

Company Number 1972739

MARINA COURT MANAGEMENT, LIMITED.

DIRECTORS' REPORT & ACCOUNTS for the year ended on the
31st.DECEMBER 2002.

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J.NIGEL WILLIAMS,
Chartered Accountant,
15 Bassaleg Road.
NEWPORT, South Wales,
NP20 3EB.



MARINA COURT MANAGEMENT, LIMITED

DIRECTORS' REPORT for the year ended 31st.DECEMBER 2002.

The Directors during the year were Messrs J.Collins and Mr.D.C.Blackstock (who resigned during the year), each having interests in one "A" Share and three "B" Shares in the Company.

The Company is a Small Company within the definitions of the Companies Act 1985 and its sole purpose is the management, as Leaseholder, of the common areas of "Marina Court" on behalf of the residents who, alone, can be Shareholders in the Company. No trading of any sort is carried on by the Company, which has no income in its own right but which makes levies on the Shareholders to meet regular costs of street lighting and other maintenance and management costs and to build a Reserve to meet the periodic larger expenditures needed to preserve the condition and appearance of the common areas and frontages. Thus, there can be neither profit nor loss except in the event of the Company receiving any interest on its accumulated funds. There was no such income in the year.

Street lighting, maintenance work and management costs in the year amounted to £5,540, whilst the charges levied on the Shareholders amounted to £4,280. The shortfall has been debited to the reserve built up to deal with major maintenance costs when they are incurred.

The condition of the Company is considered to be satisfactory. There were no political or charitable contributions in the year.



DIRECTOR.

24th.October 2003.

MARINA COURT MANAGEMENT, LIMITED.

PROFIT & LOSS ACCOUNT for the year ended 31st DECEMBER 20022.

	£	2002 £	2001 £
Management Charges levied on the Shareholders,		4,280	4,543
Expenses incurred on behalf of the Shareholders:			
Ground Rent & Insurance,	1,075		944
Street Lighting,	234		293
Grounds Maintenance,	1,204		1,426
Repairs & Re-decorations,	2,605		652
Stationery, Filing Fee & Postages,	24		27
Bank Charges,	118		106
Accountancy,	180		180
Legal expenses,	-		141
		5,540	3,769
SURPLUS (SHORTFALL) of Contributions,		(1,260)	774
Transfer from Reserve Account,		(1,260)	(774)
NET PROFIT of the year,		<u>NIL</u>	<u>NIL</u>

MARINA COURT MANAGEMENT, LIMITED.

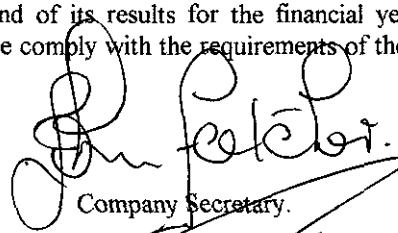
BALANCE SHEET as at the 31st.DECEMBER 2002.

	2002	2001
£	£	£
SHAREHOLDERS' FUNDS;		
Capital, Authorised & Issued:		
16 "A" Shares of 25 pence each,	4	4
48 "B" Shares of 25 pence each,	<u>12</u>	<u>12</u>
	16	16
Less Calls in arrear,	<u>12</u>	<u>12</u>
	4	4
Revenue Reserves:		
Payments by Shareholders in advance:		
as at 31.12.2001,	7,937	7,163
Added (Spent) in the year,	<u>(1,260)</u>	<u>774</u>
	6,677	7,937
	<u>6,681</u>	<u>7,941</u>
REPRESENTED BY:		
CURRENT ASSETS:		
Cash at Bank,	6,942	8,810
Prepaid insurance,	1,028	-
Debtors for Management Charges,	<u>-</u>	<u>120</u>
	7,970	8,930
Less CURRENT LIABILITIES:		
Deposits by Shareholders,	800	800
Sundry Creditors,	<u>189</u>	<u>189</u>
	989	989
Excess of Current Assets over Current Liabilities,	6,981	7,941
	<u>6,981</u>	<u>7,941</u>

STATEMENT BY THE DIRECTORS:

- For the year ended 31.12.2002 the Company was entitled to the exemption conferred by Sub-section 1 of Section 249A, Companies Act 1985.
- No notice has been deposited under Sub-section 2 of Section 249B in relation to its accounts for the financial year.
- The Directors acknowledge their responsibility for (1) ensuring that the Company keeps accounting records which comply with Section 221 of the Companies Act 1985 and (2) preparing accounts which give a true and fair view of the state of the Company's affairs as at the year's end and of its results for the financial year, in accordance with the requirements of Section 226 and which otherwise comply with the requirements of the Act, as applicable to the Company.

Signed by Order of the Board,
24th.October 2003.


Company Secretary.

MARINA COURT MANAGEMENT, LIMITED.

NOTES to the ACCOUNTS for the year ended 31st DECEMBER 2002.

ACCOUNTING POLICIES: As the sole object of the Company is the management, on behalf of the Shareholders (who must be Leaseholders of the sixteen flats in the Marina Court development, Newport) of the common areas of the Court, no detailed accounting policies other than the need for complete and accurate recording of all receipts, payments, balances, debtors and creditors and agreed decisions are called for. The financial statements are prepared under the historical cost convention as in all earlier years.

The Company is a Small Company, as defined by the Companies Act 1985.

MANAGEMENT CHARGES levied for the year were unchanged from the monthly rates of the previous year. The arrears at the start of the year were cleared and the charges for the year were paid in full. Because of changes in occupants and periods of vacancy the total charges are not always exactly as before. As well as the monthly levies of either £17.50 or £20, an annual charge is made in respect of the insurance payable by the Company in respect of the potential liabilities attributable to it.