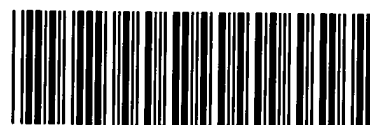


**Beneficial House (Birmingham) Regeneration LLP**  
Amended Report and Financial Statements  
for the year ended 5 April 2023

Registered Number OC382229

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## **Beneficial House (Birmingham) Regeneration LLP**

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## **Beneficial House (Birmingham) Regeneration LLP**

### **General Information**

**Registered office:**

Century House  
Regent Road  
Altrincham  
WA14 1RR

**Designated Members:**

J M Adams  
G S Caswill

## **Beneficial House (Birmingham) Regeneration LLP Report of the Members**

The Members present their annual report together with the financial statements of Beneficial House (Birmingham) Regeneration LLP (the LLP) for the year ended 5 April 2023.

### **Activities**

The LLP was incorporated on 6 February 2013. The principal activity of the LLP in the year under review was that of commercial property investment.

### **Results for the year**

The loss for the year, before Members' remuneration and profit shares, was £99,214 (2022: Profit £974,711).

The results for the year to 5 April 2023 are set out in the accompanying financial statements and attached notes.

In December 2021, the building was sublet in its entirety to an independent third party, Colico Living (Birmingham) Limited, along with commitments from them to renovate and operate as a hotel and the property was written down to £1 being the remaining value of the headlease.

Following the agreement of the sublease, the LLP incurs minimal operating costs being administration fees, insurance costs, bank charges and legal and professional fees in connection with an ongoing litigation case against the Designated Members and the HMRC appeal regarding Business Premises Renovation Allowance.

### **Members' Interests**

All Members with the exception of Designated Member, Joel Adams, are equity Members and share in the profits and losses of the LLP.

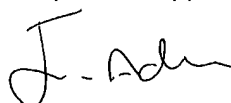
### **Designated Members**

The Designated Members of the LLP during the year ended 5 April 2023 were as follows:

J M Adams  
G S Caswill

This report has been prepared in accordance with the special provision relating to small companies within Part 15 of the Companies Act 2006.

This report was approved by the Members on 22 November 2023 and signed on their behalf by:



.....  
**J M Adams – Designated Member**

## **Beneficial House (Birmingham) Regeneration LLP**

### **Statement of Members' responsibilities**

The Members are responsible for preparing the Annual Report and the financial statements in accordance with applicable law and regulations.

The Limited Liability Partnerships (Accounts and Audit) (Application of Companies Act 2006) Regulations 2008 require the Members to prepare financial statements for each financial year. Under that law the Members have elected to prepare the financial statements in accordance with United Kingdom Generally Accepted Accounting Practice (United Kingdom Accounting Standards and applicable law), including FRS 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland". The financial statements are required by law to give a true and fair view of the state of affairs of the LLP and of the profit or loss of the LLP for that year. In preparing these financial statements, the Members are required to:

- select suitable accounting policies and then apply them consistently;
- make judgements and estimates that are reasonable and prudent;
- state whether applicable UK 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 LLP will continue in business.

The Members are responsible for keeping adequate accounting records that disclose with reasonable accuracy at any time the financial position of the LLP and enable them to ensure that the financial statements comply with the Companies Act 2006 as applied to Limited Liability Partnerships. They are also responsible for safeguarding the assets of the LLP and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

These responsibilities are exercised by the Designated Members on behalf of the Members.

## **Beneficial House (Birmingham) Regeneration LLP**

### **Profit and Loss Account**

For the year ended 5 April 2023

|  | Note | £<br>Year Ended 5<br>April 2023 | £<br>Year Ended 5<br>April 2022 |
|--|------|---------------------------------|---------------------------------|
| TURNOVER   |      | -                               | -                               |
| Administrative expenses  | 5    | (81,152)                        | (697,122)                       |
| Other operating income   | 4    | (10,000)                        | 2,000,649                       |
| Operating profit/(loss)  |      | <u>(91,152)</u>                 | <u>1,303,527</u>                |
| Interest payable and similar charges                                 |      | (8,062)                         | (328,816)                       |
| Profit/(Loss) for the financial year before<br>Members' remuneration |      | <u>(99,214)</u>                 | <u>974,711</u>                  |
| Members' remuneration charged as an<br>expense                       | 10   | (18,387)                        | (24,000)                        |
| Profit/(Loss) for the financial year                                 |      | <u>(117,601)</u>                | <u>950,711</u>                  |

The operating loss for the year arises from the LLP's operations.

There were no recognised profits or losses other than the loss for the year.

The notes on pages 6 to 10 form part of these financial statements.

## Beneficial House (Birmingham) Regeneration LLP

### Balance Sheet

As at 5 April 2023

|  | Note | 5 April 2023<br>£ | 5 April 2022<br>£ |
|--|------|-------------------|-------------------|
| Fixed assets                                   |      |                   |                   |
| Investment properties                          | 6    | 1                 | 1                 |
| Current assets                                 |      |                   |                   |
| Debtors  | 7    | 7,671             | 51,796            |
| Cash at bank                                   |      | 460,681           | 895,648           |
|  |      | <b>468,352</b>    | <b>947,444</b>    |
| Creditors: Amounts falling due within one year | 8    | (36,278)          | (397,769)         |
| Net current assets                             |      | <b>432,074</b>    | <b>549,675</b>    |
| Net assets attributable to Members of the LLP  |      | <b>432,075</b>    | <b>549,676</b>    |
| Represented by                                 |      |                   |                   |
| Members' other interests                       |      | (6,173,850)       | (6,056,249)       |
| Members' capital classified as equity          |      | 6,605,925         | 6,605,925         |
|  | 9    | <b>432,075</b>    | <b>549,676</b>    |

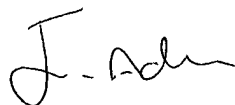
For the financial year ended 5 April 2023, the limited liability partnership was entitled to exemption from audit under section 477 of the Companies Act 2006 (as applied by the Limited Liability Partnerships (Accounts and Audit) (Application of Companies Act 2006) Regulations 2008).

The Members acknowledge their responsibility for complying with the requirements of the Act (as applied to limited liability partnerships) with respect to accounting records and the preparation of accounts. These financial statements have been prepared in accordance with the provisions applicable to limited liability partnerships subject to the small limited partnerships regime.

The financial statements were approved by the Members and authorised for issue on

22 November 2023

..... and signed on their behalf by:



.....  
**J M Adams – Designated Member**  
**Beneficial House (Birmingham) Regeneration LLP**  
**Limited Liability Partnership no. OC382229**

The notes on pages 6 to 10 form part of these financial statements.

# **Beneficial House (Birmingham) Regeneration LLP**

## **Notes to the financial statements**

For the year ended 5 April 2023

### **1 ACCOUNTING POLICIES**

#### **1.1 General information**

Beneficial House (Birmingham) Regeneration LLP is a limited liability partnership registered in England and is governed by the LLP deed dated 22 January 2014.

These financial statements are presented in pounds sterling (GBP) as this is the currency in which all of the LLP's transactions are denominated (its functional currency).

#### **1.2 Basis of preparation**

The financial statements have been prepared under the historical cost convention, in accordance with Section 1A of FRS102 'The Financial Reporting Standard applicable in the UK and Republic of Ireland (United Kingdom Generally Accepted Practice applicable to Small Entities)' and the requirements of the Statement of Recommended Practice, Accounting by Limited Liability Partnerships.

#### **1.3 Going Concern**

Following the agreement to sublease the hotel, the lessee relieved the LLP of all repair and maintenance costs. Only the ongoing insurance and administration costs of the LLP will be payable going forward.

Although the lease agreement results in a cessation of advertising revenue, the Designated Members are satisfied that the LLP has adequate availability of funding and has put in place mitigating measures, to continue as a going concern for at least 12 months from the signing date of the financial statements. The Designated Members therefore believe that it is appropriate to adopt the going concern basis in preparing these financial statements.

#### **1.4 Investment properties**

Investment properties, which are properties held for capital appreciation, were initially recognised at cost of acquisition, and in subsequent years had been held at cost of acquisition plus capitalisation of renovation costs at each reporting date. This was a departure from the requirement of the Section 1A of FRS102 'The Financial Reporting Standard applicable in the UK and Republic of Ireland (United Kingdom Generally Accepted Practice applicable to Small Entities)' which requires investment properties to be measured at fair value at the reporting date with the valuation movement being taken through the statement of comprehensive income.

As at 5<sup>th</sup> April 2023, the investment property is held as £1 which is the remaining value of the headlease and deemed to be the fair value of the property as at the reporting date. The valuation movement for the prior reporting year was reflected through the statement of comprehensive income in accordance with Section 1A of FRS102.



# **Beneficial House (Birmingham) Regeneration LLP**

## **Notes to the financial statements (continued)**

For the year ended 5 April 2023

### **1 ACCOUNTING POLICIES (continued)**

#### **1.5 Members' Interests**

Members' interests are classified as either equity or a liability of the LLP in order to reflect their participation rights, based on the terms of the LLP agreement. There are no restrictions or limitations on the ability of Members to reduce the amount of Members' other interests.

#### **1.6 Revenue recognition**

Rental income, net of VAT, is charged to the profit and loss account over the periods of the applicable leases. These are not co-terminus with the year end and so adjustments are made to ensure the correct proportion for the year is included in the accounts.

#### **1.7 Taxation**

No provision is made for taxation within these financial statements as all tax liabilities are directly attributable to the Members.

### **2 CRITICAL ACCOUNTING ESTIMATES AND JUDGEMENTS**

The preparation of the financial statements requires management to make judgements, estimates and assumptions that affect the amounts reported. These estimates and judgements are continually reviewed and are based on experience and other factors, including expectations of future events that are believed to be reasonable under the circumstances.

The Designated Members are satisfied that there are no significant estimates or judgements in place and that the accounting policies are appropriate and have been applied consistently.

### **3 EMPLOYEE NUMBERS**

No persons were employed by the limited liability partnership in the current or prior year.

### **4 OTHER OPERATING INCOME**

Other operating income for the year comprises of a loss on the subletting of the leasehold property of (£10,000) (2022: surplus of £1,955,649) and rental income of nil (2022: £45,000).

The £10,000 loss related to an exclusivity deposit retained at the point of the subletting of the leasehold property which the designated members now deem to be irrecoverable. As all previous subletting transaction costs and income had been allocated to other operating income, the designated members have adopted the same approach with this transaction.

## **Beneficial House (Birmingham) Regeneration LLP**

### **Notes to the financial statements (continued)**

For the year ended 5 April 2023

#### **5 ADMINISTRATIVE EXPENSES**

Administrative expenses incurred include;

|                           | <b>2023</b>   | <b>2022</b>    |
|---------------------------|---------------|----------------|
|                           | <b>£</b>      | <b>£</b>       |
| Professional fees         | 74,231        | 340,282        |
| Legal fees                | 568           | 84,224         |
| Legal claims settled      | -             | 225,000        |
| Property costs            | -             | 11,787         |
| Other including insurance | 6,353         | 35,829         |
|                           | <b>81,152</b> | <b>697,122</b> |

#### **6 INVESTMENT PROPERTIES**

|                                       | <b>2023</b> |
|---------------------------------------|-------------|
|                                       | <b>£</b>    |
| <b>Cost at 5 April 2022</b>           | <b>1</b>    |
| Additions during the year             | -           |
| Disposals during the year             | -           |
| <b>Cost at 5 April 2023</b>           | <b>1</b>    |
| <b>Net Book Value at 5 April 2023</b> | <b>1</b>    |
| <b>Net Book Value at 5 April 2022</b> | <b>1</b>    |

#### **7 DEBTORS**

|                                | <b>2023</b>  | <b>2022</b>   |
|--------------------------------|--------------|---------------|
|                                | <b>£</b>     | <b>£</b>      |
| Deposits and retentions        | -            | 35,000        |
| Prepayments and accrued income | 6,092        | 11,690        |
| VAT recoverable                | 1,579        | 5,106         |
|                                | <b>7,671</b> | <b>51,796</b> |

## Beneficial House (Birmingham) Regeneration LLP

### Notes to the financial statements (continued)

For the year ended 5 April 2023

#### 8 CREDITORS

|                                     | 2023<br>£     | 2022<br>£      |
|-------------------------------------|---------------|----------------|
| Short term loans & accrued interest | -             | 353,092        |
| Trade creditors                     | 9,478         | 15,309         |
| Accrued expenses                    | 26,800        | 29,368         |
|                                     | <u>36,278</u> | <u>397,769</u> |

Short term loans and accrued interest in the prior year comprises of additional members loans and interest unpaid as at 05 April 2023 as well as unpaid loans and interest due to Saabon Limited and 505A Consulting Limited.

The balance remaining as short term loans and accrued interest in the prior year related to accrued members loan interest and unpaid members additional loan principal. These figures included the amounts payable to Saabon Limited and 505A Consulting Limited.

#### 9 MEMBERS' INTERESTS

|  | Members' capital<br>classified as equity<br>£ | Reserves<br>£      | Total<br>£     |
|--|---|--------------------|----------------|
| Balance at 5 April 2022  | <u>6,605,925</u>                              | <u>(6,056,249)</u> | <u>549,676</u> |
| Loss for the financial year<br>available for discretionary division<br>among Members | -   | (117,601)          | (117,601)      |
| Balance at 5 April 2023  | <u>6,605,925</u>                              | <u>(6,173,850)</u> | <u>432,075</u> |

#### 10 MEMBERS' REMUNERATION CHARGED AS AN EXPENSE

During the year, the LLP incurred an amount of £18,387 (2021: £24,000) payable to William Stockler, a member of the LLP, in connection with the provision of legal services for the HMRC appeal.

## **Beneficial House (Birmingham) Regeneration LLP**

### **Notes to the financial statements (continued)**

For the year ended 5 April 2023

#### **11 RELATED PARTIES**

During the year to 05 April 2023, the LLP transacted with related parties. The nature and value of these transactions and balances are as follows:

Greg Caswill, designated member of the LLP is a director of Saabon Limited ("Saabon"). During the year ended 05 April 2023, the LLP repaid loans made to it by Saabon in support its activities amounting to £nil (2022 £318,157). In year ended 05 April 2022, an amount of £300,000 (+ VAT £60,000) had been reimbursed directly to Saabon by the developer/tenant in connection with development expenditure. No such amount was paid in the current financial year.

Joel Adams, a designated member of the LLP is Company Secretary of 505A Consulting Limited ("505A"). During the year 05 April 2023, the LLP repaid £24,814 (2022: £62,713) to 505A in connection with reimbursement of monies loaned to the LLP in support of its activities. This amount had been outstanding as at 05 April 2022.

During the year, no invoices were received from Lift Insurance Limited. Joel Adams, Designated Member of the LLP, was a director of Lift Insurance Limited until 21 October 2022. During the year, the prior year prepayment of £6,318 was released leading to an insurance expense incurred during the year of the same amount.

As disclosed in note 10, William Stockler, a member of the LLP, provided legal services in connection with the appeal against HMRC. His fees for the year were £18,387 (2022: £24,000) and these were treated as members remuneration charged as an expense. No further fees will be incurred by the LLP in regard to Mr. Stockler's legal work.

#### **12 CONTROLLING INTERESTS**

There is no controlling party.

#### **13 EVENTS SUBSEQUENT TO THE REPORTING DATE**

The legal case regarding the HMRC appeal for Business Premises Renovation Allowance remains ongoing and the LLP will continue in operation until this case concludes.

During the year a member of the LLP commenced proceedings against the Designated Members. Under the terms of their appointment the LLP provides indemnity to the Designated Members. There is no insurance for such events. To date the LLP has expended £25,296 including VAT in supporting the Designated Members defence. The case remains ongoing at the date of approval of these accounts.