

HCC 2011 Limited
Directors' Report and Accounts
Year Ended 24 December 2012

Company Registration No. 901310 (England and Wales)



HCC 2011 Limited

Company Information

Directors

N H Andrew
R Andrew
J Hazelwood
R R Andrew

Secretary

J Hazelwood

Company number

901310

Registered office

Brookfield, Lyminster Road
Lyminster
West Sussex
BN17 7QN

Business address

Rustington House
Worthing Road
Rustington
West Sussex
BN16 3PS

Auditors

BDO LLP
55 Baker Street
London
W1U 7EU

HCC 2011 Limited

Contents

Directors' report	1
Independent auditors' report	3
Balance sheet	4
Notes to the accounts	5

HCC 2011 Limited

Directors' Report Year ended 24 December 2012

The directors present their report and accounts for the year ended 24 December 2012

Directors

The following directors have held office since 25 December 2011

N H Andrew
R Andrew
J Hazelwood
R R Andrew

Directors' statement

The directors are responsible for preparing the directors' report and accounts in accordance with applicable law and regulations

In preparing this report, the directors have taken advantage of the small companies exemption

As a private company, our policy in producing these accounts is to provide only such information in such form as required by Statute and to comply with those Financial Reporting Standards and Statements of Standard Accounting Practice as are relevant, in the opinion of the directors, to the activities of the company

In preparing these accounts 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 accounts, and
- prepare the accounts on the going concern basis unless it is inappropriate to presume the company will continue in business

The directors are responsible for keeping adequate accounting records that are sufficient to show and explain the company's transactions and disclose with reasonable accuracy at any time the financial position of the company and enable them to ensure that the accounts comply with the Companies Act 2006. They are also responsible for safeguarding the assets of the company and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities

Principal activities, business review and future developments

The company has not traded during the current and preceeding financial periods and accordingly no profit and loss account has been prepared

HCC 2011 Limited

Directors' Report Year ended 24 December 2012

Dividends and appropriations

An interim dividend of £nil per share was paid in 2012 (2011 £748 85) amounting to £nil (2011 £1,647,470) for the year

Auditors

All the current directors have taken all the steps they ought to have taken to make themselves aware of any information needed by the company's auditors for the purposes of their audit and to establish that the auditors are aware of that information. The directors are not aware of any relevant information of which the auditors are unaware.

BDO LLP have expressed their willingness to continue in office and a resolution to re-appoint them will be proposed at the next directors' meeting.

On behalf of the board



N H ANDREW

Director

Date 11 September 2013

HCC 2011 Limited

Independent auditors' report to the members of HCC 2011 Limited

We have audited the financial statements of HCC 2011 Limited for the year ended 24 December 2012 which comprise the Balance Sheet and the related notes. The financial reporting framework that has been applied in their preparation is applicable law and United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice).

This report is made solely to the company's members, as a body, in accordance with Chapter 3 of Part 16 of the Companies Act 2006. Our audit work has been undertaken so that we might state to the company's members those matters we are required to state to them in an auditor's report and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the company and the company's members as a body, for our audit work, for this report, or for the opinions we have formed.

Respective responsibilities of directors and auditors

As explained more fully in the statement of directors' responsibilities, the directors are responsible for the preparation of the financial statements and for being satisfied that they give a true and fair view. Our responsibility is to audit the financial statements in accordance with applicable law and International Standards on Auditing (UK and Ireland). Those standards require us to comply with the Auditing Practices Board's (APB's) Ethical Standards for Auditors.

Scope of the audit of the financial statements

A description of the scope of an audit of financial statements is provided on the APB's website at www.frc.org.uk/apb/scope/private.cfm.

Opinion on financial statements

In our opinion the financial statements

- give a true and fair view of the state of the company's affairs at 24 December 2012 and of its result for the year then ended,
- have been prepared in accordance with United Kingdom Generally Accepted Accounting Practice, and
- have been properly prepared in accordance with the Companies Act 2006.

Opinion on other matters prescribed by the Companies Act 2006

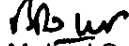
In our opinion the information given in the directors' report for the financial year for which the financial statements are prepared is consistent with the financial statements.

Matters on which we are required to report by exception

We have nothing to report in respect of the following matters where the Companies Act 2006 requires us to report to you if, in our opinion,

- adequate accounting records have not been kept, or returns adequate for our audit have not been received from branches not visited by us, or
- the financial statements are not in agreement with the accounting records and returns, or
- certain disclosures of directors' remuneration specified by law are not made, or
- we have not received all the information and explanations we require for our audit
- the directors were not entitled to prepare the financial statements and the directors' report in accordance

The company has not traded during the current and preceeding financial periods and accordingly no profit and loss account has been prepared.


Michael Goldstein (senior statutory auditor)
For and on behalf of BDO LLP, statutory auditor
London, United Kingdom

Date  September 2013

BDO LLP is a limited liability partnership registered in England and Wales (with registration number OC305127)

HCC 2011 Limited

Balance Sheet As at 24 December 2012

Company number 901310

		2012		2011	
	Notes	£	£	£	£
Current assets					
Debtors	3	2,239		2,239	
Net current assets			2,239		2,239
Provisions for liabilities and charges	4		-		-
Net assets			<u>2,239</u>		<u>2,239</u>
Capital and reserves					
Called up share capital	5		2,200		2,200
Profit and loss account	6		39		39
Shareholders' funds - equity interests	7		<u>2,239</u>		<u>2,239</u>

The accounts have been prepared in accordance with the small size regime of the Companies Act 2006, and were approved by the Board on 11 September 2013


N H ANDREW

Director

The notes on pages 5 to 6 form part of these accounts

HCC 2011 Limited

Notes to the Accounts Year ended 24 December 2012

1 Accounting policies

1.1 Accounting convention

The accounts are prepared under the historical cost convention

1.2 Compliance with accounting standards

The accounts have been prepared in accordance with applicable accounting standards

2 Dividends

Ordinary dividend

Interim dividend paid of £nil (2011 £748 85) per share

2012	2011
£	£

-	1,647,470
---	-----------

3 Debtors

2012	2011
£	£

Amounts owed by group undertakings

2,239	2,239
-------	-------

4 Provisions for liabilities and charges

2012	2011
£	£

Provision for remedial works

Balance at 25 December 2011

-	137,000
---	---------

Decrease in provision

-	(137,000)
---	-----------

Balance at 24 December 2012

-	-
---	---

This provision was in respect of remedial works to houses built over the last ten years, the amount per house being based on previous costs of such remedial works and was transferred to Hargreaves Construction Company Limited on 25th December 2010

5 Share capital

2012	2011
£	£

Authorised

2,200 Ordinary shares of £1 each

2,200	2,200
-------	-------

Allotted, called up and fully paid

2,200 Ordinary shares of £1 each

2,200	2,200
-------	-------

HCC 2011 Limited

Notes to the Accounts Year ended 24 December 2012

6 Statement of movements on profit and loss account

	£
Balance at 25 December 2011	39
Profit for the year	-
Balance at 24 December 2012	<u>39</u>

7 Reconciliation of movements in shareholders' funds

	2012 £	2011 £
Dividends	-	(1,647,470)
Net reduction in shareholders' funds	-	(1,647,470)
Opening shareholders' funds	2,239	1,649,709
Closing shareholders' funds	<u>2,239</u>	<u>2,239</u>

8 Financial commitments

The company has entered into a guarantee in respect of any borrowings with Barclays Bank Plc, of twenty fellow group companies. The total borrowings of the group with the bank amounted to £nil (2011: £nil) at the balance sheet date.

9 Ultimate parent company

The directors consider that the ultimate parent company is Hargreaves Property Holdings Limited which is registered in England and Wales and is the parent of both the smallest and largest groups of which the company is a member.

10 Related party transactions

The company has taken advantage of the exemption allowed by FRS 8 not to disclose any transactions with entities that are included in the consolidated accounts of the ultimate parent company.