

REGISTERED NUMBER: 0TR185HW (England and Wales)

**Report of the Commissioners and
Audited Financial Statements for the Year Ended 31 March 2014
for
NEWLYN PIER & HARBOUR**

**Kelsall Steele Ltd
Statutory Auditors
Woodlands Court
Truro Business Park
Truro
Cornwall
TR4 9NH**

NEWLYN PIER & HARBOUR (REGISTERED NUMBER: 0TR185HW)

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for the year ended 31 March 2014**

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NEWLYN PIER & HARBOUR

**Company Information
for the year ended 31 March 2014**

COMMISSIONERS:

G McCabe
D Stevens
K Bennetts
E Stevenson
M Collier
R Clifford-Wing
P Corin
J McKenna
R Parsons
L Parsons
T Qunitrell-Bond

REGISTERED OFFICE:

Harbour Office
Newlyn
Cornwall
TR18 5HW

REGISTERED NUMBER:

0TR185HW (England and Wales)

SENIOR STATUTORY AUDITOR: B B Pooley FCA CF

AUDITORS:

Kelsall Steele Ltd
Statutory Auditors
Woodlands Court
Truro Business Park
Truro
Cornwall
TR4 9NH

NEWLYN PIER & HARBOUR (REGISTERED NUMBER: 0TR185HW)

Commissioners' Report for the year ended 31 March 2014

The Commissioners present their report, together with the financial statements for the year ended 31 March 2014.

1. PRINCIPAL ACTIVITY

The principal activity of the Harbour Commissioners continues to be that of administering the affairs of Newlyn Pier and Harbour. The Harbour Commissioners are also responsible for the administration of pilotage services as a competent harbour authority under the Pilotage Act 1988.

2. REVIEW OF BUSINESS

A summary of the results of the year's operations is given on page 6 of the financial statements. The Commissioners report that the loss for the year before taxation amounted to £6,930.

The Commissioners are actively looking at schemes to improve the facilities at the harbour.

3. COMMISSIONERS

G McCabe	(Chairman)		
D Stevens			
K Bennetts			
A Munson	Retired	30 November 2013	
E Stevenson			
M Collier			
R Clifford-Wing	(Vice-Chairman)		
R Salvidge			
P Corin			
J McKenna	Appointed	4 September 2013	
R Parsons	Appointed	4 December 2013	
H Blakely	Appointed	8 January 2014	

4. STATEMENT OF COMMISSIONERS' RESPONSIBILITIES

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

Company law requires the Commissioners to prepare financial statements for each financial year. Under that law the Commissioners have elected to prepare the financial statements in accordance with United Kingdom Generally Accepted Accounting Practice (United Kingdom Accounting Standards and applicable law). Under company law the Commissioners must not approve the financial statements unless they are satisfied that they give a true and fair view of the state of affairs of the entity and of the surplus or deficit of the entity for that period. In preparing these financial statements, the Commissioners are required to:-

- select suitable accounting policies and then apply them consistently;
- make judgements and accounting estimates that are reasonable and prudent;
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the entity will continue in business.

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

5. STATEMENT AS TO DISCLOSURE OF INFORMATION TO AUDITORS

So far as the Commissioners are aware, there is no relevant audit information of which the entity's auditors are unaware, and each Commissioner has taken all the steps that he or she ought to have taken as a Commissioner in order to make himself or herself aware of any relevant audit information and to establish that the entity's auditors are aware of that information.

Commissioners' Report
for the year ended 31 March 2014

6. AUDITORS

A resolution proposing that Kelsall Steele Limited be re-appointed as auditors of the entity will be put to the Annual General Meeting.

ON BEHALF OF THE BOARD:



R Clifford-Wing (Vice-Chairman)

Date: 27th November 2015

Report of the Independent Auditors to the Members of Newlyn Pier & Harbour

We have audited the financial statements of Newlyn Pier & Harbour for the year ended 31 March 2014 on pages six to thirteen. The financial reporting framework that has been applied in their preparation is applicable law and the Financial Reporting Standard for Smaller Entities (effective April 2008) (United Kingdom Generally Accepted Accounting Practice applicable to Smaller Entities).

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 this report, or for the opinions we have formed.

Respective responsibilities of commissioners and auditors

As explained more fully in the Statement of Commissioners' Responsibilities set out on pages 2 and 3, the Commissioners 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 and express an opinion on 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 Ethical Standards for Auditors.

Scope of the audit of the financial statements

An audit involves obtaining evidence about the amounts and disclosures in the financial statements sufficient to give reasonable assurance that the financial statements are free from material misstatement, whether caused by fraud or error. This includes an assessment of: whether the accounting policies are appropriate to the entity's circumstances and have been consistently applied and adequately disclosed; the reasonableness of significant accounting estimates made by the Commissioners; and the overall presentation of the financial statements. In addition, we read all the financial and non-financial information in the Report of the Commissioners to identify material inconsistencies with the audited financial statements. If we become aware of any apparent material misstatements or inconsistencies we consider the implications for our report.

Opinion on financial statements

In our opinion the financial statements:-

- give a true and fair view of the state of the entity's affairs as at 31 March 2014 and of its profit for the year then ended;
- have been properly prepared in accordance with United Kingdom Generally Accepted Accounting Practice applicable to Smaller Entities; and
- have been prepared in accordance with the requirements of the Harbours Act 1964, the statutory Harbour undertakings (Pilotage Accounts) Regulations 1988 and the Companies Act 2006.

Opinion on other matter prescribed by the Companies Act 2006

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

**Report of the Independent Auditors to the Members of
Newlyn Pier & Harbour**

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 Commissioners' remuneration specified by law are not made; or
- we have not received all the information and explanations we require for our audit; or
- the Commissioners were not entitled to prepare the financial statements in accordance with the small companies regime and take advantage of the small companies' exemption from the requirement to prepare a Strategic Report or in preparing the Commissioners' Report.

B B Pooley FCA CF

B B Pooley FCA CF (Senior Statutory Auditor)
for and on behalf of Kelsall Steele Ltd
Statutory Auditors
Woodlands Court
Truro Business Park
Truro
Cornwall
TR4 9NH

Date: *27th November 2015*

NEWLYN PIER & HARBOUR (REGISTERED NUMBER: 0TR185HW)

**Profit and Loss Account
for the year ended 31 March 2014**

	Notes	2014 £	2013 £
TURNOVER		938,210	787,801
Administrative expenses		<u>1,084,631</u>	<u>985,862</u>
		(146,421)	(198,061)
Other operating income		<u>140,113</u>	<u>174,395</u>
OPERATING LOSS	2	(6,308)	(23,666)
Other finance income	10	<u>2,000</u>	<u>2,000</u>
		(4,308)	(21,666)
Interest payable and similar charges		<u>2,622</u>	<u>8,671</u>
LOSS ON ORDINARY ACTIVITIES BEFORE TAXATION		(6,930)	(30,337)
Tax on loss on ordinary activities	3	<u>(46,975)</u>	<u>600</u>
PROFIT / (LOSS) FOR THE FINANCIAL YEAR		<u><u>40,045</u></u>	<u><u>(30,937)</u></u>

The notes on pages 9 to 13 form part of these financial statements

NEWLYN PIER & HARBOUR (REGISTERED NUMBER: 0TR185HW)

**Statement of Total Recognised Gains and Losses
for the year ended 31 March 2014**

	2014 £	2013 £
PROFIT / (LOSS) FOR THE FINANCIAL YEAR	40,045	(30,937)
Actuarial gains/(losses) on pension scheme	21,130	(17,870)
	<hr/>	<hr/>
TOTAL RECOGNISED GAINS AND LOSSES RELATING TO THE YEAR	<u>61,175</u>	<u>(48,807)</u>

The notes on pages 9 to 13 form part of these financial statements

NEWLYN PIER & HARBOUR (REGISTERED NUMBER: 0TR185HW)

**Balance Sheet
31 March 2014**

	Notes	2014		2013	
		£	£	£	£
FIXED ASSETS					
Tangible assets	4		2,683,863		2,831,496
CURRENT ASSETS					
Debtors	5	458,760		410,715	
Cash at bank and in hand		<u>29,467</u>		<u>-</u>	
		488,227		410,715	
CREDITORS					
Amounts falling due within one year	6	<u>160,559</u>		<u>228,542</u>	
NET CURRENT ASSETS			<u>327,668</u>		<u>182,173</u>
TOTAL ASSETS LESS CURRENT LIABILITIES			3,011,531		3,013,669
ACCRUALS AND DEFERRED INCOME	8		(1,471,554)		(1,611,667)
PENSION LIABILITY	10		<u>(112,000)</u>		<u>(35,200)</u>
NET ASSETS			<u>1,427,977</u>		<u>1,366,802</u>
RESERVES					
Revenue reserves	9		<u>1,427,977</u>		<u>1,366,802</u>
			<u>1,427,977</u>		<u>1,366,802</u>

The financial statements have been prepared in accordance with the special provisions of Part 15 of the Companies Act 2006 relating to small companies and with the Financial Reporting Standard for Smaller Entities (effective April 2008).

The financial statements were approved at a meeting of the Commissioners on 27th November 2015 and were signed on its behalf by:



R Clifford-Wing – Vice-Chairman



R Parsons - Commissioner

The notes on pages 11 to 15 form part of these financial statements

Notes to the Financial Statements
for the year ended 31 March 2014

1. ACCOUNTING POLICIES

Accounting convention

The financial statements have been prepared under the historical cost convention and in accordance with the Financial Reporting Standard for Smaller Entities (effective April 2008).

Exemption from preparing a cash flow statement

Exemption has been taken from preparing a cash flow statement on the grounds that the company qualifies as a small company.

Turnover

Turnover represents the total invoice value, excluding value added tax, of sales made during the period.

Tangible fixed assets

Depreciation is provided at the following annual rates in order to write off each asset over its estimated useful life.

Freehold property	- at variable rates on straight line
Plant and machinery	- at variable rates on straight line
Fixtures and fittings	- 25% straight line
Motor vehicles	- 25% straight line

No depreciation is provided on deferred expenditure, land or capital works in progress.

Deferred tax

Deferred tax is recognised in respect of all timing differences that have originated but not reversed at the balance sheet date where transactions or events have occurred at that date that will result in an obligation to pay more, or a right to pay less or to receive more, tax, with the following exceptions:

Deferred tax assets are recognised only to the extent that the Commissioners consider that it is more likely than not that there will be suitable taxable profits from which the future reversal of the underlying timing differences can be deducted.

Deferred tax is measured on an undiscounted basis at the tax rates that are expected to apply in the periods in which timing differences reverse, based on tax rates and laws enacted or substantively enacted at the balance sheet date.

Government and EEC grants

Grants received before 1990 are deducted from the cost of the relevant fixed assets. Depreciation is calculated on the net cost.

Grants received since 1990 are treated as a deferred credit and are released to the revenue account in equal instalments over the estimated useful economic life of the asset concerned.

Accruals and deferred income

Accruals and deferred income represents grants received in the year which are to be released to subsequent year's profit and loss accounts so that they are written off over the estimated useful life of the assets.

Pensions

The Harbour operates a defined benefit pension scheme. A defined benefit plan is a pension plan that defines an amount of pension benefit which an employee will receive on retirement. The assets of this fund are held separately from The Harbour's assets.

In accordance with FRS17 Retirement benefits, the operating and financial costs of pension and other post retirement benefits are recognised separately in the profit and loss account. Current service costs are recognised within operating profit and the interest cost and expected return on pension assets are included in net finance costs.

NEWLYN PIER & HARBOUR (REGISTERED NUMBER: 0TR185HW)

**Notes to the Financial Statements - continued
for the year ended 31 March 2014**

1. ACCOUNTING POLICIES (continued)

Pensions (continued)

Losses arising on settlement and curtailment are recognised in the profit and loss account when the Harbour becomes demonstrably committed to the transaction. Actuarial gains and losses are recognised in the statement of total recognised gains and losses.

The liability recognised in the balance sheet is the present value of the defined benefit obligation at the balance sheet date less the fair value of the plan assets. The defined benefit obligation is calculated annually by independent actuaries in accordance with FRS17.

All members of the scheme have now retired as at 31 March 2014 and the scheme is now in a cessation stage where the actuary has calculated the cessation liability on a gilts basis.

2. OPERATING LOSS

The operating loss is stated after charging/(crediting):

	2014	2013
	£	£
Depreciation - owned assets	165,694	166,772
(Profit)/loss on disposal of fixed assets	(966)	75,986
Auditors' remuneration	3,550	3,500
Commissioners' remuneration and other benefits	<u>70,121</u>	<u>40,955</u>

3. TAXATION

Analysis of the tax (credit)/charge

The tax (credit)/charge on the loss on ordinary activities for the year was as follows:

	2014	2013
	£	£
Deferred tax:		
Timing differences	<u>(46,975)</u>	<u>600</u>
Tax on loss on ordinary activities	<u>(46,975)</u>	<u>600</u>

4. TANGIBLE FIXED ASSETS

	Freehold property £	Plant and machinery £	Fixtures and fittings £	Motor vehicles £	Totals £
COST					
At 1 April 2013	1,865,938	2,658,590	14,872	7,299	4,546,699
Additions	<u>14,900</u>	<u>-</u>	<u>3,161</u>	<u>-</u>	<u>18,061</u>
At 31 March 2014	<u>1,880,838</u>	<u>2,658,590</u>	<u>18,033</u>	<u>7,299</u>	<u>4,564,760</u>
DEPRECIATION					
At 1 April 2013	808,198	888,086	14,053	4,866	1,715,203
Charge for year	<u>37,063</u>	<u>126,131</u>	<u>1,040</u>	<u>1,460</u>	<u>165,694</u>
At 31 March 2014	<u>845,261</u>	<u>1,014,217</u>	<u>15,093</u>	<u>6,326</u>	<u>1,880,897</u>
NET BOOK VALUE					
At 31 March 2014	<u>1,035,577</u>	<u>1,644,373</u>	<u>2,940</u>	<u>973</u>	<u>2,683,863</u>
At 31 March 2013	<u>1,057,740</u>	<u>1,770,504</u>	<u>819</u>	<u>2,433</u>	<u>2,831,496</u>

At 31 March 2014, the costs of fixed assets (before deduction of grants £2,915,150) amounted to £7,479,910 (2013 - £7,461,849). The related accumulated depreciation provisions would amount to £2,932,869 (2013 - £2,735,351).

NEWLYN PIER & HARBOUR (REGISTERED NUMBER: 0TR185HW)

**Notes to the Financial Statements - continued
for the year ended 31 March 2014**

5. DEBTORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	2014	2013
	£	£
Trade debtors	348,248	393,914
Other debtors	<u>110,512</u>	<u>16,801</u>
	<u>458,760</u>	<u>410,715</u>

Deferred tax asset (included within other debtors)

	2014	2013
	£	£
Accelerated capital allowances	(30,788)	-
Tax losses carried forward	<u>86,563</u>	<u>-</u>
	<u>55,775</u>	<u>-</u>

6. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	2014	2013
	£	£
Bank loans and overdrafts	-	59,454
Trade creditors	87,137	122,216
Taxation and social security	7,751	5,511
Other creditors	<u>65,671</u>	<u>41,361</u>
	<u>160,559</u>	<u>228,542</u>

The bank overdraft is unsecured.

7. OPERATING LEASE COMMITMENTS

At 31 March 2014 the entity had an annual commitment under a non-cancellable operating lease as follows:

	2014	2013
	£	£
Expiring:		
Between one and five years	<u>2,242</u>	<u>2,242</u>

8. ACCRUALS AND DEFERRED INCOME

	2014	2013
	£	£
Deferred government grants	1,611,667	1,786,062
Released in year	<u>(140,113)</u>	<u>(174,395)</u>
	<u>1,471,554</u>	<u>1,611,667</u>

NEWLYN PIER & HARBOUR (REGISTERED NUMBER: 0TR185HW)

**Notes to the Financial Statements - continued
for the year ended 31 March 2014**

9. RESERVES

Profit and loss account

	£
At 1 April 2013	1,366,802
Profit for the year	40,045
Actuarial Gains / Losses	<u>21,130</u>
At 31 March 2014	<u>1,427,977</u>
Revenue reserves excluding pension deficit	1,539,977
Pension deficit	<u>(112,000)</u>
Revenue reserves	<u>1,427,977</u>

10. PENSION COMMITMENTS

The Harbour operates a Defined Benefit Pension Scheme based on final pensionable pay. The assets of the scheme are held separately from those of the company, being invested in Equities (64%), Bonds (28%), Property (6%) & Cash (2%).

The contributions are determined by a qualified actuary. The most recent full actuarial valuation was done on 14 June 2014 for the year ended 31 March 2014. It was assumed that the investment returns would be 4.7% per year, that salary increases would average 4.5% per year and that present and future pensions would increase at the rate of 2.7% per year.

The contributions made by the Harbour during the year to 31 March 2014 were £28,870.

The Defined Benefit Pension Scheme is closed to new members, and at the date of signing the report all members had retired and the fund has entered a cessation period. The cessation deficit represents the payment due from the employer, and this has been calculated on a gilts basis, which assumes no allowance for future outperformance of equities or any other asset class over the return available on government bonds.

The Harbour has agreed to pay £2,100 per month for a period of five years to fund the deficit.

	2014	2013
Market Value Of Assets	513,000	524,000
Present Values Of Liabilities	625,000	568,000
Deficit In Scheme	<u>(112,000)</u>	<u>(44,000)</u>
Related Deferred Tax Asset	-	8,800
Net Pension Liability	<u>(112,000)</u>	<u>(35,200)</u>
Movement During The Year		
Deficit At Start Of The Year	(44,000)	(47,000)
Current Service Costs	(10,000)	(10,000)
Return In Excess Of Finance Cost	2,000	2,000
Actuarial Gain	21,130	(17,870)
Settlement	(110,000)	-
Contributions	28,870	28,870
Deficit In Scheme At The Year End	<u>(112,000)</u>	<u>(44,000)</u>

NEWLYN PIER & HARBOUR (REGISTERED NUMBER: 0TR185HW)

**Notes to the Financial Statements - continued
for the year ended 31 March 2014**

11. CAPITAL COMMITMENTS

In July 2014, a contract for £260,303 was agreed for the upgrade of the electrical installations on the Harbour and Government approval for a grant of 75% (£195,227) was also received.

12. RELATED PARTY DISCLOSURES

During the year the Harbour provided services to Consol Oils Limited, of which K Bennetts, a Commissioner, is a Shareholder and Director, of £nil (2013 - £2,161). At the balance sheet date Consol Oils Limited owed the Harbour £nil (2013 - £2,161).

During the year the Harbour provided services to St Clements fishing, of which E Stevenson, a Commissioner, is a Partner of £8,037 (2013 - £nil) consisting mainly of dues. At the balance sheet date St Clements Fishing owed the harbour £nil (2013 - £nil).

During the year the Harbour provided services to W Stevenson & Sons Limited, of which E Stevenson, a Commissioner, is a Shareholder and Director, of £396,602 (2013 - £336,929), consisting mainly of dues and levies. At the balance sheet date W Stevenson & Sons Limited owed the Harbour £83,982 (2013 - £105,594).

During the year the Harbour provided services to Crystal Sea Fishing Limited, of which D Stevens, a Commissioner, is a Shareholder and Director, of £32,088 (2013 - £25,257), consisting mainly of dues. At the balance sheet date Crystal Sea Fishing Limited owed the Harbour £Nil (2013 - £Nil).

During the year the Harbour provided services to Wing of St Mawes Limited, of which R Clifford-Wing, a Commissioner, is a Shareholder and Director, of £909 (2013 - £992), consisting mainly of dues. At the balance sheet date Wing of St Mawes Limited owed the Harbour £85 (2013 - £87).

During the year the Harbour provided services to M Collier (Commissioner) of £720 (2013 - £nil). At the balance sheet date M Collier owed the Harbour £720 (2013 - £nil).