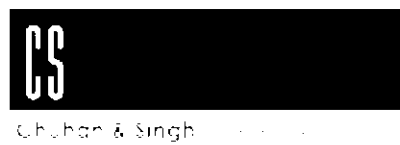


Izzy Developments Ltd

(formerly Keswick Manor Ltd)

Annual Report and Unaudited Financial Statements
for the Year Ended 28 February 2022



Chuhan and Singh Partnership Limited
Chartered Accountants
81 Borough Road
Middlesbrough
TS1 3AA

Izzy Developments Ltd

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Izzy Developments Ltd

Company Information

| | |
|--------------------------|--|
| Directors | Mr Robert Pattinson Mr Stevie Lee Pattinson |
| Registered office | Lion House 400 Durham Road Birtley DH3 1LS |
| Accountants | Chuhan and Singh Partnership Limited Chartered Accountants 81 Borough Road Middlesbrough TS1 3AA |

Izzy Developments Ltd
(Registration number: 07058458)
Balance Sheet as at 28 February 2022

| | Note | 2022 £ | 2021 £ |
|---|----------|----------------|----------------|
| Current assets | | | |
| Stocks | | 389,236 | 39,305 |
| Debtors | <u>4</u> | 80,103 | 100,000 |
| Cash at bank and in hand | | 3,623 | 272,619 |
| | | <u>472,962</u> | <u>411,924</u> |
| Creditors: Amounts falling due within one year | <u>5</u> | (101,112) | (139,636) |
| Net assets | | <u>371,850</u> | <u>272,288</u> |
| Capital and reserves | | | |
| Called up share capital | | 100 | 100 |
| Retained earnings | | 371,750 | 272,188 |
| Shareholders' funds | | <u>371,850</u> | <u>272,288</u> |

For the financial year ending 28 February 2022 the company was entitled to exemption from audit under section 477 of the Companies Act 2006 relating to small companies.

Directors' responsibilities:

- The members have not required the company to obtain an audit of its accounts for the year in question in accordance with section 476; and
- The directors acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of accounts.

These financial statements have been prepared in accordance with the special provisions relating to companies subject to the small companies regime within Part 15 of the Companies Act 2006.

These financial statements have been delivered in accordance with the provisions applicable to companies subject to the small companies regime and the option not to file the Profit and Loss Account has been taken.

Approved and authorised by the Board on 29 September 2022 and signed on its behalf by:

.....
Mr Stevie Lee Pattinson
Director

Izzy Developments Ltd

Notes to the Unaudited Financial Statements for the Year Ended 28 February 2022

1 General information

The company is a private company limited by share capital, incorporated in England and Wales.

The company was formerly known as Keswick Manor Ltd.

The address of its registered office is:

Lion House
400 Durham Road
Birtley
DH3 1LS

These financial statements were authorised for issue by the Board on 29 September 2022.

2 Accounting policies

Statement of compliance

These financial statements have been prepared in compliance with Section 1A of FRS 102 'The Financial Reporting Standard applicable in the UK and the Republic of Ireland'.

Basis of preparation

The financial statements have been prepared on the historical cost basis, as modified by the revaluation of certain financial assets and liabilities and investment properties measured at fair value through profit or loss.

The financial statements are prepared in sterling, which is the functional currency of the entity.

Revenue recognition

Turnover represents rental income. Rental income is recognised on an accruals basis.

Stocks

Stock is the cost of land and property purchased for development.

3 Staff numbers

The average number of persons employed by the company (including directors) during the year, was 2 (2021 - 2).

Izzy Developments Ltd

Notes to the Unaudited Financial Statements for the Year Ended 28 February 2022 (continued)

4 Debtors

| | 2022 | 2021 |
|---------------|--------|---------|
| Current | £ | £ |
| Other debtors | 80,103 | 100,000 |

5 Creditors

Creditors: amounts falling due within one year

| | 2022 | 2021 |
|------------------------------|---------|---------|
| | £ | £ |
| Due within one year | | |
| Trade creditors | (6,134) | 1,767 |
| Taxation and social security | - | 20,638 |
| Accruals and deferred income | 480 | 464 |
| Other creditors | 106,766 | 116,767 |
| | 101,112 | 139,636 |

6 Related party transactions

Included in creditors due within one year is £1,766 (2021: £16,767) owed to the company directors and their close family members.

Also included within creditors falling due within one year is £105,000 (2021: £100,000) owed to a company controlled by one of the company's directors.

During the year a loan from a related party of £100,000 has been written off to the profit and loss account.

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.