

**COMPANIES HOUSE  
EDINBURGH**

**09 OCT 2018**

**FRONT DESK**

## **DWC Buildings Limited**

Registered number: SC312878

### **Filleted accounts**

**For the year ended 31 December 2017**

**TUESDAY**



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09/10/2018  
COMPANIES HOUSE

**DWC BUILDINGS LIMITED**

Registered number: SC312878

**BALANCE SHEET****AS AT 31 DECEMBER 2017**

	Note	2017 £	2016 £
<b>Fixed assets</b>			
Tangible assets	4	35,500	65,269
Investments	5	3,964,501	3,964,501
		<u>4,000,001</u>	<u>4,029,770</u>
<b>Current assets</b>			
Debtors: amounts falling due within one year	6	1,477	1,634
Cash at bank and in hand		79,180	13,327
		<u>80,657</u>	<u>14,961</u>
Creditors: amounts falling due within one year	7	(49,519)	(42,680)
<b>Net current assets/(liabilities)</b>		<u>31,138</u>	<u>(27,719)</u>
<b>Total assets less current liabilities</b>		<u>4,031,139</u>	<u>4,002,051</u>
Creditors: amounts falling due after more than one year	8	(3,852,191)	(3,816,070)
<b>Net assets</b>		<u><u>178,948</u></u>	<u><u>185,981</u></u>
<b>Capital and reserves</b>			
Called up share capital	9	1	1
Profit and loss account	10	178,947	185,980
		<u><u>178,948</u></u>	<u><u>185,981</u></u>

**DWC BUILDINGS LIMITED**

Registered number: SC312878

**BALANCE SHEET (CONTINUED)  
AS AT 31 DECEMBER 2017**

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The director considers that the company is entitled to exemption from audit under section 477 of the Companies Act 2006.

The members have not required the company to obtain an audit for the year in question in accordance with section 476 of Companies Act 2006.

The director acknowledges his 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 have been delivered in accordance with the provisions applicable to companies subject to the small companies regime.

The company has opted not to file the statement of income and retained earnings in accordance with provisions applicable to companies subject to the small companies' regime.

The financial statements were approved and authorised for issue by the board and were signed on its behalf by:

Douglas Cullen  
Douglas Cullen (Sep 26, 2018)

**D W Cullen**  
Director

Date: Sep 26, 2018

The notes on pages 3 to 8 form part of these financial statements.

# DWC BUILDINGS LIMITED

## NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2017

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### 1. General information

DWC Buildings Limited is a private company limited by shares and registered in Scotland, SC312878. Its registered office address is 1 East Albert Road, Kirkcaldy, Fife, KY1 1HJ.

The principal activity of the company is property investment.

### 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 Section 1A of Financial Reporting Standard 102, the Financial Reporting Standard applicable in the UK and the Republic of Ireland and the Companies Act 2006.

The following principal accounting policies have been applied:

#### 2.2 Turnover

Turnover is recognised to the extent that it is probable that the economic benefits will flow to the company and the turnover can be reliably measured. Turnover is measured as the fair value of the consideration received or receivable, excluding discounts, rebates, value added tax and other sales taxes. The following criteria must also be met before turnover is recognised:

##### Rendering of services

Turnover from a contract to provide services is recognised in the period in which the services are provided in accordance with the stage of completion of the contract when all of the following conditions are satisfied:

- the amount of turnover can be measured reliably;
- it is probable that the company will receive the consideration due under the contract;
- the stage of completion of the contract at the end of the reporting period can be measured reliably; and
- the costs incurred and the costs to complete the contract can be measured reliably.

#### 2.3 Tangible fixed assets

Tangible fixed assets under the cost model are stated at historical cost less accumulated depreciation and any accumulated impairment losses. Historical cost includes expenditure that is directly attributable to bringing the asset to the location and condition necessary for it to be capable of operating in the manner intended by management.

At each reporting date the company assesses whether there is any indication of impairment. If such indication exists, the recoverable amount of the asset is determined which is the higher of its fair value less costs to sell and its value in use. An impairment loss is recognised where the carrying amount exceeds the recoverable amount.

The company adds to the carrying amount of an item of fixed assets the cost of replacing part of such an item when that cost is incurred, if the replacement part is expected to provide incremental future benefits to the company. The carrying amount of the replaced part is derecognised. Repairs and maintenance are charged to profit or loss during the period in which they are incurred.

# DWC BUILDINGS LIMITED

## NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2017

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### 2. Accounting policies (continued)

#### 2.3 Tangible fixed assets (continued)

Depreciation is charged so as to allocate the cost of assets less their residual value over their estimated useful lives, using the straight-line method.

Depreciation is provided on the following basis:

Equipment	-	25%
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The assets' residual values, useful lives and depreciation methods are reviewed, and adjusted prospectively if appropriate, or if there is an indication of a significant change since the last reporting date.

Gains and losses on disposals are determined by comparing the proceeds with the carrying amount and are recognised in the Statement of Income and Retained Earnings.

#### 2.4 Investment properties

Investment properties are included in the Balance Sheet at their open market value in accordance with Financial Reporting Standard 102 and are not depreciated. This treatment is contrary to the Companies Act 2006 which states that fixed assets should be depreciated but is, in the opinion of the director, necessary in order to give a true and fair view of the financial position of the company.

#### 2.5 Debtors

Short term debtors are measured at transaction price, less any impairment. Loans receivable are measured initially at fair value, net of transaction costs, and are measured subsequently at amortised cost using the effective interest method, less any impairment.

#### 2.6 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.

#### 2.7 Financial instruments

The company only enters into basic financial instruments transactions that result in the recognition of financial assets and liabilities like trade and other debtors and creditors, loans from banks and other third parties, loans to related parties and investments in non-puttable ordinary shares.

Debt instruments (other than those wholly repayable or receivable within one year), including loans and other accounts receivable and payable, are initially measured at present value of the future cash flows and subsequently at amortised cost using the effective interest method. Debt instruments that are payable or receivable within one year, typically trade debtors and creditors, are measured, initially and subsequently, at the undiscounted amount of the cash or other consideration expected to be paid or received. However, if the arrangements of a short-term instrument constitute a financing transaction, like the payment of a trade debt deferred beyond normal business terms or financed at a rate of interest that is not a market rate or in case of an out-right short-term loan not at market rate, the financial asset or liability is measured, initially, at the present value of the future cash flow discounted at a market rate of interest for a similar debt instrument and subsequently at amortised cost.

Financial assets that are measured at cost and amortised cost are assessed at the end of each

# **DWC BUILDINGS LIMITED**

## **NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2017**

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### **2. Accounting policies (continued)**

#### **2.7 Financial instruments (continued)**

reporting period for objective evidence of impairment. If objective evidence of impairment is found, an impairment loss is recognised in the Statement of Income and Retained Earnings.

For financial assets measured at cost less impairment, the impairment loss is measured as the difference between an asset's carrying amount and best estimate of the recoverable amount, which is an approximation of the amount that the company would receive for the asset if it were to be sold at the balance sheet date.

Financial assets and liabilities are offset and the net amount reported in the Balance Sheet when there is an enforceable right to set off the recognised amounts and there is an intention to settle on a net basis or to realise the asset and settle the liability simultaneously.

#### **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.

#### **2.9 Foreign currency translation**

##### **Functional and presentation currency**

The company's functional and presentational currency is GBP.

##### **Transactions and balances**

Foreign currency transactions are translated into the functional currency using the spot exchange rates at the dates of the transactions.

At each period end foreign currency monetary items are translated using the closing rate. Non-monetary items measured at historical cost are translated using the exchange rate at the date of the transaction and non-monetary items measured at fair value are measured using the exchange rate when fair value was determined.

Foreign exchange gains and losses resulting from the settlement of transactions and from the translation at period-end exchange rates of monetary assets and liabilities denominated in foreign currencies are recognised in the Statement of Income and Retained Earnings except when deferred in other comprehensive income as qualifying cash flow hedges.

#### **2.10 Finance costs**

Finance costs are charged to the Statement of Income and Retained Earnings over the term of the debt using the effective interest method so that the amount charged is at a constant rate on the carrying amount. Issue costs are initially recognised as a reduction in the proceeds of the associated capital instrument.

# DWC BUILDINGS LIMITED

## NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2017

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### 2. Accounting policies (continued)

#### 2.11 Taxation

Tax is recognised in the Statement of Income and Retained Earnings, 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 balance sheet date in the countries where the company operates and generates income.

### 3. Employees

The average monthly number of employees, including directors, during the year was 1 (2016 - 1).

### 4. Tangible fixed assets

	Equipment £
<b>Cost</b>	
At 1 January 2017	176,175
Additions	7,307
At 31 December 2017	<u>183,482</u>
<b>Depreciation</b>	
At 1 January 2017	110,906
Charge for the period	37,076
At 31 December 2017	<u>147,982</u>
<b>Net book value</b>	
At 31 December 2017	<u>35,500</u>
At 31 December 2016	<u>65,269</u>

# DWC BUILDINGS LIMITED

## NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2017

### 5. Fixed asset investments

	Investment property £
<b>Valuation</b>	
At 1 January 2017 and 31 December 2017	3,964,501
<b>Net book value</b>	
At 31 December 2017	3,964,501
At 31 December 2016	3,964,501

The director has reviewed the carrying value of the investment property at 31 December 2017 and in his opinion, the market value was approximately £3,964,501 (2016: £3,964,501).

### 6. Debtors

	2017 £	2016 £
Prepayments and accrued income	1,477	1,634

### 7. Creditors: Amounts falling due within one year

	2017 £	2016 £
Trade creditors	-	1,195
Corporation tax	3,572	5,878
Other creditors (note 11)	1,984	-
Accruals and deferred income	43,963	35,607
	49,519	42,680

### 8. Creditors: Amounts falling due after more than one year

	2017 £	2016 £
Amounts owed to group undertakings (note 12)	3,852,191	3,816,070



# DWC BUILDINGS LIMITED

## NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2017

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### 9. Share capital

	2017 £	2016 £
<b>Allotted, called up and partly paid</b>		
1 Ordinary share of £1	1	1
	<u>1</u>	<u>1</u>

### 10. Reserves

#### Profit & loss account

Profit and loss includes all current and prior period retained profits and losses.

### 11. Transactions with directors

Included within other creditors is a balance owed to the director of £1,984 (2016: £nil). This amount is unsecured, interest free and has no fixed terms of repayment.

### 12. Related party transactions

The company has chosen to take the exemption available under FRS 102 not to disclose related party transactions which are entered into between two or more members of a group, provided that the subsidiary which is a party to the transactions is wholly owned by such a member.

### 13. Controlling party

The ultimate parent undertaking is DWC (Scotland) Limited, a company registered in Scotland SC312322. In the opinion of the director, the company is controlled by D W Cullen.