
 STATUTORY INSTRUMENTS

1974 No. 2203

INSURANCE

**The Insurance Companies (Valuation of Assets)
Regulations 1974**

<i>Made - - - -</i>	<i>30th December 1974</i>
<i>Laid before Parliament</i>	<i>10th January 1975</i>
<i>Coming into Operation</i>	<i>1st February 1975</i>

The Secretary of State, in exercise of his powers under sections 78 and 86 of the Insurance Companies Act 1974^(a), hereby makes the following Regulations:

Citation and commencement

1. These Regulations may be cited as the Insurance Companies (Valuation of Assets) Regulations 1974 and shall come into operation on 1st February 1975.

Interpretation

2.—(1) In these Regulations, unless the context otherwise requires—

“the Act” means the Insurance Companies Act 1974;

“asset” includes part of an asset;

“Building Society” means a building society within the meaning of the Building Societies Act 1962^(b) or the Building Societies Act (Northern Ireland) 1967^(c);

“computer equipment” means the electro-mechanical and electronic units which make up a computer configuration;

“debenture” includes debenture stock and bonds, whether constituting a charge on assets or not, and loan stock or notes;

“debenture option” means a right exercisable within a specified period, at the option of the holder of the right, to acquire or dispose of any debenture at a specified price;

“debt” includes an obligation to pay a sum of money under a negotiable instrument;

“dependent company” means, in relation to an insurance company, any body corporate of which (if that body corporate were also an insurance company) the insurance company would be a controller within the meaning of section 7 of the Act;

(a) 1974 c. 49.

(b) 1962 c. 37.

(c) 1967 c. 31 (N.I.).

“equity share capital” has the same meaning as in section 154(5) of the Companies Act 1948(a) and “equity share” shall be construed accordingly;

“general business assets” and “general business liabilities” mean respectively assets and liabilities of an insurance company which are not long term business assets or long term business liabilities;

“Industrial and Provident Society” means any society registered (or deemed to be registered) under the Industrial and Provident Societies Act 1965(b) or the Industrial and Provident Societies Act (Northern Ireland) 1969(c);

“insurance company” includes, in relation to the application of these Regulations for the purposes of section 4 of the Act, a body proposing to carry on insurance business;

“intermediary” means a person who in the course of any business or profession invites other persons to make offers or proposals or to take other steps with a view to entering into contracts of insurance with an insurance company, other than a person who only publishes such invitations on behalf of, or to the order of, some other person;

“land” includes any interest in land;

“liability” includes part of a liability;

“linked assets” means, in relation to an insurance company, long term business assets of the company which are, for the time being, identified in the records of the company as being assets by reference to the value of which property linked benefits are to be determined;

“long term business assets” and “long term business liabilities” mean respectively assets of an insurance company which are for the time being identified as representing the long term fund or funds maintained by the company in respect of its long term business and liabilities of the company which are attributable to its long term business;

“middle market price” means—

(a) in relation to an investment for which two prices are quoted in the official list published for the relevant market, the average of the two prices so quoted for the day on which the investment falls to be valued or, if no official list has been published for that day, for the most recent day prior to that day for which the official list has been published;

(b) in relation to an investment for which one price is quoted in the official list for the relevant market, the price so quoted for the day on which the investment falls to be valued or, if no official list has been published for that day, for the most recent day prior to that day for which the official list has been published; and

(c) in any other case, the nearest equivalent to the average referred to in paragraph (a) above which is published or can be reasonably ascertained from information which is published;

(a) 1948 c. 38.
(c) 1969 c. 24 (N.I.).

(b) 1965 c. 12.

“price earnings ratio” means the Financial Times-Actuaries estimated price earnings ratio (net) relating to the Industrial Group;

“property linked benefits” means benefits provided for under any contracts of the kind mentioned in section 83(2) of the Act, the amount of which is to be determined by reference to the value of property of any description (whether specified in the contracts or not);

“quoted” means, in relation to an investment—

- (a) that there has been granted a quotation or permission to deal in respect of that investment on a stock exchange which is a recognised stock exchange within the meaning of the Companies Act 1948(a);
- (b) that there has been granted such a quotation or permission on any stock exchange of repute outside Great Britain; or
- (c) that dealings in that investment are effected in a securities market of repute outside Great Britain being a market in which prices of all securities of which there are dealings are publicly quoted and which is supervised by a public authority;

and “unquoted” shall be construed accordingly;

“salvage right” means any right of an insurance company under a contract of insurance to take possession of and to dispose of property by virtue of the fact that the company has made a payment or has become liable to make a payment in respect of a loss thereof;

“share” includes stock;

“share option” means a right exercisable within a specified period at the option of the holder of the right to acquire or dispose of any share at a specified price;

(2) The Interpretation Act 1889(b) shall apply for the interpretation of these Regulations as it applies for the interpretation of an Act of Parliament.

Application

3.—(1) Subject to the provisions of paragraph (2) below, these Regulations apply with respect to the determination of the value of assets of insurance companies for the purposes of sections 4, 24(6), 26, 28(2)(b), 31 and 44 of the Act, any investigation to which section 14 of the Act applies and any investigation made in pursuance of a requirement under section 34 of the Act.

(2) Where an insurance company has entered into any contracts providing for the payment of property linked benefits the amount of which is to be determined by reference to the value of any linked assets then—

- (a) if the value of the linked assets, as determined in accordance with the terms of the contracts providing for the property linked benefits, is equal to or less than the amount of the liabilities of the company in respect of the property linked benefits, these Regulations shall not apply with respect to the determination of the value of the linked assets, and

(a) 1948 c. 38.

(b) 1889 c. 63.

(b) if the value of the linked assets, as so determined, exceeds the amount of the liabilities of the company in respect of the property linked benefits, these Regulations shall not apply with respect to the determination of the value of that proportion of each of the linked assets which the amount of such liabilities bears to the value of the linked assets, as so determined.

(3) Any asset to which these Regulations apply (other than cash) for the valuation of which no provision is made in these Regulations shall be left out of account for the purposes specified in paragraph (1) above.

(4) Where in accordance with these Regulations the value of any asset is to be not greater than any specified amount and, in all the circumstances of the case, it appears that the asset is of a lesser value than that amount, such lesser value shall be the value of the asset.

Shares in dependent companies

4.—(1) The value of any share in a dependent company shall not be greater than that part of the net asset value of the dependent company which would be payable in respect of the share if the dependent company were in liquidation and the net asset value were the amount distributable to the shareholders in the winding up.

(2) For the purposes of this Regulation, “net asset value” in relation to a dependent company, means the amount by which the value of its assets, as determined in accordance with paragraphs (3) or (4) below, exceeds the amount of its liabilities, as so determined, contingent and prospective liabilities being taken into account but not liabilities in respect of share capital.

(3) In determining for the purposes of this Regulation the net asset value of a dependent company which is an insurance company (whether or not it is a company to which Part II of the Act applies)—

(a) the value of its assets and the amount of its liabilities shall be determined in accordance with any valuation regulations applicable for the purpose of section 44 of the Act, in the case of general business assets and liabilities, and for the purpose of any investigation to which section 14 of the Act applies, in the case of long term business assets and liabilities; and

(b) where the dependent company carries on general business, an amount equal to—

(i) in the case of a dependent company which has completed its first financial year, the relevant amount, for the time being, for the purposes of section 4(1)(a) of the Act, and

(ii) in any other case the amount specified, for the time being, in section 4(1)(b) of the Act,

shall be deemed to be a liability of the dependent company.

(4) In determining for the purpose of this Regulation the net asset value of a dependent company, which is not an insurance company, the value of the assets of the dependent company shall be determined in accordance with these Regulations as if they were assets of an insurance company to which these Regulations applied.

(5) Any shares in a dependent company in which there is no such excess of assets over liabilities as is mentioned in paragraph (2) above, shall be left out of account for the purposes for which these Regulations apply.

Debts and other rights

5.—(1) The value of any debt due, or to become due, to an insurance company, other than a debt of a kind or description referred to in paragraphs (2), (3) or (4) of this Regulation or in Regulations 8, 11 or 13 below, shall be—

(a) in the case of any such debt which is due, or will become due, within twelve months of the date on which it falls to be valued (including any debt which would become due within that period if the company were to exercise any right to which it is entitled to require payment of the same), the amount which can reasonably be expected to be recovered in respect of that debt (due account being taken of any security being held in respect thereof); and

(b) in the case of any other such debt, the amount which would reasonably be paid by way of consideration for an immediate assignment of the debt together with the benefit of any security held in respect thereof.

(2) The value of any debt due, or to become due, to the company from a dependent company shall be the amount which would reasonably be expected to be recovered in respect of that debt (due account being taken of any security held in respect thereof) if the dependent company were in liquidation and—

(a) in the case of a dependent company which is an insurance company, the value of its assets and the amount of its liabilities were to be determined in the liquidation in accordance with the provisions of paragraph (3) of Regulation 4 above, and

(b) in the case of a dependent company which is not an insurance company, the value of its assets were to be determined in the liquidation in accordance with these Regulations as if they were assets of an insurance company to which these Regulations applied.

(3) Any debt due, or to become due, to the company from an intermediary in respect of money advanced on account of commission to which that intermediary is not yet absolutely entitled shall be left out of account for the purposes for which these Regulations apply.

(4) The value of any debt due to, or other rights of, the company under any contract of reinsurance to which the company is a party shall be the amount which can reasonably be expected to be recovered in respect of that debt or right.

(5) The value of any salvage right of the company shall be the amount which can reasonably be expected to be recovered by virtue of the exercise of that right.

Land

6.—(1) The value of any land of an insurance company (other than land held by the company as security for a debt or to which Regulation 12 below applies) shall not be greater than the amount which (after deduction of the reasonable expenses of sale) would be realised if the land were sold at a price equal to the most recent proper valuation of that land which has been provided to the company and any such land of which there is no proper valuation shall be left out of account for the purposes for which these Regulations apply.

(2) For the purposes of this Regulation—

“proper valuation” means a valuation made by a qualified valuer not more than three years before the time at which the land falls to be valued which determined the amount which would be realised at the time of the valuation on an open market sale of the land;

“qualified valuer” means a person who—

- (a) is a corporate member of the Royal Institution of Chartered Surveyors or a corporate member of the Incorporated Society of Valuers and Auctioneers, and has knowledge and experience in the valuation of land, or
- (b) is approved for the time being by the Secretary of State for the purposes of this Regulation.

Equipment

7.—(1) The value of any computer equipment of an insurance company—

- (a) in the financial year of the company in which it is purchased, shall be not greater than three quarters of the cost thereof to the company;
- (b) in the first financial year thereafter, shall be not greater than one half of that cost;
- (c) in the second financial year thereafter, shall be not greater than one quarter of that cost; and
- (d) in any subsequent financial year, shall be left out of account for the purposes for which these Regulations apply.

(2) The value of any office machinery (other than computer equipment), furniture, motor vehicles and other equipment of an insurance company, shall be, in the financial year of the company in which it is purchased, not greater than one half of the cost thereof and shall be, in any subsequent financial year, left out of account for the purposes for which these Regulations apply.

Amounts unpaid on partly paid shares

8.—(1) Where an insurance company has issued any share which is partly paid and that share is paid up to an amount equal to or greater than one quarter of its nominal value or, in the case of a share issued at a premium, of the aggregate of its nominal value and the premium, the value of any moneys unpaid on that share and not already due shall be not greater than one half of the amount of such moneys.

(2) There shall be left out of account for the purposes for which these Regulations apply—

- (a) any moneys unpaid but already due on a share which is partly paid; and
- (b) any moneys unpaid on a share which is not paid up to an amount equal to, or greater than, one quarter of its nominal value or, in the case of a share issued at a premium, of the aggregate of its nominal value and the premium.

Unquoted shares

9.—(1) The value of any unquoted equity share, other than a share in a dependent company, shall be not greater than—

- (a) where the company in which the share is held has been carrying on business for more than three financial years, the multiple of the price earnings ratio last published at the time the share falls to be valued and the proportionate amount attributable to that share of the average amount of the profits of the company for the last three financial years; and
- (b) where the company has been carrying on business for less than three but more than one financial year, the multiple of such published price earnings ratio and the proportionate amount attributable to that share of the average amount of the profits of the company for its two financial years or the profits of the company available for distribution to shareholders in its only financial year (as the case may be).
- (2) For the purposes of this Regulation, the average amount of the profits of a company for any specified years shall be determined as follows—
- (a) there shall be ascertained the aggregate amount of the profits of the company available for distribution to shareholders in each of the specified years;
- (b) there shall be deducted therefrom—
- (i) any loss made by the company in any of the specified years in which there were no profits available for distribution to shareholders, and
- (ii) any undistributed profits brought forward into any of the specified years from any previous year (whether being a specified year or not); and
- (c) the amount ascertained in accordance with sub-paragraphs (a) and (b) above shall be divided by the number of years specified.
- (3) In this Regulation, the proportionate amount attributable to any share of the average amount, or the amount, of any profits of the company in which the share is held for any specified years, shall be the amount which could reasonably be expected to be received in respect of that share if the average amount or the amount of profits in question were to be distributed by the company among its shareholders.
- (4) Where the value of any share cannot be determined in accordance with the provisions of paragraph (1) above because the amount of the profits available for distribution, or the amount of losses incurred, by the company in the last financial year cannot be reasonably ascertained then the value of that share shall be determined—
- (a) in the case of a company which has been carrying on business for not less than four financial years, by reference to the average amount of the profits of the company for the three financial years preceding the last financial year; and
- (b) in the case of a company which has been carrying on business for less than four but more than two financial years, by reference to the average amount or the amount (as the case may be) of the profits of the company in any specified years other than the last financial year.
- (5) Any share to be valued in accordance with the foregoing provisions of this Regulation shall be left out of account for the purposes for which these Regulations apply if—

- (a) no amount is attributable thereto in accordance with the provisions of paragraph (1) above;
 - (b) the company in which the share is held has been carrying on business for less than one financial year; or
 - (c) the value of the share cannot be ascertained in accordance with paragraph (1) above because the amount of the profits available for distribution, or the amount of the losses incurred, by the company in any of the specified years cannot reasonably be ascertained and no provision is made for its valuation in paragraph (4) above.
- (6) The value of any unquoted share, which is neither an equity share nor a share in a dependent company, shall be the amount which would reasonably be paid by way of consideration for an immediate transfer of that share.

Unit Trusts

10. The value of any holding of units, or other beneficial interest, under a unit trust scheme authorised for the purposes of the Prevention of Fraud (Investments) Act 1958(a) or the Prevention of Fraud (Investments) Act (Northern Ireland) 1940(b) shall be the price at which the managers under the unit trust scheme would purchase the holding of units or other beneficial interest if required to do so.

Quoted investments

11.—(1) The value of any quoted debenture which is not a debenture issued by a dependent company, and of any quoted share which is not a share in a dependent company nor a share in any body specified in Regulation 13 below, shall be the middle market price.

(2) Where the quotation of any quoted debenture or quoted share, the value of which falls to be determined in accordance with this Regulation, has been suspended for the time being, then that debenture or share shall be left out of account for the purposes for which these Regulations apply.

Life interests, reversionary interests, etc.

12. The value of any asset consisting of an interest in property which—

(a) is determinable upon the death of any person or upon the happening of some other future event or at some future time or is a remainder, reversionary interest, right of fee subject to a life interest or other future interest, whether vested or contingent, and

(b) is not a lease or reversionary interest expectant upon the determination of a lease,

shall be the amount which would reasonably be paid by way of consideration for an immediate transfer or assignment thereof.

(a) 1958 c. 45.

(b) 1940 c. 9. (N.I.).

Other assets

13. The value of the following assets shall be the amount which would reasonably be paid by way of consideration for an immediate transfer or assignment thereof—

- (a) securities issued or guaranteed by any government or public authority;
- (b) shares in any Building Society or Industrial and Provident Society;
- (c) share options and debenture options.

S. Clinton Davis,
Parliamentary Under Secretary of State
for Companies, Aviation and Shipping,
Department of Trade.

30th December 1974.

EXPLANATORY NOTE

(This Note is not part of the Regulations.)

These Regulations provide for the valuation of the assets of insurance companies for the purposes of provisions in the Insurance Companies Act 1974 which require the value of such assets to be determined in accordance with valuation regulations. They also provide for certain assets to be left out of account for the purposes of those provisions. The Regulations apply to all general business assets, and to all long term business assets, except for certain assets to which benefits payable under insurance policies are linked.

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