

**BRACKNELL LAND (PC) LIMITED**

**UNAUDITED**

**DIRECTORS' REPORT AND FINANCIAL STATEMENTS**

**FOR THE YEAR ENDED 30 APRIL 2022**

**BRACKNELL LAND (PC) LIMITED**

**COMPANY INFORMATION**

**DIRECTORS**

Mark Pears CBE  
Sir Trevor Pears CMG  
David Pears  
Robin Cripp  
Peter Cripp  
WPG Registrars Limited

**COMPANY SECRETARY**

William Bennett

**REGISTERED NUMBER**

6466189

**REGISTERED OFFICE**

Ground Floor  
30 City Road  
London  
EC1Y 2AB

**BRACKNELL LAND (PC) LIMITED**

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**BRACKNELL LAND (PC) LIMITED**

**DIRECTORS' REPORT  
FOR THE YEAR ENDED 30 APRIL 2022**

The directors present their report and the financial statements for the year ended 30 April 2022.

**PRINCIPAL ACTIVITY**

The principal activity of the company is property dealing.

**DIRECTORS**

The directors who served during the year were:

Mark Pears CBE  
Sir Trevor Pears CMG  
David Pears  
Robin Cripp  
Peter Cripp  
WPG Registrars Limited

**SMALL COMPANIES NOTE**

In preparing this report, the directors have taken advantage of the small companies exemptions provided by section 415A of the Companies Act 2006.

This report was approved by the board and signed on its behalf.

**William Bennett**  
Secretary

Date: 5 January 2023

**BRACKNELL LAND (PC) LIMITED**

**STATEMENT OF COMPREHENSIVE INCOME  
FOR THE YEAR ENDED 30 APRIL 2022**

	<b>Note</b>	<b>2022 £</b>	<b>2021 £</b>
Cost of sales	3	(1,187)	(1,120)
<b>GROSS LOSS</b>	3	(1,187)	(1,120)
Administrative expenses		(4,440)	(4,200)
<b>OPERATING LOSS</b>		(5,627)	(5,320)
Interest payable and similar expenses	5	(28,619)	(25,168)
<b>LOSS BEFORE TAX</b>		(34,246)	(30,488)
Tax on loss	6	-	-
<b>LOSS FOR THE FINANCIAL YEAR</b>		<u>(34,246)</u>	<u>(30,488)</u>
 <b>TOTAL COMPREHENSIVE INCOME FOR THE YEAR</b>		 <u>(34,246)</u>	 <u>(30,488)</u>

The notes on pages 5 to 8 form part of these financial statements.

**BRACKNELL LAND (PC) LIMITED**  
**REGISTERED NUMBER: 6466189**

**STATEMENT OF FINANCIAL POSITION**  
**AS AT 30 APRIL 2022**

	Note	2022 £	2021 £
<b>CURRENT ASSETS</b>			
Stocks	7	319,863	314,890
Cash at bank and in hand		6,364	1,742
		<u>326,227</u>	<u>316,632</u>
Creditors: amounts falling due within one year	8	(599,663)	(555,822)
		<u>(273,436)</u>	<u>(239,190)</u>
<b>NET CURRENT LIABILITIES</b>			
		<u>(273,436)</u>	<u>(239,190)</u>
<b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>			
		<u>(273,436)</u>	<u>(239,190)</u>
<b>NET LIABILITIES</b>			
		<u>(273,436)</u>	<u>(239,190)</u>
<b>CAPITAL AND RESERVES</b>			
Called up share capital		1,000	1,000
Profit and loss account		(274,436)	(240,190)
		<u>(273,436)</u>	<u>(239,190)</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 the 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 were approved and authorised for issue by the board and were signed on its behalf by:

**David Pears**  
Director

**Peter Cripp**  
Director

Date: 5 January 2023

The notes on pages 5 to 8 form part of these financial statements.

**BRACKNELL LAND (PC) LIMITED**

**STATEMENT OF CHANGES IN EQUITY  
FOR THE YEAR ENDED 30 APRIL 2022**

	<b>Called up share capital £</b>	<b>Profit and loss account £</b>	<b>Total equity £</b>
At 1 May 2021	1,000	(240,190)	(239,190)
<b>COMPREHENSIVE INCOME FOR THE YEAR</b>			
Loss for the year	-	(34,246)	(34,246)
<b>TOTAL COMPREHENSIVE INCOME FOR THE YEAR</b>	-	(34,246)	(34,246)
<b>AT 30 APRIL 2022</b>	<u>1,000</u>	<u>(274,436)</u>	<u>(273,436)</u>

**STATEMENT OF CHANGES IN EQUITY  
FOR THE YEAR ENDED 30 APRIL 2021**

	<b>Called up share capital £</b>	<b>Profit and loss account £</b>	<b>Total equity £</b>
At 1 May 2020	1,000	(209,702)	(208,702)
<b>COMPREHENSIVE INCOME FOR THE YEAR</b>			
Loss for the year	-	(30,488)	(30,488)
<b>TOTAL COMPREHENSIVE INCOME FOR THE YEAR</b>	-	(30,488)	(30,488)
<b>AT 30 APRIL 2021</b>	<u>1,000</u>	<u>(240,190)</u>	<u>(239,190)</u>

The notes on pages 5 to 8 form part of these financial statements.

## **BRACKNELL LAND (PC) LIMITED**

### **NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 APRIL 2022**

#### **1. GENERAL INFORMATION**

Bracknell Land (PC) Limited is a private company limited by shares in England and Wales. The registered office is Ground Floor, 30 City Road, London, EC1Y 2AB. The principal place of business is Haskell House, 152 West End Lane, London, NW6 1SD.

#### **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 Financial Reporting Standard 102, the Financial Reporting Standard applicable in the UK and the Republic of Ireland and the Companies Act 2006 other than where additional disclosure is required to show a true and fair view.

The company's functional and presentational currency is GBP and rounded to the nearest £1.

The following principal accounting policies have been applied:

##### **2.2 GOING CONCERN**

The financial statements have been prepared on a going concern basis even though the company has net liabilities of £273,436 (2021 - £239,190). The validity of the going concern concept is dependent on the continuing support from creditors. The directors believe that the going concern concept is applicable as the company will be able to meet its debts as and when they fall due, as they are confident that the principal creditors will continue to provide support as required for a period of at least 12 months from the date of approval of the financial statements.

##### **2.3 PROPERTY TRANSACTIONS**

Purchases and sales of properties are included on the basis of completions occurring during the year.

##### **2.4 BORROWING COSTS**

All borrowing costs are recognised in profit or loss in the year in which they are incurred.

##### **2.5 TAXATION**

Tax is recognised in profit or loss 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 reporting date in the countries where the Company operates and generates income.

##### **2.6 STOCKS**

Stocks of properties are valued at the lower of cost and estimated selling price less cost to complete and sell.

At each reporting 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 Statement of Comprehensive Income.



**BRACKNELL LAND (PC) LIMITED**

**NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 30 APRIL 2022**

**2. ACCOUNTING POLICIES (CONTINUED)**

**2.7 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.

**2.8 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.

**3. TURNOVER**

All turnover arose within the United Kingdom.

	<b>Turnover 2022 £</b>	<b>Turnover 2021 £</b>	<b>Cost of Sales 2022 £</b>	<b>Cost of Sales 2021 £</b>	<b>Gross loss 2022 £</b>	<b>Gross loss 2021 £</b>
Sales of trading stock of properties	-	-	(1,187)	(1,120)	(1,187)	(1,120)
Rental and other income	-	-	-	-	-	-
	<u>-</u>	<u>-</u>	<u>(1,187)</u>	<u>(1,120)</u>	<u>(1,187)</u>	<u>(1,120)</u>

**4. EMPLOYEES**

The average monthly number of employees, including the directors, during the year was as follows:

	<b>2022 No.</b>	<b>2021 No.</b>
Directors	<u>5</u>	<u>5</u>

**5. INTEREST PAYABLE AND SIMILAR EXPENSES**

	<b>2022 £</b>	<b>2021 £</b>
Other loan interest payable	28,619	25,168
	<u>28,619</u>	<u>25,168</u>

**BRACKNELL LAND (PC) LIMITED**

**NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 30 APRIL 2022**

**6. TAXATION**

	<b>2022</b>	<b>2021</b>
	<b>£</b>	<b>£</b>
<b>TOTAL CURRENT TAX</b>	<u>-</u>	<u>-</u>

**FACTORS AFFECTING TAX CHARGE FOR THE YEAR**

The tax assessed for the year is higher than (2021 -higher than) the standard rate of corporation tax in the UK of 19% (2021 - 19%). The differences are explained below:

	<b>2022</b>	<b>2021</b>
	<b>£</b>	<b>£</b>
Loss on ordinary activities before tax	<u>(34,246)</u>	<u>(30,488)</u>
Loss on ordinary activities multiplied by standard rate of corporation tax in the UK of 19% (2021 -19%)	(6,507)	(5,793)
<b>EFFECTS OF:</b>		
Unrelieved tax losses carried forward	6,507	5,793
<b>TOTAL TAX CHARGE FOR THE YEAR</b>	<u>-</u>	<u>-</u>

**FACTORS THAT MAY AFFECT FUTURE TAX CHARGES**

There were no factors that may affect future tax charges.

**7. STOCKS**

	<b>2022</b>	<b>2021</b>
	<b>£</b>	<b>£</b>
Freehold property	319,863	314,890
	<u>319,863</u>	<u>314,890</u>

**8. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR**

	<b>2022</b>	<b>2021</b>
	<b>£</b>	<b>£</b>
Sundry loans	592,787	549,362
Other creditors	-	18
Accruals and deferred income	6,876	6,442
	<u>599,663</u>	<u>555,822</u>

**BRACKNELL LAND (PC) LIMITED**

**NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 30 APRIL 2022**

**9. FINANCIAL INSTRUMENTS**

	<b>2022</b>	<b>2021</b>
	<b>£</b>	<b>£</b>
<b>FINANCIAL ASSETS</b>		
Financial assets measured at fair value through profit or loss	<u>6,364</u>	<u>6,364</u>

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

**10. RELATED PARTY TRANSACTIONS**

Creditors include an amount of £592,787 (2021 - £549,362 owed to WPG Treasury Limited, a company in which the directors Mark Pears, Sir Trevor Pears and David Pears have an interest. The financial statements include an interest charge of £28,619 (2021 - £25,168) payable to that company.

The financial statements include an accountancy fee of £4,440 (2021 - £4,200) payable to The William Pears Group of Companies Limited, a company in which the directors Mark Pears, Sir Trevor Pears and David Pears have an interest.

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.