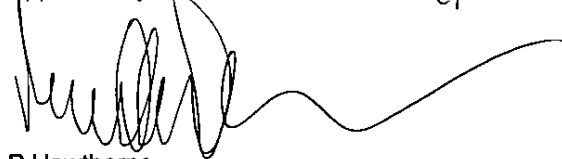
**Balance Sheet**  
**As at 31 March 2014**

	Note	31 March 2014 £	31 March 2013 £
<b>FIXED ASSETS</b>			
Investments	2	1,093	1,093
<b>CURRENT ASSETS</b>			
Debtors	3	2	2
<b>TOTAL ASSETS</b>		<u>1,095</u>	<u>1,095</u>
Creditors amounts falling due after more than one year	4	(1,093)	(1,093)
<b>NET ASSETS</b>		<u>2</u>	<u>2</u>
<b>CAPITAL AND RESERVES</b>			
Called up share capital	5	<u>2</u>	<u>2</u>

For the year ended 31 March 2014, the Company was entitled to exemption under section 480 (1) (b) of the Companies Act 2006. No members have required the Company to obtain an audit of its accounts for the period in question in accordance with section 476(1).

The directors acknowledge their responsibility for (i) ensuring the Company keeps accounting records which comply with section 386, and (ii) preparing accounts which give a true and fair view of the state of affairs of the Company as at the end of its financial year, and of its profit and loss for the financial year in accordance with sections 393 - 396, and which otherwise comply with the requirements of the Companies Act relating to accounts, so far as applicable to the Company.

Approved by the board of directors on 27 October 2014



P Hawthorne  
Director

## **Notes to the Accounts**

### **As at 31 March 2014**

#### **1. Accounting Policies**

##### *Accounting convention*

The accounts are prepared in accordance with applicable accounting standards and under the historical cost accounting rules

#### **2. Investments**

	31 March 2014 £	31 March 2013 £
1,093 shares of £1 in King's Cross Central General Partner Limited	1,093	1,093
	<u>1,093</u>	<u>1,093</u>

The Company holds 36.5% of the shares in King's Cross Central General Partner Limited

#### **3. Debtors**

	31 March 2014 £	31 March 2013 £
Amount owed by parent undertaking	2	2
	<u>2</u>	<u>2</u>

#### **4. Creditors: amounts falling due after more than one year**

	31 March 2014 £	31 March 2013 £
Amount due to parent undertaking	1,093	1,093
	<u>1,093</u>	<u>1,093</u>

#### **5. Share Capital**

	Authorised No.	Issued, called up and fully paid No.
At 2013 and 2011 Ordinary shares of £1 each	100	2

#### **6. Parent undertaking**

The Company's immediate parent undertaking at 31 March 2014 was London & Continental Railways Limited, a company registered in England and Wales and the Company's ultimate parent undertaking was the Secretary of State for Transport

