

DUBAI DEVELOPMENT COMPANY (PSC)
DUBAI, UNITED ARAB EMIRATES

(A Public Shareholding Company with limited liability)

INTERIM CONDENSED FINANCIAL STATEMENTS
FOR THE QUARTER ENDED 31 MARCH 2010 (UNAUDITED)



DUBAI DEVELOPMENT COMPANY (PSC)
(A Public Shareholding Company with limited liability)
DUBAI, UNITED ARAB EMIRATES

**INTERIM CONDENSED FINANCIAL STATEMENTS
FOR THE QUARTER ENDED 31 MARCH 2010 (UNAUDITED)**

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**REPORT ON REVIEW OF
CONDENSED INTERIM FINANCIAL STATEMENTS
TO THE SHAREHOLDERS OF DUBAI DEVELOPMENT COMPANY (PSC)**

Introduction

We have reviewed the accompanying interim balance sheet of Dubai Development Company (PSC) (the "Company") as at 31 March 2010 and the related interim statements of income, cash flows and changes in equity for the three-month period then ended and explanatory notes. Management is responsible for the preparation and presentation of these interim condensed financial statements in accordance with International Accounting Standard IAS 34 *Interim Financial Reporting* ("IAS 34"). Our responsibility is to express a conclusion on these interim condensed financial statements based on our review.

Scope of review

We conducted our review in accordance with International Standard on Review Engagements 2410, "Review of Interim Financial Information Performed by the Independent Auditor of the Entity". A review of interim financial information consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with International Standards on Auditing and consequently does not enable us to obtain assurance that we would become aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion.

Conclusion

Based on our review, nothing has come to our attention that causes us to believe that the accompanying interim condensed financial statements are not prepared, in all material respects, in accordance with IAS 34.


SAJJAD HAIDER & CO
CHARTERED ACCOUNTANTS
(Mohammed Nafees Reg. 165)



28 April 2010

DUBAI, UNITED ARAB EMIRATES

DUBAI DEVELOPMENT COMPANY (PSC)
(A Public Shareholding Company with Limited Liability)
DUBAI, UNITED ARAB EMIRATES

BALANCE SHEET AS AT 31 MARCH 2010 (Un-audited)

		31 March 2010 AED	Audited 31 December 2009 AED
	<u>Note</u>		
Assets Employed			
Fixed assets	3	-	-
Current Assets			
Prepayments and other receivables	4	60,715	47,296
Cash and bank balances	5	18,856,114	18,696,331
		<u>18,916,829</u>	<u>18,743,627</u>
Total assets		<u>18,916,829</u>	<u>18,743,627</u>
Capital and reserves			
Share capital	6	10,000,000	10,000,000
Legal reserve	7	5,000,000	5,000,000
General reserve	8	1,000,000	1,000,000
Accumulated profit		<u>1,862,853</u>	<u>1,740,081</u>
		<u>17,862,853</u>	<u>17,740,081</u>
Non-current liabilities			
Provision for staff gratuity		<u>240,000</u>	<u>240,000</u>
Current Liabilities			
Creditors and accrued charges	9	410,000	375,000
Due to affiliated companies	10	62,476	47,046
Unclaimed dividend		<u>341,500</u>	<u>341,500</u>
		<u>813,976</u>	<u>763,546</u>
Total equity and liabilities		<u>18,916,829</u>	<u>18,743,627</u>

The accompanying notes form an integral part of these financial statements.


DIRECTOR

DUBAI DEVELOPMENT COMPANY (PSC)
(A Public Shareholding Company with Limited Liability)
DUBAI, UNITED ARAB EMIRATES

INTERIM INCOME STATEMENT
FOR THE QUARTER ENDED 31 MARCH 2010 (Un-audited)

	31 March 2010 <u>AED</u>	31 March 2009 <u>AED</u>
REVENUE		
Interest earned on fixed deposits	180,783	236,901
Operating expenses	<u>(58,011)</u>	<u>(50,790)</u>
NET PROFIT FOR THE PERIOD	<u><u>122,772</u></u>	<u><u>186,111</u></u>
Earning per share		
Basic and diluted earnings per share (AED)	<u>0.0122</u>	<u>0.0186</u>



The accompanying notes form an integral part of these financial statements.


 DIRECTOR

DUBAI DEVELOPMENT COMPANY (PSC)*(A Public Shareholding Company with Limited Liability)***DUBAI, UNITED ARAB EMIRATES****INTERIM STATEMENT OF CHANGES IN EQUITY
FOR THE QUARTER ENDED 31 MARCH 2010 (Un-audited)**

	Share capital <u>AED</u>	Legal reserve <u>AED</u>	General reserve <u>AED</u>	Accumulated profit <u>AED</u>	Total <u>AED</u>
Balance as at 1 January 2009	10,000,000	5,000,000	1,000,000	1,144,413	17,144,413
Profit for the quarter ended 31 March 2009	<u>-</u>	<u>-</u>	<u>-</u>	<u>186,111</u>	<u>186,111</u>
Balance as at 31 March 2009	10,000,000	5,000,000	1,000,000	1,330,524	17,330,524
Profit for the 9 months ended 31 December 2009	<u>-</u>	<u>-</u>	<u>-</u>	<u>409,557</u>	<u>409,557</u>
Balance as at 1 January 2010	10,000,000	5,000,000	1,000,000	1,740,081	17,740,081
Profit for the 3 months ended 31 March 2010	<u>-</u>	<u>-</u>	<u>-</u>	<u>122,772</u>	<u>122,772</u>
Balance as at 31 March 2010	<u>10,000,000</u>	<u>5,000,000</u>	<u>1,000,000</u>	<u>1,862,853</u>	<u>17,862,853</u>

The accompanying notes form an integral part of these financial statements.

DUBAI DEVELOPMENT COMPANY (PSC)
(A Public Shareholding Company with Limited Liability)
DUBAI, UNITED ARAB EMIRATES

INTERIM STATEMENT OF CASH FLOWS
FOR THE QUARTER ENDED 31 MARCH 2010 (Un-audited)

	31 March 2010 <u>AED</u>	31 March 2009 <u>AED</u>
CASH FLOW FROM OPERATING ACTIVITIES		
Net profit for the period	122,772	186,111
CHANGES IN OPERATING ASSETS AND LIABILITIES		
Prepayments and other receivables	(13,419)	(12,922)
Creditors and accrued charges	35,000	35,000
Amount due to affiliated companies	<u>15,430</u>	<u>(98,222)</u>
Net cash provided by operating activities	<u>159,783</u>	<u>109,967</u>
Net increase in cash and bank balances during the period	159,783	109,967
Cash and cash equivalent at 1 January	<u>18,696,331</u>	<u>18,056,651</u>
Cash and cash equivalents at the end of the period (note 11)	<u><u>18,856,114</u></u>	<u><u>18,166,618</u></u>

The accompanying notes form an integral part of these financial statements.

DUBAI DEVELOPMENT COMPANY (PSC)

(A Public Shareholding Company with Limited Liability)

DUBAI, UNITED ARAB EMIRATES**NOTES TO THE INTERIM CONDENSED FINANCIAL STATEMENTS
FOR THE QUARTER ENDED 31 MARCH 2010****1 LEGAL STATUS AND BUSINESS ACTIVITY**

Dubai Development Company (PSC) is a limited liability company which was originally incorporated in Dubai on 21 June 1975 by an Emiri Decree and it became a public shareholding company in 1997, in accordance with the UAE Federal Law No. (8) Of 1984 (as amended).

A plot of land in Rashidiah Mirdif was acquired by the company for the purpose of development of a new township and sale of plots for construction of private houses. The development work has been completed and the plots developed for residential and commercial purposes have been sold or utilised for development of common areas and other facilities.

2 SIGNIFICANT ACCOUNTING POLICIES

The significant accounting policies adopted in the preparation of the financial statements are as follows:

a. Accounting convention

The financial statements are prepared under the historical cost convention.

b. Fixed assets

These assets are stated at cost. The cost of fixed assets is depreciated by equal annual instalments over the estimated useful lives of the assets as follows:

Motor vehicles	3 years
Furniture and equipment	5 years
Office renovation	5 years

All fixed assets have been fully depreciated.

c. Land for sale and development

All land available for sale has been sold and no land is now available for sale.

DUBAI DEVELOPMENT COMPANY (PSC)
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NOTES TO THE INTERIM CONDENSED FINANCIAL STATEMENTS (CONTINUED)
FOR THE QUARTER ENDED 31 MARCH 2010 (Un-audited)

d. Staff gratuity

Provision for staff gratuity is made on the basis of UAE Federal Labour Law of 1980.

e. Interim condensed statements

The interim condensed financial statements do not contain all information and disclosures required for all financial statements prepared in accordance with International Financial Reporting Standards. In addition, results for the 3 months ended 31 March 2010 are not necessarily indicative of the results that may be expected for the financial year ending 31 December 2010.

3 FIXED ASSETS	Furniture and equipment <u>AED</u>	Office renovation <u>AED</u>	Total <u>AED</u>
COST			
At 1 January 2010	217,150	200,000	417,150
Additions	-	-	-
Disposals	-	-	-
At 31 March 2010	217,150	200,000	417,150
DEPRECIATION			
At 1 January 2010	217,150	200,000	417,150
Charge for the period	-	-	-
On disposals	-	-	-
At 31 March 2010	217,150	200,000	417,150
NET BOOK VALUE			
At 31 March 2010	-	-	-
At 31 December 2009	-	-	-

All assets have been fully depreciated.

DUBAI DEVELOPMENT COMPANY (PSC)
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NOTES TO THE INTERIM CONDENSED FINANCIAL STATEMENTS (CONTINUED)
FOR THE QUARTER ENDED 31 MARCH 2010 (Un-audited)

4 PREPAYMENTS AND OTHER RECEIVABLES

	31 March 2010 <u>AED</u>	Audited 31 December 2009 <u>AED</u>
Prepaid expenses	16,288	4,608
Accrued interest on fixed deposits	44,427	42,688
	<u>60,715</u>	<u>47,296</u>

5 CASH AND BANK BALANCES

Cash at bank		
- On fixed deposit accounts	18,847,021	18,687,978
- On current account	9,071	8,331
Cash in hand	22	22
	<u>18,856,114</u>	<u>18,696,331</u>

6 SHARE CAPITAL

Authorised, issued and fully paid

10,000,000 shares of AED 1 each	<u>10,000,000</u>	<u>10,000,000</u>
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7 LEGAL RESERVE

In accordance with the Memorandum of Association of the Company, 10 percent of the profit for the year has to be transferred to a legal reserve up to a maximum of 50 percent of the capital. The legal reserve is not distributable.

8 GENERAL RESERVE

Balance carried forward	<u>1,000,000</u>	<u>1,000,000</u>
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NOTES TO THE INTERIM CONDENSED FINANCIAL STATEMENTS (CONTINUED)
FOR THE QUARTER ENDED 31 MARCH 2010 (Un-audited)

9 CREDITORS AND ACCRUED CHARGES

	31 March 2010 <u>AED</u>	Audited 31 December 2009 <u>AED</u>
Accrued expenses	<u>410,000</u>	<u>375,000</u>

10 DUE TO AFFILIATED COMPANIES

Almulla Construction (LLC), Dubai	10,883	10,883
Mohammed & Obaid Almulla, Dubai	<u>51,593</u>	<u>36,163</u>
	<u>62,476</u>	<u>47,046</u>

11 CASH AND CASH EQUIVALENTS

	31 March 2010 <u>AED</u>	31 March 2009 <u>AED</u>
Cash at bank		
- On fixed deposit accounts	18,847,021	18,131,562
- On current account	9,071	34,816
Cash in hand	<u>22</u>	<u>240</u>
	<u>18,856,114</u>	<u>18,166,618</u>

12 CONTINGENT LIABILITIES

Two plot holders have filed legal cases against the company against demarcation of their plots of land. One case has been dismissed by the Dubai Court of First Instance and the second case is still pending in the Court. It is difficult to evaluate the consequence of these cases at this early stage.