

Registered number: 09819634

**EQUITIX CAPITAL EUROBOND 4 LIMITED**

**ANNUAL REPORT  
AND  
FINANCIAL STATEMENTS FOR THE YEAR ENDED**

**31 DECEMBER 2019**



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**EQUITIX CAPITAL EUROBOND 4 LIMITED**

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**CONTENTS**

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	Page
<b>Company information</b>	<b>2</b>
<b>Directors' report</b>	<b>3 - 4</b>
<b>Directors' responsibilities statement</b>	<b>5</b>
<b>Strategic report</b>	<b>6 - 7</b>
<b>Independent auditor's report to the members of Equitix Capital Eurobond 4 Limited</b>	<b>8 - 10</b>
<b>Statement of comprehensive income</b>	<b>11</b>
<b>Statement of financial position</b>	<b>12 - 13</b>
<b>Statement of changes in equity</b>	<b>14</b>
<b>Statement of cash flows</b>	<b>15</b>
<b>Notes to the financial statements</b>	<b>16 - 52</b>

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**EQUITIX CAPITAL EUROBOND 4 LIMITED**

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**COMPANY INFORMATION**

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<b>Directors</b>	G A Jackson H B Crossley J C Smith
<b>Registered number</b>	09819634
<b>Registered office</b>	3rd Floor, South Building 200 Aldersgate Street London EC1A 4HD
<b>Independent auditor</b>	KPMG LLP Chartered Accountants 15 Canada Square London E14 5GL
<b>Bankers</b>	HSBC Bank PLC 60 Queen Victoria Street London EC4N 4TR

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## **EQUITIX CAPITAL EUROBOND 4 LIMITED**

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### **DIRECTORS' REPORT FOR THE YEAR ENDED 31 DECEMBER 2019**

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The Directors submit their report and the audited financial statements of Equitix Capital Eurobond 4 Limited (the "Company") for the year ended 31 December 2019.

#### **DIRECTORS**

The Directors who served throughout the year and up to the date of this report, are shown on page 2.

#### **RESULTS AND DIVIDENDS**

The Company's performance reflects the position under the various inter-company and intra-group agreements that have been put in place during the year, and the ongoing performance and value of the investment portfolio. See Strategic Report for further details.

#### **GOING CONCERN**

The Company's forecasts and projections taking account of reasonably possible changes in trading performance, and the net liability position of the Company, show that the Company should be able to operate within the level of its current resources. The Company's going concern is dependent upon performance of the entities within the Equitix Fund IV LP group. The Company has obtained a letter of support from its parent entity, Equitix Fund IV LP (the "Fund"). After making enquiries, the Directors have a reasonable expectation that the Company and its parent have adequate resources to continue in operational existence for the foreseeable future, and for a minimum of 12 months from the date of signing of this report, despite any economic uncertainties. In forming his conclusion, the following has been taken into consideration:

- all committed investments of the Company and its subsidiaries holding companies are covered by commitments from the Partners of Equitix Fund IV LP;
- the Company has limited other outgoings and funding can be drawn down from the Fund's Partners if required to meet these obligations; and
- the Fund financial model, which consolidates the returns from the Company's investment portfolio.

The Directors of the Company have considered the impact of the COVID-19 global pandemic which has arisen in 2020 when preparing these financial statements. Refer to Note 2 Accounting Policies and Note 21 Post Balance Sheet Events.

#### **FINANCIAL RISK MANAGEMENT**

The Company's management of financial risks including interest rate, credit and liquidity risk during the year are detailed in note 2.9.

#### **FUTURE DEVELOPMENTS**

Details of future developments can be found in the Strategic Report on pages 6 and 7 and form part of this report by cross-reference.

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**EQUITIX CAPITAL EUROBOND 4 LIMITED**

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**DIRECTORS' REPORT (CONTINUED)  
FOR THE YEAR ENDED 31 DECEMBER 2019**

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**AUDITOR**

Each of the persons who is a Director at the date of approval of this report confirms that:

- so far as the Director is aware, there is no relevant audit information of which the Company's auditor is unaware; and
- the Director has taken all the steps that ought to have been taken as a Director in order to be aware of any relevant audit information and to establish that the Company's auditor is aware of that information.

This confirmation is given and should be interpreted in accordance with the provisions of s418 of the Companies Act 2006.

Pursuant to Section 487 of the Companies Act 2006, the auditor will be deemed to be reappointed and KPMG LLP will therefore continue in office.

This report was approved by the board and signed on its behalf.



**J C Smith**  
Director

Date: 15 October 2020

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**STATEMENT OF DIRECTORS' RESPONSIBILITIES IN RESPECT OF THE STRATEGIC REPORT, THE DIRECTORS' REPORT AND THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2019**

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The Directors are responsible for preparing the Strategic Report, the Directors Report and the financial statements in accordance with applicable law and regulations.

Company law requires the Directors to prepare financial statements for each financial year. Under that law they have elected to prepare the financial statements in accordance with International Financial Reporting Standards as adopted by the European Union (IFRSs as adopted by the EU) and applicable law.

Under Company law the Directors 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 Company and of the profit or loss of the Company for that period. In preparing these financial statements, the Directors are required to:

- select suitable accounting policies and then apply them consistently;
- make judgements and estimates that are reasonable, relevant and reliable;
- state whether they have been prepared in accordance with IFRS as adopted by the EU
- assess the Company's ability to continue as a going concern, disclosing, as applicable, matters related to going concern; and
- use the going concern basis of accounting unless they either intend to liquidate the Company or to cease operations, or have no realistic alternative but to do so.

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 its financial statements comply with the Companies Act 2006. They are responsible for such internal control as they determine is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error, and have general responsibility for taking such steps as are reasonably open to them to safeguard the assets of the Company and to prevent and detect fraud and other irregularities.

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## EQUITIX CAPITAL EUROBOND 4 LIMITED

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### STRATEGIC REPORT FOR THE YEAR ENDED 31 DECEMBER 2019

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#### PRINCIPAL ACTIVITIES

The principal activity of the Equitix Capital Eurobond 4 Limited (the "Company") is to act as a holding company for the Equitix Fund IV LP investments in core Public Private Partnerships ("PPP") and other core infrastructure.

#### BUSINESS REVIEW

##### *Scottish Hubs*

On 28 January 2019, the Company acquired an additional stake in its existing asset Hub SW Ayr DBFM Co Limited. The Company entered in to a loan agreement for £617k, with an interest rate of 12% with its ultimate parent entity, Equitix Fund IV LP. At the same time, the Company entered into a loan agreement for £617k, with an interest rate of 10.65%, with its subsidiary Equitix Hubco 4 Limited for the purpose of acquiring an additional 24% subordinated debt interest.

On 31 May 2019, the Company acquired an additional stake in its existing asset Hub SW Largs DBFM Co Limited. The Company entered in to a loan agreement for £1,014k, with an interest rate of 12% with its ultimate parent entity, Equitix Fund IV LP. At the same time, the Company entered into a loan agreement for £1,014k, with an interest rate of 10.15%, with its subsidiary Equitix Hubco 4 Limited for the purpose of acquiring an additional 24% subordinated debt interest.

On 19 December 2019, the Company acquired an additional stake in its existing asset Hub SW Dalbeattie DBFM Co Limited. The Company entered in to a loan agreement for £533k, with an interest rate of 12% with its ultimate parent entity, Equitix Fund IV LP. At the same time, the Company entered into a loan agreement for £533k, with an interest rate of 10.85%, with its subsidiary Equitix Hubco 4 Limited for the purpose of acquiring an additional 24% subordinated debt interest.

On 19 December 2019, the Company acquired an additional stake in its existing asset Hub SW EALC DBFM Co Limited. The Company entered in to a loan agreement for £969k, with an interest rate of 12% with its ultimate parent entity, Equitix Fund IV LP. At the same time, the Company entered into a loan agreement for £969k, with an interest rate of 10.5%, with its subsidiary Equitix Hubco 4 Limited for the purpose of acquiring an additional 24% subordinated debt interest.

##### *Infrastructure*

On 17 September 2019, the Company entered in to a loan agreement for £16.8m, with an interest rate of 12% with its ultimate parent entity, Equitix Fund IV LP. At the same time, the Company entered into a loan agreement for £16.8m, with an interest rate of 6.63%, with its subsidiary Equitix Infrastructure 4 Limited for the purpose of acquiring a 100% interest in Cape RE 4 Limited.

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## **EQUITIX CAPITAL EUROBOND 4 LIMITED**

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### **STRATEGIC REPORT (CONTINUED) FOR THE YEAR ENDED 31 DECEMBER 2019**

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#### **KEY PERFORMANCE INDICATORS**

The key performance indicators for the Company are primarily client and financially focused, including those listed below:

- tracking the performance and delivery of the services in conjunction with the KPIs set by at the individual project company;
- the progress of the individual project companies;
- the comparison of actual cash flows costs to those that have been forecast;
- the value of investments held in the group portfolio in association with the expected future cash flows; and
- that all operational projects are performing within the restrictions of all project documentation.

The latest financial models show that the current investment portfolio is performing in line with expectations and project documentation, with no material or significant unavailability deductions have been suffered in the year.

The results for the year are shown on page 11 in the Statement of Comprehensive Income. This shows a loss before tax of £25,107k (2018: £45,637k profit). The loss for the year includes an increase in the fair value of the investments of £9,656k (2018: £88,266k). The Directors do not recommend the payment of a dividend (2018: £nil).

#### **FUTURE DEVELOPMENTS**

The Directors of the Company are not aware of any circumstances by which the principal activity of the Company would alter or cease.

#### **PRINCIPAL RISKS AND UNCERTAINTIES**

The Company has entered into inter-company loan agreements with its ultimate parent entity and with its subsidiaries. A principal risk is the Company not receiving interest payments in order to make interest payments to its parent company. Therefore, the Company's main concerns are attributable to the sound operation of the underlying infrastructure assets, ensuring that the modelled cash flows, made up of, but not limited to, subordinated debt principal repayments, subordinated debt interest payments, dividends and other fees are indeed received. The Company will monitor actual and projected cash flows to ensure that the returns are as expected. In addition, the Company will also look to optimise returns from the underlying infrastructure assets through achieving efficiencies at project level and by maximising synergies at portfolio level.

This report was approved by the board and signed on its behalf.



**J C Smith**  
Director

Date: 15 October 2020



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## **INDEPENDENT AUDITOR'S REPORT TO THE MEMBERS OF EQUITIX CAPITAL EUROBOND 4 LIMITED**

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### **Opinion**

We have audited the financial statements of Equitix Capital Eurobond 4 Limited ("the Company") for the year ended 31 December 2019 which comprise the Statement of Comprehensive Income, Statement of Financial Position, Statement of Changes in Equity, Statement of Cash Flows and related notes, including the accounting policies in note 2.

In our opinion the financial statements:

- give a true and fair view of the state of the company's affairs as at 31 December 2019 and of its loss for the year then ended;
- have been properly prepared in accordance with International Financial Reporting Standards as adopted by the EU; and
- have been prepared in accordance with the requirements of the Companies Act 2006.

### **Basis for opinion**

We conducted our audit in accordance with International Standards on Auditing (UK) ("ISAs (UK)") and applicable law. Our responsibilities are described below. We have fulfilled our ethical responsibilities under, and are independent of the Company in accordance with, UK ethical requirements including the FRC Ethical Standard. We believe that the audit evidence we have obtained is a sufficient and appropriate basis for our opinion.

### **Going concern**

The Directors have prepared the financial statements on the going concern basis as they do not intend to liquidate the Company or to cease its operations, and as they have concluded that the Company's financial position means that this is realistic. They have also concluded that there are no material uncertainties that could have cast significant doubt over its ability to continue as a going concern for at least a year from the date of approval of the financial statements ("the going concern period").

We are required to report to you if we have concluded that the use of the going concern basis of accounting is inappropriate or there is an undisclosed material uncertainty that may cast significant doubt over the use of that basis for a period of at least a year from the date of approval of the financial statements. In our evaluation of the Directors' conclusions, we considered the inherent risks to the Company's business model and analysed how those risks might affect the Company's financial resources or ability to continue operations over the going concern period. We have nothing to report in these respects.

However, as we cannot predict all future events or conditions and as subsequent events may result in outcomes that are inconsistent with judgements that were reasonable at the time they were made, the absence of reference to a material uncertainty in this auditor's report is not a guarantee that the Company will continue in operation.

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## **INDEPENDENT AUDITOR'S REPORT TO THE MEMBERS OF EQUITIX CAPITAL EUROBOND 4 LIMITED**

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### **Strategic report and Directors' report**

The Directors are responsible for the Strategic Report and the Directors' Report. Our opinion on the financial statements does not cover those reports and we do not express an audit opinion thereon.

Our responsibility is to read the the Strategic Report and the Directors' Report and, in doing so, consider whether, based on our financial statements audit work, the information therein is materially misstated or inconsistent with the financial statements or our audit knowledge. Based solely on that work:

- we have not identified material misstatements in the strategic report and the directors' report;
- in our opinion the information given in the the Strategic Report and the Directors' Report for the financial year is consistent with the financial statements; and
- in our opinion those reports have been prepared in accordance with the Companies Act 2006.

### **Matters on which we are required to report by exception**

Under the Companies Act 2006, we are required 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.

We have nothing to report in these respects.

### **Directors' responsibilities**

As explained more fully in their statement set out on page 5, the directors are responsible for: the preparation of the financial statements and for being satisfied that they give a true and fair view; such internal control as they determine is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error; assessing the company's ability to continue as a going concern, disclosing, as applicable, matters related to going concern; and using the going concern basis of accounting unless they either intend to liquidate the company or to cease operations, or have no realistic alternative but to do so.

### **Auditor's responsibilities**

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue our opinion in an auditor's report. Reasonable assurance is a high level of assurance, but does not guarantee that an audit conducted in accordance with ISAs (UK) will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of the financial statements.

A fuller description of our responsibilities is provided on the FRC's website at [www.frc.org.uk/auditorsresponsibilities](http://www.frc.org.uk/auditorsresponsibilities).

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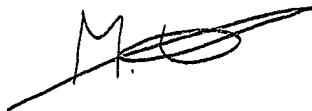
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## INDEPENDENT AUDITOR'S REPORT TO THE MEMBERS OF EQUITIX CAPITAL EUROBOND 4 LIMITED

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### The purpose of our audit work and to whom we owe our responsibilities

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.



**Matthew Williams (Senior Statutory Auditor)**  
**for and on behalf of KPMG LLP, Statutory Auditor**

Chartered Accountants

15 Canada Square  
London  
E14 5GL

Date: 15 October 2020

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EQUITIX CAPITAL EUROBOND 4 LIMITED

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**STATEMENT OF COMPREHENSIVE INCOME  
FOR THE YEAR ENDED 31 DECEMBER 2019**

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	Note	2019 £000	2018 £000
Investment income	7	47,650	29,680
Other income		773	665
Fair value gain on investments	9, 11	9,656	88,266
<b>Operating profit</b>		<u>58,079</u>	<u>118,611</u>
Finance costs	8	(83,186)	(72,974)
<b>(Loss)/profit before tax</b>		<u>(25,107)</u>	<u>45,637</u>
Tax	10	-	-
<b>(Loss)/profit for the financial year</b>		<u>(25,107)</u>	<u>45,637</u>

All of the above relates to continuing activities.

The notes on pages 16 to 52 form part of these financial statements.

There are no other items of comprehensive income other than the profit for the year, therefore a separate Statement of Other Comprehensive Income has not been prepared.

**EQUITIX CAPITAL EUROBOND 4 LIMITED**  
**REGISTERED NUMBER: 09819634**

**STATEMENT OF FINANCIAL POSITION**  
**AS AT 31 DECEMBER 2019**

	<b>Note</b>	<b>2019 £000</b>	<b>2018 £000</b>
<b>Assets</b>			
<b>Non-current assets</b>			
Investments held at fair value	<b>11</b>	811,098	745,637
		<u>811,098</u>	<u>745,637</u>
<b>Current assets</b>			
Trade and other receivables	<b>12</b>	2,411	6,020
Cash at bank and in hand		441	914
		<u>2,852</u>	<u>6,934</u>
<b>Total assets</b>		<u>813,950</u>	<u>752,571</u>
<b>Liabilities</b>			
<b>Non-current liabilities</b>			
Borrowings	<b>13</b>	731,403	657,135
		<u>731,403</u>	<u>657,135</u>
<b>Current liabilities</b>			
Interest payable	<b>14</b>	67,025	45,213
Borrowings	<b>13</b>	62	9,656
		<u>67,087</u>	<u>54,869</u>
<b>Total liabilities</b>		<u>798,490</u>	<u>712,004</u>
<b>Net assets</b>		<u>15,460</u>	<u>40,567</u>

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**EQUITIX CAPITAL EUROBOND 4 LIMITED**  
**REGISTERED NUMBER: 09819634**

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**STATEMENT OF FINANCIAL POSITION (CONTINUED)**  
**AS AT 31 DECEMBER 2019**

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	<b>Note</b>	<b>2019 £000</b>	<b>2018 £000</b>
<b>Equity</b>			
Share capital	<b>15</b>	-	-
Retained earnings		15,460	40,567
<b>Shareholder's Equity</b>		<u>15,460</u>	<u>40,567</u>

The notes on pages 16 to 52 form part of these financial statements.

The financial statements of Equitix Capital Eurobond 4 Limited, registered number 09819634, were approved by the Board of Directors and were authorised for issue and signed on its behalf by:



**J C Smith**  
Director

Date: 15 October 2020

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**EQUITIX CAPITAL EUROBOND 4 LIMITED**

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**STATEMENT OF CHANGES IN EQUITY  
FOR THE YEAR ENDED 31 DECEMBER 2019**

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	<b>Retained earnings £000</b>	<b>Total equity £000</b>
<b>At 1 January 2018</b>	(5,070)	(5,070)
<b>Comprehensive income for the year</b>		
Profit for the year	45,637	45,637
	<u>45,637</u>	<u>45,637</u>
<b>Total comprehensive income for the year</b>		
	<u>40,567</u>	<u>40,567</u>
<b>At 31 December 2018</b>	40,567	40,567
	<u>40,567</u>	<u>40,567</u>
<b>At 1 January 2019</b>	40,567	40,567
<b>Comprehensive loss for the year</b>		
Loss for the year	(25,107)	(25,107)
	<u>(25,107)</u>	<u>(25,107)</u>
<b>Total comprehensive loss for the year</b>		
	<u>15,460</u>	<u>15,460</u>
<b>At 31 December 2019</b>	15,460	15,460

The notes on pages 16 to 52 form part of these financial statements.

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**EQUITIX CAPITAL EUROBOND 4 LIMITED**

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**STATEMENT OF CASH FLOWS  
FOR THE YEAR ENDED 31 DECEMBER 2019**

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	<b>2019</b> <b>£000</b>	<b>2018</b> <b>(Restated*)</b> <b>£000</b>
<b>Cash flows from operating activities</b>		
(Loss)/profit for the year	(25,107)	45,637
	<u>(25,107)</u>	<u>45,637</u>
<b>Adjustments for</b>		
Investment income	(47,650)	(29,680)
Fair value gain investments	(9,656)	(88,266)
Finance cost	83,186	72,974
Increase in other debtors	(137)	(113)
	<u>636</u>	<u>552</u>
<b>Movements in working capital:</b>		
<b>Cash generated from operations</b>	<u>636</u>	<u>552</u>
Interest received	-	-
	<u>636</u>	<u>552</u>
<b>Cash inflow from operations</b>	<u>636</u>	<u>552</u>
<b>Investing activities</b>		
<b>Cash flows from financing activities</b>		
Interest paid	(1,109)	-
	<u>(1,109)</u>	<u>-</u>
<b>Cash used in financing activities</b>	<u>(1,109)</u>	<u>-</u>
<b>Net (decrease)/increase in cash and cash equivalents</b>	<u>(473)</u>	<u>552</u>
Cash and cash equivalents at the beginning of year	914	362
	<u>441</u>	<u>914</u>
<b>Cash and cash equivalents at the end of the year</b>	<u>441</u>	<u>914</u>

\*See note 2.

The notes on pages 16 to 52 form part of these financial statements.



**NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2019**

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**1. GENERAL INFORMATION**

Equitix Capital Eurobond 4 Limited (the "Company") is a private Company limited by shares incorporated, domiciled and registered in England and Wales in the UK, under the Companies Act 2006. The Company's registered address is disclosed in page 2. The nature of the Company's operations and its principal activities are set out in the Directors' Report on pages 3 and 4, and the Strategic Report on pages 6 and 7. These financial statements are presented in pounds sterling, being the currency of the primary economic environment in which the Company operates. Monetary amounts are rounded to the nearest £'000.

**2. ACCOUNTING POLICIES**

**2.1 Basis of preparation**

These financial statements have been prepared and approved by the directors in accordance with International Financial Reporting Standards, International Accounting Standards as adopted by the European Union ("adopted IFRSs"). A summary of the principal accounting policies, all of which have been applied consistently throughout the current are set out below.

The financial statements are prepared on the historical cost basis except certain financial assets measured at fair value. As a consequence of the Company's parent meeting the criteria to be defined as an Investment Entity under International Financial Reporting Standard (IFRS) 10, Consolidated Financial Statements ("IFRS 10"), the Company's results are not consolidated into a parent entity. The Company has considered the need to prepare consolidated financial statements, however, the Company has adopted Investment Entities (Amendments to IFRS 10, IFRS 12, and IAS 27) and meets the definition of an Investment Entity under IFRS 10, on the basis of the following criteria:

- (i) the Company obtains funds from multiple ultimate investors for the purpose of providing those investors with investment management services;
- (ii) the Company commits to its investors that its business purpose is to invest funds solely for returns from capital appreciation, investment income, or both; and
- (iii) the Company measures and evaluates the performance of substantially all of its investment on a fair value basis.

As such it is required to account for its investments at fair value through profit and loss and hence has not prepared consolidated financial statements.

IFRS 10 requires the Company to measure its interests in subsidiary investments under IFRS 9: Financial Instruments ("IFRS 9") and IFRS 13: Fair Value Measurement ("IFRS 13"). The investments are valued at fair value with gains or losses on measurement of investments accounted for through profit or loss (see note 11).

Joint ventures are those entities over which the Company has significant influence and joint control as defined in IAS 28 'Investments in Associates and Joint Ventures'. By virtue of the Company meeting the definition of a fund management company and the wholly-owned subsidiary of an investment fund and the exemption provided by IAS 28, investments in such entities are designated upon initial recognition to be accounted for at fair value through profit and loss, in accordance with the equivalent measurement exception under IAS 28 and IFRS 13, with changes in fair value recognised in profit or loss in the period of charge.

NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2019

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2. ACCOUNTING POLICIES (continued)

2.1 Basis of preparation (continued)

**Prior year adjustment**

*Cash flow statement*

Following a reassessment of the presentation of the receipt and settlement of dividends and interests and loan repayments from/to parent/subsidiaries by Equitix Fund IV LP on behalf of the Company, the 2018 cash flow statement has been restated. The restatement has increased cash used in operating activities by £32,055k, decreased cash from financing activities by £135,003k and increased cash used in investing activities by £102,948k. It has had no impact on net assets as at 1 January 2018 or 31 December 2018 or the net cash flows and profit for the year ended 31 December 2018.

2.2 Going concern

The financial statements have been prepared on a going concern basis which the Directors consider to be appropriate for the following reasons.

The Directors have prepared cash flow forecasts for a period of 12 months from the date of approval of these financial statements which indicate that, taking account of reasonably possible downsides, the Company will have sufficient funds, through its borrowings from its parent Equitix Fund IV LP to meet its liabilities as they fall due for that period.

Those forecasts are in part dependent on the parent entity Equitix Fund IV LP not seeking repayment of the amounts currently due to the Fund and its subsidiaries (the "Group"), which at 31 December 2019 amounted to £731,465k (2018: £666,791k), and providing additional financial support during that period. Equitix Fund IV LP has indicated its intention to continue to make available such funds as are needed by the Company, and that it does not intend to seek repayment of the amounts due at the Statement of Financial Position date, for the period covered by the forecasts. As with any Company placing reliance on other group entities for financial support, the Directors acknowledge that there can be no certainty that this support will continue although, at the date of approval of these financial statements, they have no reason to believe that it will not do so.

As part of these enquiries, the Directors have also considered the impact of the COVID-19 global pandemic, which has resulted in unprecedented risks and significant levels of volatility and reduced asset prices in global equity and bond markets. The main risk resulting from COVID-19 for the Company is in respect of the impact on the valuation of investments held at fair value through profit and loss. This Company's performance is intrinsically linked with the performance of the Fund and the Directors have considered the impact on the Company of potentially lower valuations and do not consider there to be any significant impact on the going concern basis of preparation as the Company has a diverse mix of investments in various sectors and as certain investments and their associated dividend and interest income are backed a government counterparty, the directors have considered that no severe but plausible downside event would prevent the Fund being able to meet its liabilities as they fall due. In conjunction with this assessment, the Directors believe the Company, and the wider group, has sufficient reserves and business controls to address any financial impact and therefore the Directors consider there is no significant impact on the going concern basis of preparation of these financial statements.

Consequently, the Directors are confident that the Company will have sufficient funds to continue to meet its liabilities as they fall due for at least 12 months from the date of approval of the financial statements and therefore have prepared the financial statements on a going concern basis.

NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2019

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**2. ACCOUNTING POLICIES (continued)**

**2.3 Revenue**

Revenue is measured at the fair value of the consideration received or receivable.

*Interest income*

Interest income is accrued on a time basis, by reference to the principal outstanding and at the effective interest rate applicable, which is the rate that exactly discounts estimated future cash receipts through the expected life of the financial asset to that asset's net carrying amount. In relation to the fair value exercise interest revenue is adjusted to remove any double counting of cash flows.

Income from participating interests is recognised when the shareholders' rights to receive payment have been established.

**2.4 Borrowings**

Other financial liabilities, including borrowings, are initially measured at fair value, net of transaction costs. Other financial liabilities are subsequently measured at amortised cost using the effective interest method, with interest expense recognised on an effective yield basis. The effective interest method is a method of calculating the amortised cost of a financial liability and of allocating interest expense over the relevant period. The effective interest rate is the rate that exactly discounts estimated future cash payments through the expected life of the financial liability, or, where appropriate, a shorter period, to the net carrying amount on initial recognition.

*Effective interest method*

The effective interest method is a method of calculating the amortised cost of a debt instrument and of allocating interest income over the relevant period. The effective interest rate is the rate that exactly discounts estimated future cash receipts (including all fees and points paid or received that form an integral part of the effective interest rate, transaction costs and other premiums or discounts) through the expected life of the debt instrument, or, where appropriate, a shorter period, to the net carrying amount on initial recognition.

**2.5 Borrowing costs**

All borrowing costs are recognised in the Statement of Comprehensive Income in the period in which they are incurred.

**2.6 Taxation**

The tax expense represents the sum of tax currently payable and deferred tax.

*Current tax*

The tax currently payable is based on taxable profit for the year. Taxable profit differs from the net profit as reported in the Statement of Comprehensive Income because it excludes items of income or expense that are taxable or deductible in other years and it further excludes items that are never taxable or deductible. The Company's liability for current tax is calculated using tax rates that have been enacted or substantively enacted by the Statement of Financial Position date.

NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2019

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2. ACCOUNTING POLICIES (continued)

2.6 Taxation (continued)

*Deferred tax*

Deferred tax is the tax expected to be payable or recoverable on differences between the carrying amounts of assets and liabilities in the financial statements and the corresponding tax base used in the computation of taxable profit, and is accounted for using the Statement of Financial Position liability method. Deferred tax liabilities are generally recognised for all temporary differences and deferred tax assets are recognised to the extent that it is probable that taxable profits will be available against which deductible temporary differences can be utilised.

Deferred tax liabilities are recognised for taxable difference arising on investments, except where the Company is able to control the reversal of the temporary difference and it is probable that the temporary difference will not reverse in the foreseeable future.

The carrying amount of a deferred tax asset is reviewed at each Statement of Financial Position date and reduced to the extent that it is no longer probable that sufficient taxable profits will be available to allow all or part of the asset to be recovered.

Deferred tax is calculated at the tax rates that are expected to apply in the period when the liability is settled or the asset is realised based on tax laws and the rates that have been enacted at the Statement of Financial Position date. Deferred tax is charged or credited in the Statement of Comprehensive Income, except when it relates to items charged or credited in other comprehensive income, in which case the deferred tax is also dealt with in other comprehensive income.

Deferred tax assets and liabilities are offset when the Company has a legally enforceable right to offset current tax assets and liabilities and the deferred tax assets and liabilities relate to taxes levied by the same tax authority on the same taxable Company, and the Company intends to settle its current tax assets and liabilities on a net basis.

2.7 Financial instruments

Financial assets and financial liabilities are recognised on the Company's Statement of Financial Position when the Company becomes a party to the contractual provisions of an instrument. Financial assets are derecognised when the contractual rights to the cash flows from the instrument expire or the asset is transferred and the transfer qualifies for derecognition in accordance with IFRS 9.

*Financial assets*

Financial assets are classified in the following categories; fair value through profit and loss and amortised cost. The classification depends on the purpose for which the financial assets are acquired. Management determines the classification of its financial assets at initial recognition. Interest income is recognised by applying the effective interest rate, except for short-term receivables when the recognition of interest would be immaterial.

NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2019

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2. ACCOUNTING POLICIES (continued)

2.7 Financial instruments (continued)

(i) Investments at fair value through profit or loss

Investments at fair value through profit or loss are designated upon initial recognition as financial assets at fair value through profit or loss. The Company's policy is to fair value both the equity and subordinated debt investments in PPP assets together. Both elements are exposed to the same primary risk, being performance risk. This performance risk is taken into consideration when determining the discount rate applied to the forecast cash flows. In determining fair value observable transactions are considered and fair value is measured using assumptions that market participants would use when pricing assets including assumptions regarding risk. The sub debt and equity are considered to have the same risk characteristics. As such, the debt and equity form a single class of financial instrument for the purposes of this disclosure. The Company measures its investments as a simple class of financial asset at fair value in accordance with IFRS 13. Subsequent to initial recognition, the investments are measured on a combined basis at fair value with changes recognised within operating Statement of Comprehensive Income.

*Investments in subsidiaries*

The Company is required under Investment Entities (Amendments to IFRS 10, IFRS 12, IAS 27) to measure its investments in subsidiaries at fair value through profit or loss, except where the subsidiary provides investment related services or activities. The Company measures its investments in PPP assets that are subsidiaries at fair value in accordance with IFRS 9 and IFRS 13 with changes in fair value recognised in profit or loss in the period of the charge.

Equitix Capital Eurobond 4 Limited holds 100% of the issued share capital of several subsidiaries, which own a portfolio of investee companies and their associated intermediate holding companies. The fair value of investments is determined by valuing the underlying portfolio investee companies and intermediate holding companies. Investments are designated as "financial assets at fair value through profit and loss" as these assets are managed on a fair value basis for capital gain. The investments are initially recognised at fair value and are subsequently re-measured at fair value, which is determined by the Directors. Recognised gains and losses and unrealised gains and losses arising from the revaluation of investments at the period end are taken directly to the Statement of Comprehensive Income.

The current portfolio of investments held by the Company are valued using discounted cash flow analysis based on financial models that form part of the project documents. Future forecast shareholder cash flows are discounted at a rate which allows for influences of individual project attributes and general economic conditions to reflect a value as at the Statement of Financial Position date; these values are then compared against recent, similar market transactions as a gauge of estimations and uncertainties.

*Investments in joint ventures and associates*

The Company meets the definition in IAS 28 Investments in Associates and Joint Ventures of a venture capital organisation or similar entity and upon initial recognition has designated its investment in joint ventures and associates at fair value through profit or loss. The Company therefore measures its interest in joint ventures and associates at fair value through profit or loss in accordance with IFRS 9 and IFRS 13, with changes in fair value recognised in profit or loss in the period of the charge.

(ii) Loans and receivables

Trade receivables, loans and other receivables that are non derivative financial assets and that have fixed or determinable payments that are not quoted in an active market are classified as 'measured at amortised cost'. Loans and other receivables are measured at amortised cost using the effective interest method, less any impairment. They are included in current assets, except where maturities are in greater than 12 months after the Statement of Financial Position date which are classified as non current assets. The Company's loans and receivables comprise 'trade and other receivables' and 'cash and cash equivalents' in the Statement of Financial Position.

NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2019

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2. ACCOUNTING POLICIES (continued)

2.7 Financial instruments (continued)

*Impairment of financial assets*

Financial Assets are assessed for impairment under the expected credit loss model ("ECL"). Assessment for impairment is based on a three-stage approach based on changes in credit risk since initial recognition, with each stage representing a change in the credit risk of Financial Assets. If a significant increase in credit risk is identified, the financial instrument is moved from stage one to stage two but is not yet deemed to be credit impaired; financial instruments that are deemed to be credit impaired are moved to stage three. The expected credit loss for stage one financial instruments is equal to the portion of lifetime expected credit losses that result from default events within the next twelve months. The expected credit loss for stage two and three financial instruments is equal to expected credit losses on a lifetime basis. ECLs are recognised in the Statement of Comprehensive Income. Amounts receivable from Financial Assets are written off, when the Company concludes that there is no longer any realistic prospect of recovery of part or all of the receivable. Amounts receivable from Financial Assets are reviewed regularly and write off will be prompted by insolvency, adverse changes in operations and similar events associated with the Financial Asset.

*Fair value estimation*

The fair value of financial instruments that are not traded in an active markets is derived the following ways:

(i) Investments at fair value through profit or loss

Fair value is calculated by discounting future cash flows, from investments in both equity and subordinated loans (interest and repayments), the Company at an appropriate discount rate. In determining the discount rate, regard has been given to risk free rates and risk premia that are specific to the individual concessions. The average discount rate that has been applied to the financial assets at 31 December 2019 was 7.28% (2018: 7.46%).

(ii) Loans and receivables

Loans and borrowings are held at amortised cost. The carrying value less impairment provision of trade receivables and payables are assumed to approximate their fair values.

*Financial liabilities and equity*

Debt and equity instruments are classified as either liabilities or as equity in accordance with the substance of the contractual arrangement.

Financial liabilities, including borrowings, are classified as 'other financial liabilities' and are initially measured at fair value. Other financial liabilities are subsequently measured at amortised cost using the effective interest method, with interest expense recognised on an effective yield basis. The effective interest method is a method of calculating the amortised cost of a financial liability and of allocating interest expense over the relevant period. The effective interest rate is the rate that exactly discounts estimated future cash payments through the expected life of the financial liability, or, where appropriate, a shorter period, to the net carrying amount on initial recognition.

*Derecognition of financial liabilities*

A financial liability should be removed from the Statement of Financial Position when, and only when, it is extinguished, that is, when the obligation specified in the contract is either discharged or cancelled or expires. Where there has been an exchange between an existing borrower and lender of debt instruments with substantially different terms, or there has been a substantial modification of the terms of an existing financial liability, this transaction is accounted for as an extinguishment of the original financial liability and the recognition of a new financial liability. A gain or loss from extinguishment of the original financial liability is recognised in profit or loss.

NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2019

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2. ACCOUNTING POLICIES (continued)

2.8 Financial risk management

The Company has loans from Equitix Fund IV LP, with fixed interest rates. These loans, including accrued interest, are repayable when the Company has sufficient surplus cash. The value of the loan shown on the Statement of Financial Position represents the value of the loan as at the Statement of Financial Position date.

The Company also has a fixed rate Eurobond loan note listed on the The International Stock Exchange.

The Company does not have any other borrowings, loans or overdrafts that expose the Company to financial risks.

2.9 Assessable risks

*Credit risk*

The Company is not exposed to significant credit risk as the Company derives interest from subsidiaries which are PFI concessions with government departments, local authorities and other public sector clients. Credit risk is generated through the overall performance risk of the projects, deterioration of which might impact their ability to service equity payments. This risk is mitigated through the PFI contract structure, whereby deductions are passed down to the facilities management and construction sub contractors.

*Liquidity risk*

The Company adopts a prudent approach to liquidity management and maintains sufficient cash reserves to meet its obligations.

*Interest rate risk*

The Company's investments have various senior debt agreements to fund project construction and operations. These loans are non-recourse to Company and are typically raised with a floating interest rate and interest rate swap agreements are used to fix senior debt interest rates to obtain the desired interest profile and to manage the Company's exposure to interest rate fluctuations.

*Market risks*

The Company has adopted a policy of only dealing with creditworthy counterparties and PFI/PPP concessions are entered into with government or semi-government authorities, thereby protecting income streams over the course of long term contracts. The characteristics of these long-term contracts mean that income and cost is typically fixed or capped throughout the life of the project and therefore the Company has very limited exposure to market risks.

*Liquidity risk*

The Company manages liquidity risk by maintaining adequate cash reserves, banking facilities and reserve borrowing facilities by continuously monitoring forecast and actual cash flows stemming from the underlying projects and matching maturity profiles of financial assets and liabilities. The Company's policy throughout the period has been to ensure continuity of funding using the various facilities outlined in the interest rate section above. Senior bank loans are matched in duration to the life of the project concession and are non-recourse to the Company.

*Performance risk*

The Company mitigates performance risk through a robust asset management process, and passes on risks of non-performance to service providers and subcontractors.

NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2019

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2. ACCOUNTING POLICIES (continued)

2.9 Assessable risks (continued)

*Foreign exchange risk*

The Company has limited exposure to currency risk with 13.4% (2018: 12.4%) of the fair value of the portfolio being non-UK (OECD) investments denominated in Euros. Translation risk is the risk that the fair value of the Euro denominated investments fluctuate because of changes in the underlying foreign exchange rate. Transaction risk is the risk that foreign exchange rates will fluctuate unfavourably between the time of the Euro transaction and the subsequent conversion to Sterling.

2.10 Share capital

Ordinary shares are classified as equity.

2.11 Cash and cash equivalents

Cash and cash equivalents comprises cash balances, deposits held at call with banks and other short-term, highly liquid investments with original maturities of three months or less. Bank overdrafts that are repayable on demand are included as a component of cash and cash equivalents for the purpose of the cash flow statement.

2.12 Expenses

All expenses are accounted for on an accruals basis. Finance costs and all other expenses are charged through the Statement of Comprehensive Income.

3. CRITICAL ACCOUNTING AND KEY SOURCES OF ESTIMATION UNCERTAINTY

In the application of the Company's accounting policies, the Directors are required to make judgements, estimates and assumptions about the carrying amounts of assets and liabilities that are not readily apparent from other sources. The estimates and associated assumptions are based on historical experience and other factors that are considered to be relevant. Actual results may differ from these estimates.

The estimates and underlying assumptions are reviewed on an ongoing basis. Revisions to accounting estimates are recognised in the period in which the estimate is revised if the revision affects only that period, or in the period of the revision and future periods if the revision affects both current and future periods.

*Intercompany agreements - Interest Rate*

The Company's loan agreements with its immediate parent, Equitix Fund IV LP, carry an interest rate of 12%, reflecting the market rate attributable to similar instruments within the Group, therefore the Directors believe that the loan note value in these financial statements reflects fair value at the Statement of Financial Position date.

*Eurobond Loan Notes - Interest Rate*

The Company has listed Eurobonds on The International Stock Exchange with a fixed interest rate of 12% which have been purchased by Equitix Fund IV LP, the ultimate parent of the Company. These form the primary source of funding for the Company. The debt terms are comparable to the applicable terms for similar listed debt instruments in the current market so, therefore, the Directors believe that the loan note value in these financial statements reflects fair value at the Statement of Financial Position date.



**NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2019**

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**3. CRITICAL ACCOUNTING AND KEY SOURCES OF ESTIMATION UNCERTAINTY (continued)**

**a) Investments at fair value through profit or loss**

By virtue of the Company's status as an Investment Entity under IFRS 10, investments in subsidiaries are designated upon initial recognition, and subsequently accounted for, at fair value through profit or loss.

The fair values of unlisted investments, which are not traded in an active market, are determined using valuation techniques. As disclosed in note 2 to the financial statements, the Directors principally use discounted cash flow analysis to make their best estimation of the fair value. The estimate of fair value may vary from the price achieved in an actual sale as potential acquirers may use different valuation criteria for their own strategic reasons.

The principal drivers of internally prepared valuations are therefore:

- i) expected future net cash flows; and
- ii) the discount rate to be applied.

The fair value estimation takes into account the future distributions to be received by the Company from its investments.

Future distributions involve a degree of uncertainty in terms of their amount and timing. Cash flows in the underlying investments are exposed to risks in relation to deductions that may be made by the relevant Government Authority in relation to performance conditions and inflation.

If the expected future net cash flows were decreased or increased by 10%, with all other variables held constant, the impact on the value of financial assets would be a £81,108k (2018: £73,875k) loss/gain respectively.

The discount rate is determined in relation to the particular risks for each investment. All relevant risks such as interest rate risk, credit risk and liquidity risk are incorporated in the fair value of the investments by adjusting the expected cash flows or discount rate used for the valuation of investments. The average discount rate used for the 2019 valuation was 7.276% (2018: 7.461%). If the discount rate used in the valuation were increased or decreased by 1%, the impact on the value of the financial assets would be a loss of £69,174k (2018: £63,981k) or a gain of £79,027k (2018: £73,478k) respectively.

**b) Fair value estimation**

The fair value of financial instruments traded in active markets is based on quoted market prices at the Statement of Financial Position date. The fair value of financial instruments that are not traded in active markets is derived in one of the following ways:

**i) Financial assets at fair value through profit and loss**

Financial assets are recognised initially at fair value. Subsequent to initial recognition, the financial assets are measured at fair value using the discounted cash flow methodology. In determining the discount rate, regard is had to risk free rates and risk premia that are specific to the individual concession.

**ii) Loans, receivables, and payables**

The carrying value less impairment provision of trade receivables and payables are assumed to approximate to their fair values.

**iii) Borrowings**

Intercompany loans are held at amortised cost.

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## EQUITIX CAPITAL EUROBOND 4 LIMITED

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### NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2019

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#### 4. INTERNATIONAL FINANCIAL REPORTING STANDARDS ("IFRS") - ADOPTION OF NEW AND REVISED STANDARDS

A number of new standards are effective 1 January 2019 but do not have a material effect on the Company's financial statements. The notable new standards are listed below:

- IFRS 16 'Leases' (1 January 2019)
- IFRIC 23 'Uncertainty over Income Tax Treatments' (1 January 2019)
- Amendments resulting from the annual improvements to IFRS Standards 2015-2017 Cycle (1 January 2019)

##### *Standards issued but not yet effective*

The following Adopted IFRSs have been issued however the Company has not early adopted the new or amended standards in preparing these financial statements.

- Amendments to References to the Conceptual Framework in IFRS Standards and Revised Conceptual Framework (effective 1 January 2020)
- Definition of Material (Amendments to IAS 1 and IAS 8) (effective 1 January 2020)
- Interest Rate Benchmark Reform (Amendments to IFRS 9, IAS 39 and IFRS 7) (effective 1 January 2020)

The directors do not expect that the adoption of the other standards listed above will have a material impact on the Company in future periods.

#### 5. OPERATING PROFIT

The operating profit of the Company is attributable to the principal activity of the Company, which was carried out in the United Kingdom and Europe.

The audit fee for Equitix Capital Eurobond 4 Limited of £10.5k (2018: £8.5k) has been borne by Equitix Fund IV LP, who will not seek compensation from the Company. There were no non-audit fees (2018: £nil).

#### 6. DIRECTORS' REMUNERATION

No staff were directly employed by the company (2018: none).

No Directors received any remuneration for services to the Company during the year (2018: £nil). The Company is managed by secondees from Equitix Limited. No recharge for services rendered has been made during the year (2018: £nil).

#### 7. INVESTMENT INCOME

	2019 £000	2018 £000
Recognised in the Statement of Comprehensive Income		
Investment income	47,650	29,680
	<u>47,650</u>	<u>29,680</u>

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**EQUITIX CAPITAL EUROBOND 4 LIMITED**

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**NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2019**

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**8. FINANCE COSTS**

	<b>2019</b>	<b>2018</b>
	<b>£000</b>	<b>£000</b>
Recognised in the Statement of Comprehensive Income		
Interest expense on loans from parent company	83,186	72,974
	<u>83,186</u>	<u>72,974</u>

**9. FAIR VALUE GAIN ON INVESTMENTS**

The gain on investments of £9,656k (2018: £88,266k) has been included in the Statement of Comprehensive Income.

The Directors have satisfied themselves as to the methodology used, the discount rates applied and the valuation. Further detail is given in note 3 and 11.

**10. TAX**

	<b>2019</b>	<b>2018</b>
	<b>£000</b>	<b>£000</b>
Current tax	-	-
	<u>-</u>	<u>-</u>

The reasons for the difference between the actual tax charge for the year and the standard rate of corporation tax in the United Kingdom applied to profits for the year as follows:

	<b>2019</b>	<b>2018</b>
	<b>£000</b>	<b>£000</b>
(Loss)/Profit before tax	(25,107)	45,637
(Loss)/Profit multiplied by the standard rate of corporation tax in the UK of 19% (2018: 19%)	(4,770)	8,671
Income and fair value movements not subject to taxation	(1,835)	(16,771)
Losses not utilised in the year/period	6,605	8,100
<b>Total tax expense for the year/period</b>	<u>-</u>	<u>-</u>

**NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2019**

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**10. TAXATION (continued)**

A deferred tax asset has not been recognised in respect of timing differences relating to the accumulated loss from excess management expenses as there is insufficient evidence that the asset will be recovered. The amount of the deferred tax asset not recognised is £8,366k (2018: £8,231k) calculated at 19%, the rate substantively enacted at the Statement of Financial Position date.

**Changes in tax rates and factors affecting the future tax charges**

A reduction in the UK corporation tax rate from 19% to 17% (effective 1 April 2020) was substantively enacted on 6 September 2016.

The March 2020 Budget announced that a rate of 19% would continue to apply with effect from 1 April 2020, and this change was substantively enacted on 17 March 2020.

**11. INVESTMENTS AT FAIR VALUE THROUGH PROFIT OR LOSS**

	2019 £000	2018 £000
Opening balance	745,637	554,423
Acquisitions	87,969	125,853
Repayment of principal	(32,164)	(22,905)
Fair value gains	9,656	88,266
	<u>811,098</u>	<u>745,637</u>

The following economic assumptions were used in the discounted cash flow valuations:

UK inflation rates	2.8% for 2019, long term 3%
UK deposit interest rates	0.5% for 2019, long term 1.0%
UK corporation tax	19% for 2019, long term 17%

Investments are generally restricted on their ability to transfer funds to the Company under the terms of the senior funding arrangement for that investment. Significant restrictions include:

- Historic and projected debt service and loan life cover ratios exceed a given threshold;
- Required cash reserve account levels are met;
- Senior lenders have agreed the current financial model that forecasts the economic performance of the company;
- Project performance is in compliance with the terms of its senior funding arrangements; and
- Senior lenders have approved the annual budget for the Company.

A list of principal subsidiaries and joint ventures of the Company can be found in note 20 of these financial statements.

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**EQUITIX CAPITAL EUROBOND 4 LIMITED**

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**NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2019**

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**12. RECEIVABLES**

	<b>2019 £000</b>	<b>2018 £000</b>
Interest receivable from investments	2,161	5,906
Other receivables	250	114
	<u>2,411</u>	<u>6,020</u>
Included in the Statement of Financial Position as follows:		
Current	2,411	6,020
Non-current	-	-
	<u>2,411</u>	<u>6,020</u>

The carrying amount of these assets approximates their fair value. There are not past due or impaired receivable balances.

**13. BORROWINGS**

	<b>2019 £000</b>	<b>2018 £000</b>
Loans from parent	62	9,656
Eurobond Borrowings	731,403	657,135
	<u>731,465</u>	<u>666,791</u>
Included on the Statement of Financial Position as follows:		
Current	62	9,656
Non-current	731,403	657,135
	<u>731,465</u>	<u>666,791</u>

The carrying amount of these liabilities approximates their fair value.

During the year the Company entered into loan agreements with its parent company, Equitix Fund IV LP, details can be found in the Strategic Report on pages 6 to 7. During the year, the company entered into loan agreements to the value of £19.9m.

On 21 November 2016 Equitix Capital Eurobond 4 Limited was formally admitted to the Official List of The International Stock Exchange ("TISE") and given approval to issue unsecured loan notes of up to £800,000k. The loan notes are due in 2040 and carry an interest rate of 12%. On 21 November 2016 £150,000k loan notes were issued and on 22 November 2017 £300,000k loan notes were issued. On 18 December 2018 and 29 November 2019, a further £210,000k and £85,000k loan notes were issued respectively, to repay all outstanding 364 day loans at that date.

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**EQUITIX CAPITAL EUROBOND 4 LIMITED**

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**NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2019**

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**13. BORROWINGS (continued)**

Loans from parent carry an interest rate of 12% and are repayable within 364 days of the intercompany agreement date.

**14. OTHER PAYABLES**

	<b>2019 £000</b>	<b>2018 £000</b>
Interest payable	67,025	45,213
	<u>67,025</u>	<u>45,213</u>
<b>Included on the Statement of Financial Position as follows:</b>		
Current	67,025	45,213
	<u>67,025</u>	<u>45,213</u>

The carrying amount of these liabilities approximates their fair value.

**15. SHARE CAPITAL**

	<b>2019 Number</b>	<b>2019 £</b>	<b>2018 Number</b>	<b>2018 £</b>
<b>Authorised, issued and paid</b>				
Ordinary shares of £1 each	100	100	100	100
	<u>100</u>	<u>100</u>	<u>100</u>	<u>100</u>
<b>At 1 January and 31 December</b>	<u>100</u>	<u>100</u>	<u>100</u>	<u>100</u>

**NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2019**

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**16. FINANCIAL INSTRUMENTS**

*Capital risk management*

The Company manages its capital to ensure that it is able to continue as a going concern while maximising the return to stakeholders through the optimisation of the debt and equity balance. The capital structure of the Company borrowings are as disclosed in note 13, cash and cash equivalents and equity attributable to equity holders of the parent, comprising issued capital, reserves and retained losses as disclosed in note 15. The Company is not subject to any externally imposed capital requirements.

*Significant accounting policies*

Details of the significant accounting policies and methods adopted, including the criteria for recognition, the basis of measurement and the basis on which income and expenses are recognised in respect of each class of financial asset, financial liability and equity instrument are disclosed in note 2 to the financial statements.

*Categories of financial instruments*

**Financial assets**

	<b>2019 £000</b>	<b>2018 £000</b>
<b>Fair value through profit and loss</b>		
Investments	811,098	745,637
<b>Loans and receivables at amortised cost</b>		
Interest receivable	2,161	5,906
Other receivable	250	114
	<hr/>	<hr/>
	813,509	751,657
<b>Financial liabilities at amortised cost</b>		
Loans from parent	(62)	(9,656)
Eurobond Borrowings	(731,403)	(657,135)
Interest payable	(67,025)	(45,213)
	<hr/>	<hr/>
	(798,490)	(712,004)
	<hr/>	<hr/>

NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2019

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16. FINANCIAL INSTRUMENTS (continued)

Financial Risk Management

*Risk management objectives*

The Directors provide advice to the Company on all risks faced and manage the financial risks relating to the operations of the Company through internal risk reports which analyse the exposures faced by degree and magnitude of risk consequences. These risks include market risk, credit risk and liquidity risk.

The Company does not enter into financial derivative contracts and does not enter into or trade financial instruments including derivative financial instruments for speculative purposes.

*Market risk*

The Company's activities expose it primarily to the financial risks of interest rates and performance risk.

*Interest rate risk management*

The Company has limited exposure to interest rate risk as loans held with Equitix Fund IV LP have a fixed interest rate of 12% and the underlying borrowings are fixed rate loans. Therefore the Company is not exposed to cash flow risk due to changes in interest rates over variable rate borrowings. The fixed rate borrowings are carried at amortised cost and hence not exposed to fair value movements due to changes in interest rates.

*Performance risk management*

Performance risk management refers to the risk that the underlying project companies will not perform in line with expectations, and as such the Company will not receive forecast cash flows as expected. To mitigate this risk, the projects are closely managed by the asset management team and risks of non-performance are passed on to service providers and subcontractors by the contract structure, leaving the investment insulated from issues of non-performance.

*Capital risk management*

The Company manages its capital to ensure that it is able to continue as a going concern while maximising the return to stakeholders through the optimisation of the debt and equity balance. The capital structure of the Company borrowings are as disclosed in note 13, cash and cash equivalents and equity attributable to equity holders of the parent, comprising issued capital, reserves and retained earnings as disclosed in the Statement of Changes in Equity. The Company is not subject to any externally imposed capital requirements.

*Credit risk management*

Credit risk refers to the risk that a counterparty will default on its contractual obligations resulting in a financial loss to the Company. The Company has adopted a policy of only dealing with creditworthy counterparties and obtaining sufficient collateral, where appropriate, as a means of mitigating the risk of financial loss from defaults. For cash and cash equivalents the Company only transacts with entities that are rated the equivalent to investment grade and above. Other financial assets consist of amounts receivable from related parties. Credit risk is generated through the overall performance risk of the projects, deterioration of which might impact their ability to service equity payments. This risk is mitigated through the contract structure, whereby deductions are passed down to the facilities management and construction sub-contractors.



**NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2019**

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**16. FINANCIAL INSTRUMENTS (continued)**

The Company's subsidiaries and investments transact with creditworthy infrastructure companies that have a cash flow derived from projects in agreement with government or semi-government authorities.

*Liquidity risk management*

Ultimate responsibility for liquidity risk management rests with the board of Directors, which has built an appropriate liquidity risk management framework for the management of the Company's short-, medium- and long-term funding and liquidity management requirements. The Company manages liquidity risk by maintaining adequate cash reserves, banking facilities and reserve borrowing facilities by continuously monitoring forecast and actual cash flows and matching maturity profiles of financial assets and liabilities.

The following tables detail the Company's remaining contractual maturity for its non-derivative financial liabilities. The tables have been drawn up on undiscounted cash flows of financial liabilities based on the earliest date the Company could be required to satisfy borrowing repayments. The table includes principal repayment and assumed interest cash flows:

**Financial Liabilities**

	<b>2019</b>	<b>2018</b>
	<b>£000</b>	<b>£000</b>
<b>Less than 1 year</b>		
Borrowings	(62)	(9,656)
	<u>(62)</u>	<u>(9,656)</u>
<b>5+ years</b>		
Borrowings	(731,403)	(657,135)
	<u>(731,403)</u>	<u>(657,135)</u>
<b>Total</b>		
Borrowings	(731,465)	(666,791)
	<u><u>(731,465)</u></u>	<u><u>(666,791)</u></u>

In addition to the above principal repayments, undiscounted interest payments of £68,838k (2018: £61,799k) are due within 1 year, £153,168k (2018: £170,220k) are due within 2-5 years, £1,153,479k (2018: £1,205,265k) are due in more than 5 years, are expected to be paid from the reporting date end.

NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2019

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**16. FINANCIAL INSTRUMENTS (continued)**

*Fair value of financial instruments*

The fair value of financial assets and liabilities is determined as follows:

The fair value of non-derivative financial assets and financial liabilities with standard terms and conditions and traded on active liquid markets is determined with reference to quoted market prices.

The fair value of loan is estimated with reference to the interest rate of the debt when it was initially acquired and any subsequent movement in the risk profile of the asset and general lending rates at the statement of financial position date.

The fair value of other non-derivative financial assets and financial liabilities is determined in accordance with generally accepted pricing models based on discounted cash flow analysis using prices from observable current market transactions and dealer quotes for similar instruments. The directors consider that the carrying amounts of financial assets and financial liabilities, recorded at amortised cost in the financial statements, are approximately equal to their fair values.

The Company holds a number of financial instruments on the Statement of Financial Position at their fair values. The following hierarchy classifies each class of financial asset or liability depending upon the valuation technique applied in determining its fair value:

- i) Level 1 fair value measurements are those derived from quoted prices (unadjusted) in active markets for identical assets or liabilities, where inputs are observable;
- ii) Level 2 fair value measurements are those derived from inputs other than quoted prices included within level 1 that are observable for the asset or liability, either directly (i.e. as prices) or indirectly (i.e. derived from prices) where inputs are directly or indirectly observable; and
- iii) Level 3 fair value measurements are those derived from valuation techniques that include inputs for the asset or liability that are not based on observable market data, where the inputs are unobservable

The following table provides an analysis of financial instruments that are measured subsequent to initial recognition at fair value, grouped into levels 1 to 3 based on the degree to which the fair value is observable:

	2019 £000	2018 £000
<b>Investments at fair value through profit or loss</b>		
Level 2	8	6,634
Level 3	811,090	739,003
	<u>811,098</u>	<u>745,637</u>

**NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2019**

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**16. FINANCIAL INSTRUMENTS (continued)**

The key assumptions used in determining the fair values of level 3 investments and a sensitivity analysis is disclosed in note 3. The reconciliation below quantifies the impact of the key unobservable inputs, being the discount rates, on the value of the investments:

**Level 3 Reconciliation - Investments at fair value through profit or loss**

	<b>2019</b> <b>£000</b>	<b>2018</b> <b>£000</b>
Opening net book value	739,003	442,141
Transfer from Level 2 Investments	6,626	112,282
Acquisitions of investments	87,969	119,219
Repayment of principal	(32,164)	(22,905)
Movement due to unwinding of discounting calculation	53,851	45,405
Movement due to change in discount rate	10,764	16,657
Movement due to change in cash flows	(4,975)	34,043
Movement in value due to distributions	(55,496)	(28,741)
Movement due to change in risk free rate	5,512	20,902
<b>Closing net book value</b>	<b>811,090</b>	<b>739,003</b>

There were transfers totaling £6,626k (2018: £112,282k) from level 2 to level 3 during the year. There were no transfers between level 1 and 2. Transfers of amounts from level 2 to level 3 are in respect of Investment's Fair Value calculated using discounted cash flow valuation techniques during the current year, which were calculated at cost in the prior year.

**Gearing ratio**

The gearing ratio at the year end is as follows:

	<b>2019</b> <b>£000</b>	<b>2018</b> <b>£000</b>
Debt	(731,465)	(666,791)
Cash and cash equivalents	441	914
<b>Net debt</b>	<b>(731,024)</b>	<b>(665,877)</b>
Equity	15,460	40,567
<b>Gearing Ratio (Debt / (Debt + Equity))</b>	<b>97.9%</b>	<b>94.3%</b>

Debt is defined as long- and short-term borrowings as detailed in note 13.

Equity includes all capital and reserves of the Company that are managed as capital.

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**EQUITIX CAPITAL EUROBOND 4 LIMITED**

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**NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2019**

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**17. RELATED PARTY TRANSACTIONS**

During the year the Company entered into the following transactions with related parties.

Statement of Comprehensive Income transactions

	2019 £'000	2019 £'000	2018 £'000	2018 £'000
Related party	Interest income	Interest expense	Interest income	Interest expense
Equitix Fund IV LP	-	(83,186)	-	(72,974)
Equitix Infrastructure 4 Limited	46,479	-	28,671	-
Equitix Hubco 4 Limited	1,122	-	476	-
Equitix Italia 4 S.r.l.	231	-	174	-
Equitix Wind 4 Limited	370	-	746	-
Equitix SAT Holding SRL	(780)	-	(516)	-
Equitix Spanish Holdco 4 S.L.	228	-	129	-
	47,650	(83,186)	29,680	(72,974)

Statement of Financial Position

	2019 £'000	2019 £'000	2018 £'000	2018 £'000
Related party	Amounts owed by related parties	Amounts owed to related parties	Amounts owed by related parties	Amounts owed to related parties
Equitix Fund IV LP	-	(798,490)	-	(712,004)
Equitix Infrastructure 4 Limited	612,259	-	569,481	-
Equitix Hubco 4 Limited	18,655	-	11,982	-
Equitix Italia 4 S.r.l.	14,195	-	24,863	-
Equitix Wind 4 Limited	14,734	-	14,914	-
Equitix SAT Holding SRL	23,647	-	15,108	-
Equitix Spanish Holdco 4 S.L.	2,345	-	3,707	-
	685,835	(798,490)	640,055	(712,004)

The amounts owed by related parties are loan notes that are recognised as investments held at fair value in the Statement of Financial Position.

**18. FUTURE COMMITMENTS**

The Company is committed to investing £38.8m (2018: £65.0m) across its underlying infrastructure assets, Hub SW Cumbernauld DBFM Co Ltd, Hub SW QMA DBFM Co Ltd, Bridgwater Resource Recovery Ltd, Full Circle Power Ltd and Hub North Scotland (Inverurie Campus) Ltd.

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**EQUITIX CAPITAL EUROBOND 4 LIMITED**

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**NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2019**

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**19. ULTIMATE PARENT UNDERTAKING**

The Company's immediate parent company is Equitix Fund Holdco 4 Limited, a Company incorporated in Guernsey. The registered office address of the company is located at Martello Court, Admiral Park, St Peter Port, Guernsey, GY1 3HB. The Company's ultimate parent and controlling entity, is Equitix Fund IV LP, a Limited Partnership registered in England and Wales. The registered office address of the partnership is located at Floor 3, South, 200 Aldersgate Street, London, EC1A 4HD. The Company's results are not consolidated as the Company and its ultimate parent entity meets the criteria of Investment Entities under IFRS 10. The Company's parent does not prepare consolidated accounts.

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## EQUITIX CAPITAL EUROBOND 4 LIMITED

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### NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2019

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#### 20. SUBSIDIARIES AND JOINT VENTURES AS AT DECEMBER 2019

Company name	Percentage of shares held	Principal activity	Registered address
Equitix Capital Investors UK Cable Ltd**	100%	Holding Company for Greater Gabbard OFTO Plc	3rd Floor, South Building, 200 Aldersgate, London, EC1A 4HD
Greater Gabbard OFTO Holdings Ltd*	33%	Parent company to Greater Gabbard OFTO Plc	3rd Floor, South Building, 200 Aldersgate, London, EC1A 4HD
Greater Gabbard OFTO Intermediate Ltd*	33%	Financing Company which lends secured subordinated loan stock to Greater Gabbard OFTO Plc	3rd Floor, South Building, 200 Aldersgate, London, EC1A 4HD
Greater Gabbard OFTO Plc*	33%	Project company which covers the operation and management of Greater Gabbard OFTO	3rd Floor, South Building, 200 Aldersgate, London, EC1A 4HD
Uliving@ Gloucestershire Holdco Ltd**	70%	Holding Company for the Uliving@Gloucestershire project	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Uliving@ Gloucestershire Ltd*	70%	Project company which covers the operation and management of the Uliving@Gloucestershire project	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Uliving@ Gloucestershire Issuerco Plc*	70%	Financing company which holds UK bonds on behalf of Uliving@gloucestershire project company	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Uliving@Gloucestershire Finco Ltd*	70%	Financing company which holds subdebt on behalf of Uliving@gloucestershire project company	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Wakefield Waste Holdings Ltd**	50%	Holding company to Wakefield Waste PFI Holdings Ltd	Dunedin House Auckland Park, Mount Farm, Milton Keynes, Buckinghamshire, MK1 1BU
Wakefield Waste PFI Holdings Ltd*	50%	Parent company to Wakefield Waste PFI Ltd	Dunedin House Auckland Park, Mount Farm, Milton Keynes, Buckinghamshire, MK1 1BU
Wakefield Waste PFI Ltd*	50%	Project company which covers the operation and management of the Wakefield Waste project	Dunedin House Auckland Park, Mount Farm, Milton Keynes, Buckinghamshire, MK1 1BU
Yorkshire Learning Partnership Holdco Ltd**	20%	Holding company to the Yorkshire Learning Partnership Project Co	Bridge Place 1, Anchor Boulevard Admirals Park, Crossways, Dartford, Kent, United Kingdom, DA2 6SN

\* Designates investments that are held indirectly.

\*\* These investments are subsidiaries that are held at fair value and have not been consolidated.

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## EQUITIX CAPITAL EUROBOND 4 LIMITED

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### NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2019

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#### 20. SUBSIDIARIES AND JOINT VENTURES AS AT DECEMBER 2019 (continued)

Company name	Percentage of shares held	Principal activity	Registered address
Yorkshire Learning Partnership Project Co Ltd*	20%	Project company which covers the operation and management of the Yorkshire Learning Partnership Project Co	Bridge Place 1, Anchor Boulevard Admirals Park, Crossways, Dartford, Kent, United Kingdom, DA2 6SN
Palio (No. 4) Ltd**	100%	Parent company to the Healthcare Support (Newham) Project Co	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Healthcare Support (Newham) Holdings Ltd*	50%	Holding company to Healthcare Support (Newham) Ltd	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Healthcare Support (Newham) Ltd*	50%	Project company which covers the operation and management of the Newham Healthcare project	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Collacott Holdco Ltd**	100%	Parent company to RS Collacott Ltd	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
RS Collacott Ltd*	100%	Project Company involved in the production of electricity	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Debdale Holdco Ltd**	100%	Parent company to Debdale Solar Ltd	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Debdale Solar Ltd*	100.0%	Project Company involved in the production of electricity	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Handley Park Holdco Ltd**	100%	Parent company to Handley Park Solar Ltd	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Haymaker (Handley Park Solar) Ltd*	100%	Project Company involved in the production of electricity	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Stretton Holdco Ltd**	100%	Parent company to Equitix Stretton Solar Ltd	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Stretton Solar Ltd*	100%	Project Company involved in the production of electricity	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Humber Gateway OFTO Holdings Ltd **	80%	Holding company to Equitix Humber Gateway OFTO Ltd	6th Floor Balfour Beatty Investments Limited, 350 Euston Road, London, United Kingdom, NW1 3AX

\* Designates investments that are held indirectly.

\*\* These investments are subsidiaries that are held at fair value and have not been consolidated.

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## EQUITIX CAPITAL EUROBOND 4 LIMITED

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### NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2019

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#### 20. SUBSIDIARIES AND JOINT VENTURES AS AT DECEMBER 2019 (continued)

Company name	Percentage of shares held	Principal activity	Registered address
Humber Gateway OFTO Ltd*	80%	Project Company involved with Transmission of electricity	6th Floor Balfour Beatty Investments Limited, 350 Euston Road, London, United Kingdom, NW1 3AX
Humber Gateway OFTO Intermediate Ltd*	80%	Project Company involved with Transmission of electricity	6th Floor Balfour Beatty Investments Limited, 350 Euston Road, London, United Kingdom, NW1 3AX
Connect Roads Northamptonshire Holdings Ltd**	80%	Parent company to Connect Roads Northamptonshire Ltd	350 Euston Road, Regent's Place, London, NW1 3AX
Connect Roads Northamptonshire Intermediate Limited*	80%	Project company covering the build and maintenance of the Connect Roads street lighting project	350 Euston Road, Regents Place, London, NW1 3AX
Connect Roads Northamptonshire Ltd*	80%	Project Company covering the build and maintenance of the Connect Roads street lighting project	350 Euston Road, Regent's Place, London, NW1 3AX
Connect Roads Sunderland Holdings Ltd**	80%	Parent company to Connect Roads Sunderland Ltd	350 Euston Road, Regent's Place, London, NW1 3AX
Connect Roads Sunderland Ltd*	80%	Project Company covering the build and maintenance of the Connect Roads street lighting project	350 Euston Road, Regent's Place, London, NW1 3AX
Connect Roads South Tyneside Holdings Ltd**	80%	Parent company to Connect Roads South Tyneside Ltd	350 Euston Road, Regent's Place, London, NW1 3AX
Connect Roads South Tyneside Ltd*	80%	Project Company covering the build and maintenance of the Connect Roads street lighting project	350 Euston Road, Regent's Place, London, NW1 3AX
Connect Roads Coventry Holdings Ltd**	80%	Parent company to Connect Roads Coventry Ltd	350 Euston Road, Regent's Place, London, NW1 3AX
Connect Roads Coventry Intermediate Limited*	80%	Project company covering the build and maintenance of the Connect Roads street lighting project	350 Euston Road, Regents Place, London, NW1 3AX
Connect Roads Coventry Ltd*	80%	Project Company covering the build and maintenance of the Connect Roads street lighting project	350 Euston Road, Regent's Place, London, NW1 3AX
Connect Roads Cambridgeshire Holdings Ltd**	80%	Parent company to Connect Roads Cambridgeshire Ltd	350 Euston Road, Regent's Place, London, NW1 3AX
Connect Roads Cambridgeshire Intermediate Limited*	80%	Project Company covering the build and maintenance of the Connect Roads street lighting project	350 Euston Road, Regents Place, London, NW1 3AX
Connect Roads Cambridgeshire Ltd*	80%	Project Company covering the build and maintenance of the Connect Roads street lighting project	350 Euston Road, Regent's Place, London, NW1 3AX
Equitix GLM GP GmbH **	100%	Parent company to Energiepark UK GA G,bH & Co. WP Gayton KG	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD

\* Designates investments that are held indirectly.

\*\* These investments are subsidiaries that are held at fair value and have not been consolidated.



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## EQUITIX CAPITAL EUROBOND 4 LIMITED

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### NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2019

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#### 20. SUBSIDIARIES AND JOINT VENTURES AS AT DECEMBER 2019 (continued)

Company name	Percentage of shares held	Principal activity	Registered address
Equitix GLM Partner No 1 Limited**	100%	Parent company to Energiepark UK GA G,bH & Co. WP Gayton KG	3rd Floor, South Building, 200 Aldersgate Street, London EC1A 4HD
Equitix GLM Partner No 2 Limited**	100%	Parent company to Energiepark UK GA G,bH & Co. WP Gayton KG	3rd Floor, South Building, 200 Aldersgate Street, London EC1A 4HD
Energiepark UK GA GmbH & Co. WP Gayton. KG**	50%	Project company covering the wind project Energiepark UK GA GmbH & Co. WP Gayton. KG	3rd Floor, South Building, 200 Aldersgate Street, London EC1A 4HD
Equitix Wind Co. 1 Limited **	100%	Parent company to Cape RE Limited	3rd Floor, South Building, 200 Aldersgate Street, London EC1A 4HD
Cape RE Limited*	100%	Project company covering the wind project Cape RE	3rd Floor, South Building, 200 Aldersgate Street, London EC1A 4HD
Equitix Solar Project Holdco Limited	100%	Parent company to Equitix Solar Projects Limited (1 and 2)	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Solar Projects (1) Limited**	100%	Parent company to Equitix Solar Limited (1-4)	3rd Floor, South Building, 200 Aldersgate Street, London EC1A 4HD
Equitix Solar Projects (2) Limited**	100%	Parent company to Equitix Solar 5 Limited	3rd Floor, South Building, 200 Aldersgate Street, London EC1A 4HD
Equitix Solar (1) Ltd**	100%	Project Company involved in the production of electricity	3rd Floor, South Building, 200 Aldersgate Street, London EC1A 4HD
Equitix Solar (2) Ltd**	100%	Project Company involved in the production of electricity	3rd Floor, South Building, 200 Aldersgate Street, London EC1A 4HD
Equitix Solar (3) Ltd**	100%	Project Company involved in the production of electricity	3rd Floor, South Building, 200 Aldersgate Street, London EC1A 4HD
Equitix Solar (4) Ltd**	100%	Project Company involved in the production of electricity	3rd Floor, South Building, 200 Aldersgate Street, London EC1A 4HD
Equitix Solar (5) Ltd**	100%	Project Company involved in the production of electricity	3rd Floor, South Building, 200 Aldersgate Street, London EC1A 4HD
Equitix Wind 4 Ltd**	100%	Parent company to Equitix GLM Partner No 2	3rd Floor, South Building, 200 Aldersgate Street, London EC1A 4HD

\* Designates investments that are held indirectly.

\*\* These investments are subsidiaries that are held at fair value and have not been consolidated.

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## EQUITIX CAPITAL EUROBOND 4 LIMITED

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### NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2019

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#### 20. SUBSIDIARIES AND JOINT VENTURES AS AT DECEMBER 2019 (continued)

Company name	Percentage of shares held	Principal activity	Registered address
Equitix SW Hubco Limited*	100%	Parent company to the Equitix Fund IV Scottish South-West Hub division	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Alliance Community Partnership Ltd**	80%	Parent company for private sector participants in the Scottish South-West Hub	Avondale House, Suites 11 - 10 Phoenix Crescent, Strathclyde Business Park, Bellshill, North Lanarkshire, Scotland, ML4 3NJ
Cumie & Brown Equitix Limited *	50%	Joint venture company for investments in the Scottish Northern Hub	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
ACP: North Hub Limited *	50%	Parent company for the private sector participants in Hub North Scotland Limited	PO BOX 17452 2 Lochside View, Edinburgh, EH12 1LB
Hub SW Largs Holdco Limited**	48%	Parent company to the Hub SW Largs DBFM Co Limited	Avondale House, Suites 11 - 10 Phoenix Crescent, Strathclyde Business Park, Bellshill, North Lanarkshire, Scotland, ML4 3NJ
Hub SW Largs DBFM Co Limited**	48%	Project company which covers the operation and management of the education facilities	Avondale House, Suites 11 - 10 Phoenix Crescent, Strathclyde Business Park, Bellshill, North Lanarkshire, Scotland, ML4 3NJ
Hub SW EALC Holdco Limited**	48%	Parent company to the Hub SW EALC DBFM Co Limited	Avondale House, Suites 11 - 10 Phoenix Crescent, Strathclyde Business Park, Bellshill, North Lanarkshire, Scotland, ML4 3NJ
Hub SW EALC DBFM Co Limited**	48%	Project company which covers the operation and management of the education facilities	Avondale House, Suites 11 - 10 Phoenix Crescent, Strathclyde Business Park, Bellshill, North Lanarkshire, Scotland, ML4 3NJ
Hub SW Dalbeattie Holdco Limited**	48%	Parent company to the Hub SW Dalbeattie DBFM Co Limited	Avondale House, Suites 11 - 10 Phoenix Crescent, Strathclyde Business Park, Bellshill, North Lanarkshire, Scotland, ML4 3NJ
Hub SW Dalbeattie DBFM Co Limited**	48%	Project company which covers the operation and management of the education facilities	Avondale House, Suites 11 - 10 Phoenix Crescent, Strathclyde Business Park, Bellshill, North Lanarkshire, Scotland, ML4 3NJ

\* Designates investments that are held indirectly.

\*\* These investments are subsidiaries that are held at fair value and have not been consolidated.

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## EQUITIX CAPITAL EUROBOND 4 LIMITED

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### NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2019

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#### 20. SUBSIDIARIES AND JOINT VENTURES AS AT DECEMBER 2019 (continued)

Company name	Percentage of shares held	Principal activity	Registered address
Hub SW Ayr Holdco Limited**	48%	Parent company to Hub SW Ayr DBFM Co Limited	Avondale House, Suites 11 - 10 Phoenix Crescent, Strathclyde Business Park, Bellshill, North Lanarkshire, Scotland, ML4 3NJ
Hub SW Ayr DBFM Co Limited**	48%	Project company which covers the operation and management of the education facilities	Avondale House, Suites 11 - 10 Phoenix Crescent, Strathclyde Business Park, Bellshill, North Lanarkshire, Scotland, ML4 3NJ
Equitix Hubco 4 Limited**	100%	Parent company to the Equitix Fund IV Scottish Hub division	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Infrastructure 4 Limited**	100%	Parent company to the Equitix Fund IV portfolio	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix N Hubco Limited**	100%	Parent company to the North Hub project companies	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Hub North Scotland (O&C) Holdings Limited**	30%	Parent company to Hub North Scotland (O&C) Limited	PO BOX 17452, 3 Lochside View, Edinburgh, Scotland, EH12 1LB
Hub North Scotland (O&C) Limited**	30%	Project company which covers the operation and management of the education facilities	PO BOX 17452, 3 Lochside View, Edinburgh, Scotland, EH12 1LB
Hub North Scotland (New Academy- SOTC) Holdings Limited**	30%	Parent company to Hub North Scotland (New Academy- SOTC) Limited	PO BOX 17452, 3 Lochside View, Edinburgh, Scotland, EH12 1LB
Hub North Scotland (New Academy- SOTC) Limited**	30%	Project company which covers the operation and management of the education facilities	PO BOX 17452, 3 Lochside View, Edinburgh, Scotland, EH12 1LB
Hub North Scotland (I&F) Holdings Limited**	30%	Parent company to Hub North Scotland (I&F) Limited	PO BOX 17452, 3 Lochside View, Edinburgh, Scotland, EH12 1LB
Hub North Scotland (I&F) Limited**	30%	Project company which covers the operation and management of the Healthcare facilities	PO BOX 17452, 3 Lochside View, Edinburgh, Scotland, EH12 1LB

\* Designates investments that are held indirectly.

\*\* These investments are subsidiaries that are held at fair value and have not been consolidated.

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## EQUITIX CAPITAL EUROBOND 4 LIMITED

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### NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2019

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#### 20. SUBSIDIARIES AND JOINT VENTURES AS AT DECEMBER 2019 (continued)

Company name	Percentage of shares held	Principal activity	Registered address
Kinetica Micklehurst Limited**	100%	Project company of the wind project Cape RE	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Pitbeadlie Renewables Limited**	100%	Project company of the wind project Cape RE	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
EWC1 East Balsdon Limited	100%	Project company of the wind project Cape RE	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
EWC1 Little Tinney Limited	100%	Project company of the wind project Cape RE	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
EWC1 Campfield Limited	100%	Project company of the wind project Cape RE	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Cowdown Holdco Limited**	100%	Parent company to Cowdown Renewables Limited	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Cowdown (Jersey) Holdco Limited	100%	Parent company to Equitix Cowdown Holdco Limited	44 Esplanade, St Helier, Jersey JE4 9WG
Cowdown Renewables Limited**	100%	Project Company involved in the production of electricity	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Solar Finco 4 Limited**	100%	Project Company involved in the production of electricity	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Solar Holdco Limited**	100%	Project Company involved in the production of electricity	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Sigma Holdco Ltd**	100%	Parent company to Sigma Solar Limited	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Sigma Solar Limited**	100%	Project Company involved in the production of electricity	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Kappa Holdco Limited**	100%	Parent company to Kappa Solar Limited	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Kappa Solar Limited**	100%	Project Company involved in the production of electricity	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Albrighton Holdco Limited**	100%	Parent company to Albrighton Solar Farm Limited	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD

\* Designates investments that are held indirectly.

\*\* These investments are subsidiaries that are held at fair value and have not been consolidated.

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## EQUITIX CAPITAL EUROBOND 4 LIMITED

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### NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2019

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#### 20. SUBSIDIARIES AND JOINT VENTURES AS AT DECEMBER 2019 (continued)

Company name	Percentage of shares held	Principal activity	Registered address
Albrighton Solar Farm Limited**	100%	Project Company involved in the production of electricity	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Luminous Holdco Limited**	100%	Parent company to Luminous Energy (CA) Limited	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Luminous Energy (CA) Limited**	100%	Project Company involved in the production of electricity	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Thame Holdco Limited**	100%	Parent company to Thame Solar Farm Limited	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Thame Solar Farm Limited**	100%	Project Company involved in the production of electricity	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Greencroft Holdco Limited**	100%	Parent company to Greencroft Solar Limited	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Greencroft Solar Limited**	100%	Project Company involved in the production of electricity	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Michaelston Holdco Limited**	100%	Parent company to Michaelston Solar Limited	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Michaelston Solar Limited**	100%	Project Company involved in the production of electricity	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Wreay Holdco Limited**	100%	Parent company to Wreay Solar Limited	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Wreay Solar Limited**	100%	Project Company involved in the production of electricity	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
UK Green Investment FCG Limited**	100%	Parent company for the Equitix Fund IV Italian Division	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Full Circle Generation Holding Company Limited**	35%	Parent company for the Full Circle Generation Limited	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Full Circle Generation Limited**	35%	Project company which covers the operation and management of the waste facilities	56 Craigmore Road, Garvagh, Coleraine, County Derry, BT51 5HF

\* Designates investments that are held indirectly.

\*\* These investments are subsidiaries that are held at fair value and have not been consolidated.

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## EQUITIX CAPITAL EUROBOND 4 LIMITED

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### NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2019

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#### 20. SUBSIDIARIES AND JOINT VENTURES AS AT DECEMBER 2019 (continued)

Company name	Percentage of shares held	Principal activity	Registered address
Equitix Italia 4 S.r.l.**	100%	Parent company for the Equitix Fund IV Italian Division	Van San Clemente 1, 20100, Milan
Hub SW Cumbernauld Holdco Limited**	48%	Parent company to Hub SW Cumbernauld DBFM Co Limited	Avondale House, Suites 11 - 10 Phoenix Crescent, Strathclyde Business Park, Bellshill, North Lanarkshire, Scotland, ML4 3NJ
Hub SW Cumbernauld DBFM Co Limited**	48%	Project company which covers the operation and management of the education facilities	Avondale House, Suites 11 - 10 Phoenix Crescent, Strathclyde Business Park, Bellshill, North Lanarkshire, Scotland, ML4 3NJ
Hub SW QMA Holdco Limited**	48%	Parent company to Hub SW QMA DBFM Co Limited	Avondale House, Suites 11 - 10 Phoenix Crescent, Strathclyde Business Park, Bellshill, North Lanarkshire, Scotland, ML4 3NJ
Hub SW QMA DBFM Co Limited**	48%	Project company which covers the operation and management of the education facilities	Avondale House, Suites 11 - 10 Phoenix Crescent, Strathclyde Business Park, Bellshill, North Lanarkshire, Scotland, ML4 3NJ
Equitix Orbital Holdings Limited**	30%	Parent company to Connect Plus (M25) Limited	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Edge Orbital Holdings Limited**	15%	Parent company to Connect Plus (M25) Limited	Albany Spc Services Limited, 3rd Floor, 3-5 Charlotte Street, Manchester, England, M1 4HB
Edge Orbital Holdings 2 Limited**	15%	Parent company to Connect Plus (M25) Limited	Albany Spc Services Limited, 3rd Floor, 3-5 Charlotte Street, Manchester, England, M1 4HB
Connect Plus (M25) Holdings Limited**	8%	Parent company to Connect Plus (M25) Limited	Connect Plus House, St Albans Road, South Mimms, Hertfordshire, EN6 3NP
Connect Plus (M25) Limited**	8%	Project company which covers the development and maintenance of the M25 motorway	Connect Plus House, St Albans Road, South Mimms, Hertfordshire, EN6 3NP
Connect Plus (M25) Intermediate Limited**	8%	Parent company to Connect Plus (M25) Limited	Connect Plus House, St Albans Road, South Mimms, Hertfordshire, EN6 3NP

\* Designates investments that are held indirectly.

\*\* These investments are subsidiaries that are held at fair value and have not been consolidated.

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## EQUITIX CAPITAL EUROBOND 4 LIMITED

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### NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2019

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#### 20. SUBSIDIARIES AND JOINT VENTURES AS AT DECEMBER 2019 (continued)

Company name	Percentage of shares held	Principal activity	Registered address
Uliving@Essex 2 Holdco Limited**	80%	Holding Company for the Uliving@Essex 2 project	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Uliving@Essex 2 Issuerco Plc**	80%	Holding Company for the Uliving@Essex 2 project	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Uliving@Essex 2 Limited**	80%	Project company which covers the operation and management of the Uliving@Essex project	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Blue3 (London) Holdings Limited**	50%	Parent company to Blue3 (London) Limited	Third Floor Broad Quay House, Prince Street, Bristol, United Kingdom, BS1 4DJ
Blue3 (London) Limited**	50%	Project company which covers the operation and management of fire stations together with London Fire and Emergency Planning Authority	Third Floor Broad Quay House, Prince Street, Bristol, United Kingdom, BS1 4DJ
Equitix HS1 Holdings 3 Limited**	23%	Holding Company for the HS1 project	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix HS1 Holdings 2 Limited**	23%	Holding Company for the HS1 project	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix HS1 Holdings 1 Limited**	23%	Holding Company for the HS1 project	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Betjeman Holdings JVCO Limited**	8%	Holding Company for the HS1 project	5th Floor Kings Place 90 York Way, London, N1 9AG
Betjeman Holdings Midco Limited**	8%	Holding Company for the HS1 project	5th Floor Kings Place 90 York Way, London, N1 9AG
Betjeman Holdings Bidco Limited**	8%	Holding Company for the HS1 project	5th Floor Kings Place 90 York Way, London, N1 9AG

\* Designates investments that are held indirectly.

\*\* These investments are subsidiaries that are held at fair value and have not been consolidated.

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**EQUITIX CAPITAL EUROBOND 4 LIMITED**

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**NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2019**

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**20. SUBSIDIARIES AND JOINT VENTURES AS AT DECEMBER 2019 (continued)**

Company name	Percentage of shares held	Principal activity	Registered address
Helix Holdings Limited**	8%	Holding Company for the HS1 project	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Helix Midco Limited**	8%	Holding Company for the HS1 project	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Helix Bufferco Limited**	8%	Holding Company for the HS1 project	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Helix Acquisition Limited**	8%	Holding Company for the HS1 project	Third Floor Broad Quay House, Prince Street, Bristol, United Kingdom, BS1 4DJ
High Speed Rail (1) Plc (UK)**	8%	Project company covering the wind project Fifty ID RE 2	Third Floor Broad Quay House, Prince Street, Bristol, United Kingdom, BS1 4DJ
High Speed Rail Finance Plc (UK)**	8%	Finance Company for the HS1 project	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
HS1 Limited**	8%	Project company covering the operation and maintenance of the high speed rail line connecting London and Europe	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Wind Co. 2 Limited **	100%	Parent company to Fifty ID RE 2 Limited	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Cape RE 2 Limited*	100%	Project company covering the wind project Fifty ID RE 2	90 Lillie Road, London, England, SW6 7SR
EW2 GHF Energy Limited	99.8%	Project company of the wind project Cape RE 2	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Lochgilphead Holdco Limited**	100%	Parent company to Lochgilphead Healthcare Services Limited	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Lochgilphead Healthcare Services (Holdings) Limited**	45%	Parent company to Lochgilphead Healthcare Services Limited	INFRASTRUCTURE MANAGERS LIMITED, 2nd Floor, 11 Thistle Street, Edinburgh, EH2 1DF

\* Designates investments that are held indirectly.

\*\* These investments are subsidiaries that are held at fair value and have not been consolidated.



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## EQUITIX CAPITAL EUROBOND 4 LIMITED

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### NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2019

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#### 20. SUBSIDIARIES AND JOINT VENTURES AS AT DECEMBER 2019 (continued)

Company name	Percentage of shares held	Principal activity	Registered address
Lochgilphead Healthcare Services Limited**	45%	Project company which covers the operation and management of the healthcare facilities	Infrastructure Managers Limited, 2nd Floor, 11 Thistle Street, Edinburgh, EH2 1DF
Sandwell Holdco Limited**	100%	Parent company to Total School Solutions (Sandwell) Limited	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Total School Solutions (Sandwell) Holdings Limited**	50%	Parent company to Total School Solutions (Sandwell) Limited	4 Manchester Square, London, W1U 3PD
Total School Solutions (Sandwell) Limited**	50%	Project company which covers the operation and management of the education facilities	4 Manchester Square, London, W1U 3PD
Stirling Gateway HC Limited**	13%	Parent company to Stirling Gateway Limited	Quartermile One, 15 Lauriston Place, Edinburgh, EH3 9EP
Stirling Gateway Limited**	13%	Project company which covers the operation and management of the education facilities	Quartermile One, 15 Lauriston Place, Edinburgh, EH3 9EP
Stobhill Holdco Limited**	100%	Parent company to Stobhill Healthcare Facilities (Holdings) Limited	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Stobhill Healthcare Facilities (Holdings) Limited**	40%	Parent company to Stobhill Healthcare Facilities (Holdings) Limited	Infrastructure Managers Limited, 2nd Floor, 11 Thistle Street, Edinburgh, EH2 1DF
Stobhill Healthcare Facilities Limited**	40%	Project company which covers the operation and management of the healthcare facilities	Infrastructure Managers Limited, 2nd Floor, 11 Thistle Street, Edinburgh, EH2 1DF
Equitix Italia SAT Holding S.r.l.**	50%	Parent company to SA.T S.p.A.	Van San Clemente 1, 20100, Milan
SAT S.p.A.**	49%	Project company which covers the operation and management of the healthcare facilities	Via Rimini 27, 59100, Prato (PO)

\* Designates investments that are held indirectly.

\*\* These investments are subsidiaries that are held at fair value and have not been consolidated.

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## EQUITIX CAPITAL EUROBOND 4 LIMITED

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### NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2019

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#### 20. SUBSIDIARIES AND JOINT VENTURES AS AT DECEMBER 2019 (continued)

Company name	Percentage of shares held	Principal activity	Registered address
Equitix Plenium Solar 1 S.r.l. (Italy)**	82%	Parent company to Blue Solar Uno S.r.l.	Via Po 12, Rome, Italy
Equitix Plenium Solar 2 S.r.l. (Italy)**	90%	Parent company to Blue Solar Duo S.r.l.	Via Po 12, Rome, Italy
Blue Solar Uno S.r.l. (Italy)**	82%	Project Company involved in the production of electricity	Via Giuseppe La Farina 13, 90141 Palermo
Blue Solar Due S.r.l. (Italy)**	90%	Project Company involved in the production of electricity	Via Giuseppe La Farina 13, 90141 Palermo
Equitix Offshore 1 Ltd**	51%	Parent company to Scira Offshore Energy Ltd	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Offshore 2 Ltd**	51%	Parent company to Scira Offshore Energy Ltd	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Offshore 3 Ltd**	32%	Parent company to Scira Offshore Energy Ltd	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Offshore 4 Ltd**	32%	Parent company to Scira Offshore Energy Ltd	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Offshore 5 Ltd**	32%	Parent company to Scira Offshore Energy Ltd	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Scira Offshore Energy Ltd**	13%	Project company covering the operation and maintenance of Sheringham Shoal Offshore Wind Farm	Wind Farm Place, Edgar Road, Walsingham, Norfolk, NR22 6EJ

\* Designates investments that are held indirectly.

\*\* These investments are subsidiaries that are held at fair value and have not been consolidated.

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## EQUITIX CAPITAL EUROBOND 4 LIMITED

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### NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2019

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#### 20. SUBSIDIARIES AND JOINT VENTURES AS AT DECEMBER 2019 (continued)

Company name	Percentage of shares held	Principal activity	Registered address
Equitix Plenium Solar 3 S.r.l. (Italy)**	92%	Parent company to Soemina S.r.l.	Via Po 12, Rome, Italy
Equitix Econergy Solar SARL	79%	Parent company to the portfolio of operational Italian solar parks.	19, rue de Bitbourg L-1273 Luxembourg
Soemina Energie S.r.l. (Italy)	92%	Project company which covers the operation and management of solar parks.	Piazza Alberico Gentili 12, Palermo, 90143, Italy
Equitix Wind Co. 3 Limited	100%	Parent company to Cape RE 3 Limited.	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Cape RE 3 Limited	100%	Project company covering the wind project Cape RE 3.	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
EW3 Berwick Limited	100%	Project company of the wind project Cape RE 3	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Ash Holdco 4 Limited	100%	Holding company for the Alpha Schools Highlands project.	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Ash Holdco 3 Limited	100%	Holding company for the Alpha Schools Highlands project.	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Ash Holdco 2 Limited	100%	Holding company for the Alpha Schools Highlands project.	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Ash Holdco 1 Limited	100%	Holding company for the Alpha Schools Highlands project.	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Alpha Schools (Highland) Holdings Limited	100%	Parent company to Alpha Schools (Highland) Ltd and Alpha Schools (Highland) Project Plc.	First Floor Templeback, 10 Temple Back, Bristol, United Kingdom, BS1 6FL

\* Designates investments that are held indirectly.

\*\* These investments are subsidiaries that are held at fair value and have not been consolidated.

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## EQUITIX CAPITAL EUROBOND 4 LIMITED

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### NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2019

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#### 20. SUBSIDIARIES AND JOINT VENTURES AS AT DECEMBER 2019 (continued)

Company name	Percentage of shares held	Principal activity	Registered address
Alpha Schools (Highland) Limited	100%	Project company covering the Alpha Schools (Highland) project.	First Floor Templeback, 10 Temple Back, Bristol, United Kingdom, BS1 6FL
Alpha Schools (Highland) Project Plc	100%	Project company covering the Alpha Schools (Highland) project.	First Floor Templeback, 10 Temple Back, Bristol, United Kingdom, BS1 6FL
Hub North Scotland (Inverurie Campus) Holdings Limited	30%	Holding company for the North Huib Inverurie education project.	PO BOX 17452 2 Lochside View Edinburgh, EH12 1LB
Hub North Scotland (Inverurie Campus) Limited	30%	Project company for the North Huib Inverurie education project.	17452, 2 Lochside View, Edinburgh, EH12 1LB
Equitix Spain Holdco 4, S.L.	100%	Holding company to Equitix Socogisa Holdco, S.L.	Paseo de la Castellana, 35, 28046 Madrid, España
Equitix Socogisa Holdco, S.L.	100%	Holding company to the Socogisa solar project.	Paseo de la Castellana, 35, 28046 Madrid, España
Sociedad Conjunta de Gestion de Infraestructuras SA	100%	Project company for the Catalan Courts PPP project.	Calle Manuel Ballbe, 3-5 Torre Cervantes, Barcelona, 08034, Spain
Bridgwater Energy Holdings Limited	67%	Holding company to Bridgwater Resource Recovery Limited.	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Bridgwater Resource Recovery Limited	67%	Project company for the Bridgwater waste to energy project.	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Equitix Wind Co. 4 Limited	100%	Parent company to Cape RE 4 Limited	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Cape RE 4 Limited	100%	Project company covering the wind project Cape RE 4	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Oak Farming Renewables Limited	100%	Project company of the wind project Cape RE 4	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Stoney Creek Wind Farm Limited	100%	Project company of the wind project Cape RE 4	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
Far Marsh Wind Farm Limited	100%	Project company of the wind project Cape RE 4	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD
EW4 Ottringham Limited	100%	Project company of the wind project Cape RE 4	3rd Floor, South Building, 200 Aldersgate Street, London, EC1A 4HD

\* Designates investments that are held indirectly.

\*\* These investments are subsidiaries that are held at fair value and have not been consolidated.

**NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 31 DECEMBER 2019**

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**21. POST BALANCE SHEET EVENTS**

During the period from the date of the Statement of Financial Position to the date of the financial statements were approved, the coronavirus (COVID-19) outbreak has caused extensive disruptions to businesses and economic activities globally. The uncertainties over the emergence and spread of COVID-19 have caused market volatility on a global scale. The quantum of the effect on the underlying investment portfolio and activity of the Company is difficult to determine, however the Directors are monitoring the situation and considering the effect it may have on the valuation of any impacted underlying portfolio companies in the future. In accordance with the requirements of IFRS, the fair valuations at the date of the statement of financial position reflect the economic conditions in existence at that date. The next date at which a valuation of unquoted investments will be performed will be as at 31 December 2020. The Directors do not believe there is any financial impact to the Financial Statements as at 31 December 2019 as a result of this non-adjusting subsequent event.