

CHAMPAGNE SHARE BLOCK LTD



ANNUAL GENERAL MEETING 2024



CHAMPAGNE SHARE BLOCK LIMITED

REG. NO. 1956/003056/06

FORM OF PROXY

I/ WE

(NAME IN BLOCK CAPITALS)

OF SHARE BLOCK NO BEING A MEMBER / MEMBERS

OF CHAMPAGNE SHARE BLOCK LIMITED AND ENTITLED TO VOTES, HEREBY APPOINT

.....

OF

OR FAILING HIM / HER,

OF

OR FAILING HIM THE CHAIRMAN OF THE MEETING AS MY/OUR PROXY TO ATTEND AND VOTE ON MY/OUR
BEHALF AT THE ANNUAL GENERAL MEETING OF THE COMPANY TO BE HELD

AT 11AM ON WEDNESDAY 30th JULY 2025, OR AT ANY ADJOURNMENT THEREOF, AS FOLLOWS:

SIGNED THIS DAY OF **2025**

.....
SIGNATURE:

.....
ASSISTED BY ME (WHERE APPLICABLE)

NOTE:

1. A member entitled to attend and vote at the meeting is entitled to appoint a proxy to attend, speak and vote in his stead. A proxy need not be a member of the Company.
2. Proxies must be deposited at (delivered or faxed or e-mailed to) the offices of the Managing Agent not less than **48 (forty-eight) hours** before the appointed time of the meeting.

CHAMPAGNE SHARE BLOCK LIMITED

NOTICE TO MEMBERS

NOTICE IS HEREBY GIVEN THAT THE ANNUAL GENERAL MEETING OF THE MEMBERS OF CHAMPAGNE SHARE BLOCK LIMITED IN RESPECT OF THE FINANCIAL YEAR ENDED 31 DECEMBER 2024 WILL BE HELD ONLINE ON ZOOM AT 11AM ON WEDNESDAY THE 30TH JULY 2025.

Zoom Meeting ID: 881 1501 4606

Passcode: 173841

Link to Meeting : <https://us02web.zoom.us/j/88115014606?pwd=DrhExbZkLxQe5OaDXfqEebP7afTt7x.1>

AGENDA

1. Welcome
2. Notice Convening the Meeting
3. Apologies and Proxies
4. Confirmation of the Minutes of the previous Annual General Meeting held on Zoom on the 27th June 2024.
5. Chairman's Report
6. Levy and Finance
 - 6.1. Financial Report 2024
 - 6.2. 2025 Levy Approval
 - 6.3. Insurance Values
 - 6.4. Reserve Allocations and Expenditures
7. To receive, consider and adopt the Annual Financial Statements in respect of the year ended 31 December 2024 together with the reports of the Directors and Auditors thereon, circulated herewith.
8. Approval of the Auditors remuneration as reflected in the financial statements.
9. Appointment of the Auditors
10. Appointment of Secretary
11. Election of Directors
12. Association Meetings
 - 12.1. Section 21 – Champagne Sports & Raquet Association.
 - 12.2. The Club - Champagne Sports & Racket Club.
13. General

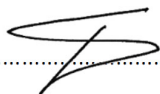
Any member of the company entitled to attend and vote at a General Meeting may appoint another person as his proxy to attend and speak and upon a poll, vote in his stead. A proxy form duly completed should be returned to reach the registered office, being Champagne Share Block Ltd at 12-16 Old Main Road, Block C, Lillies Quarter, Hillcrest, 3610 or P O Box 763, Hillcrest, 3650, FORTY EIGHT HOURS before the time of the meeting.

Alternately, this may be emailed to: shareblock@champagnesportsresort.com

BY ORDER OF THE BOARD

S.J Macquet

Director



CHAMPAGNE SHARE BLOCK LIMITED

MINUTES OF THE ANNUAL GENERAL MEETING 2023

MINUTES OF THE ANNUAL GENERAL MEETING OF THE MEMBERS OF CHAMPAGNE SHARE BLOCK LIMITED IN RESPECT OF THE FINANCIAL YEAR ENDED 31 DECEMBER 2023 HELD ONLINE ON ZOOM AT 11AM ON THURSDAY THE 27th JUNE 2024.

1. WELCOME

The Chairman welcomed the shareholders.

2. NOTICE COVERING THE MEETING

Notice of the meeting was taken as read. The chairman noted that there was not a large turnout for the meeting. The notice of the meeting was electronically sent to all shareholders, and the meeting was properly convened.

3. APOLOGIES & PROXIES

Apologies:
None

Proxies:

R. Macquet noted through the Chairman that there are proxies in hand for 22% of the shares in issue. The chairman added that it is general practice in Champagne Share Block that decisions are made by consensus, with votes on resolutions seldom required.

4. MINUTES OF THE PREVIOUS AGM (2022)

The minutes of the previous Annual General Meeting for 2022, held on the 26th June 2023 were approved.
(Proposed R. Bowden, Seconded G. Sutherland)

5. CHAIRMAN'S REPORT

The Chairman noted that the meeting is held in tandem with that of the Champagne Sports and Raquet Association and the Champagne Sports and Racket Club. The Association, a not for profit company, was created as a mini town planning entity due to the requirements of the town planning legislation, and the Club was part of the original documentation of the company.

The Chairman pointed to certain highlights of his report. In summary, all seems to have gone to plan this year - for a change we did not have any crises to manage, and could focus on the positives. Reflecting on where we came from about 35 years ago, from the old El Mirador Hotel to the expansions that we see today, we had then picked a number of 92 chalets as being a good balance of Share Block units to hotel to get the balance of the resort from a cost perspective right, which turned out to be fortuitously correct. This took the acquisition of many parcels of land, each giving rights to chalets and, being in the approaches to the World Heritage Site, our obligations to responsible development were taken very seriously. He raised the concerns that the Ratepayers Association were dealing with relating to some uncontrolled and unapproved developments, and highlighted the importance of ensuring the town planning scheme is upheld.

He noted also that the Golf course has achieved a top 20 rating in the country, and the resort has also won the RCI Resort of the Year award, which are really something to be proud of, and thanks to a very strong management team. This was in spite of all the disruptions we have been emerging from including Covid and the increased insurance requirements. We have to sometimes compare ourselves to our peers, and to have achieved these results is very gratifying.

The Chairman turned then to the current state of affairs and focused on some themes:

- The financial bottom line, which is always essential and underpinned by reserves and sustainability, would be dealt with in the financial report in detail, along with the balancing of this with the need to keep up the improvement of the resort.
- The refurbishment program – the problem of the refurbished units in comparison to the unrefurbished units was always going to be difficult to manage, so the plan is to complete as many units as the budget will allow, and to this end, all the golf course units would be completed in 2024. This has been managed while keeping our reserves at a healthy level.
- One of the curveballs coming from the insurers was the need for fire retardants for thatch and the requirement for lightning conductors. We are in a very high lightning risk area, and as directors, we need to balance our risk, and this has become a requirement to get insurance cover at all. As things stand, we have completed the lightning conductors projects, and we are in the process of the fire retardant application. This was an obligation to manage the safety of our owners and guests.
- “Green energy” – there are varying reports on the environmental footprint of green energy projects, but we are assessing the options continuously for viability and suitability. We will have to keep monitoring this with a view to going ahead when it is viable.
- The ongoing risk in flexi resorts – the slowdown in the value of returned weeks, and the increasing number of owners not being able to keep up with their levy payments is a particular risk in a flexi resort, which would be dealt with later in the report.

Some pointers to the 2024 Financial year were also noted:

- Load shedding risks and the state of Eskom were noted and these could affect us in our diesel costs for backup power.
- There is more damage to Wi-Fi units from surges since the lightning conductors were installed, and management were investigating whether the earthing of the masts could be linked to this. G.Sutherland noted that surge protection plugs might assist. S.Macquet added that we have level 1 & 2 surge protection in place in the chalets, and the problem could be that the SANS standard required equipotential bonding to the chalets, and this could be causing the problem. So management are trying to get a SANS compliant solution. We have saved on the surges damaging TV’s etc since we have moved to individual dishes. Management would investigate solutions.
- Insurance has benefitted from a large captive with Southern Sun, but these costs are increasing.
- The chairman reported that management raised a problem with the electricity metering, which was small, but had increased with the loadshedding of the past year. A credit from the Hotel company was given to the Share Block company of R200k for this past error, and the chairman thanked them for this transparency.
- We are targeting a R5.2m reserve for the 2024 year end, after project spends, which is a strong position to be in.

6. LEVY AND FINANCE

6.1 Financial Report 2023

The Chairman referred to Mr R.Bowden, for the financial report.

Mr R.Bowden noted that, in the chairman’s report, on page 10 and 11, the key factors were highlighted, and there was a comprehensive breakdown of the performance of the company.

He wished to note two key points: Firstly, the audit report was unqualified and gave us a clean bill of health, and secondly on page 21 of the Annual Financial Statements, in the Statement of Financial Position, our cash position was R17.7m at the end of 2023 compared to R14m the year before. This means that together with all the investments made on the refurbishment of the chalets, we are still in a strong cash flow position. Our reserves are up from R5m to 8.5m, so not only has the resort been upgraded, but our finances are in a very healthy position. This was seconded by C. Da Costa.

The chairman added that the notes to the financial statements highlighted all the risks faced by the company, and R. Bowden added that the main risk was the banking imbalances, which would be mitigated to some extent by the new Sunswop arrangement.

The Annual Financial Statements were approved. (Proposed R. Bowden, Seconded G. Sutherland)

6.2 2024 Levy Budget Approval

The schedules and chairman's report summarised the levy increases and their components. The levies were approved, being the B share levy and the fractional A share levy, as attached in the schedules and the externally owned A share cost contribution by the same percentage as the B Shares. (Proposed R. Bowden, Seconded G. Sutherland)

6.3 Insurance Values

S. Macquet noted that the published valuation schedule was R352m, after an increase of 22%, in line with historical cost estimates based on real replacement cost examples. It was noted that the insurance policy is carried within the Southern Sun policy and they covered the Share Block at a value of R397m, which would increase to R432m from August 2024. The insured values exceeded our own valuations, and it was noted that we are therefore adequately covered.

The insurance valuations as tabled were approved. (Proposed R. Bowden, Seconded G. Sutherland)

6.4 Reserve Allocations and Expenditures

The reserves increased from R4.9m to R8.5m and were reported in the notes to the accounts. These were allocated to the A Share reserve, the Softs Refurbishment reserve and the Building Refurbishment reserve.

7. APPROVAL OF THE ANNUAL FINANCIAL STATEMENTS

The Annual Financial Statements for the year ended 31 December 2023, together with the reports of the directors and the auditors, circulated with the AGM booklet, were approved. (Proposed R. Bowden, Seconded G. Sutherland)

8. APPROVAL OF THE AUDITOR'S REMUNERATION

The auditor's remuneration as reflected in the financial statements was approved. (Proposed R. Bowden, Seconded G. Sutherland)

9. APPOINTMENT OF THE AUDITORS

Wildner & Company were appointed for 2024. (Proposed R. Bowden, Seconded G. Sutherland)

10. APPOINTMENT OF SECRETARY

The Appointment of Priya Balakisten as company secretary was approved with thanks. (Proposed R. Bowden, Seconded G. Sutherland)

11. ELECTION OF DIRECTORS

The Board was proposed to be re-elected and were unanimously confirmed as elected.

12. ASSOCIATION MEETINGS - These associations require formalities of approval for the record.

12.1 Section 21 – Champagne Sports & Raquet Association

This is a town planning requirement to have oversight of the combined resort. It was noted that the minutes for the above Association require separate approval. The report and minutes were unanimously approved, and the directors were re-elected.

12.2 The Club - Champagne Sports & Racket Club

It was noted that all statutory requirements were complied with within this meeting and were unanimously approved for the purpose of the Club's Annual General Meeting.

13. GENERAL

- The chairman noted the various matters requiring monitoring or action, being water rights, land claims, the security fence, and the risk posed by imbalances in the flexi system.
- He added that the land claim that we are part of was unlikely to be successful, but that there was a recent claim which curiously leaves our property out, which could be related to name changes on the title deeds over time.
- The security fence remains on the agenda to be dealt with should the owners require it.
- The MOI would be dealt with in the coming year.
- The Sunswop program was explained by S.Macquet as a very positive new facility for our owners. They get effectively RCI membership, first access to the Southern Sun Resorts, and lower exchange fees, as well as a lower annual membership fee, all at about 50% of the current RCI cost.
E.Singh asked if owners still needed to register with RCI. S.Macquet replied that this was only necessary for owners who had weeks in other resorts, in which case they would pay a separate RCI membership fee. This also means that all our owners are now members and may bank and exchange their weeks through Sunswop, and RCI. This is also a great benefit in that if owners are not able to get a booking later in the year, they can always bank their week and exchange to another resort, or back into our resort. In the past those owners that did not have an RCI membership would then lose their booking right for the year.
- E.Singh asked if we could look at the entertainment program outside of the holiday periods. It was noted that the different school terms now extended the holiday periods.
- A vote of thanks was given to the Chairman, and to the Board members from R.Macquet for their dedication and teamwork.
- Thanks were given to the staff and management of Champagne Sports Resort from the board and members.

There being no further business, the Chairman closed the meeting.

CHAMPAGNE SPORTS & RAQUET ASSOCIATION

MINUTES OF THE ANNUAL GENERAL MEETING 2023

MINUTES OF THE ANNUAL GENERAL MEETING OF THE MEMBERS OF CHAMPAGNE SPORTS & RAQUET ASSOCIATION IN RESPECT OF THE FINANCIAL YEAR ENDED 31 DECEMBER 2023 HELD ONLINE ON ZOOM AT 11AM ON THURSDAY THE 27th JUNE 2024.

CHAIRMAN: J Ridl

PRESENT: RJ Macquet, SJ Macquet, R Bowden, P Balakisten, PH West, C Da Costa

1. WELCOME

Shareholders were welcomed. The chairman confirmed a quorum was present.

2. NOTICE COVERING THE MEETING

The meeting was properly convened and notice of the meeting was taken as read.

3. APOLOGIES & PROXIES

None

4. MINUTES OF THE PREVIOUS ANNUAL GENERAL MEETING

The minutes of the AGM were taken as read and approved.

5. CHAIRMANS REPORT

It was noted that the section 21 company arose due to the requirement of the town planning scheme. The section 21 company in effect acts as our own local authority. The representatives are 4 members of the board of CSB and 4 members representing HPF Properties (Pty) Ltd.

The main duties of CSRA are to maintain the servitudes, to see to architectural conformities of any developments, to see to common infra-structure and any other matters pertaining to the shared use of properties belonging to its members.

In terms of activity, it was noted that developments were taking place and had been approved, that the infra-structure was in good order. The servitude through the main gate was agreed and would be registered.

There were no further matters to report.

6. ELECTION OF MEMBERS

The members were re-elected.

7. ANNUAL FINANCIAL STATEMENTS

It was noted that there were no transactions. The annual financial statements were a formality, which is approved.

8. APPOINTMENT OF AUDITORS

Wildner & Co were appointed as auditors.

9. APPOINTMENT OF COMPANY SECRETARY

Mrs Priya Balakisten was reappointed.

The meeting ended.

CHAMPAGNE SHARE BLOCK LIMITED

CHAIRMAN'S REPORT FOR THE YEAR ENDING DECEMBER 2024

INTRODUCTION

I have pleasure again in submitting this report in respect of the company's activities for the financial year ended 31 December 2024. In the past, I have opened this report with a clear statement of the company's business activities and of our structures and the permanent arrangements in place for the operations of our company. I encourage you to be as informed as possible and I refer you to our many past reports for such details, as they are unchanged. These structures have stood us in good stead.

They say that 'Time flies', and some of our owners are grandchildren of the original owners and have seen many changes over the years. With our land being within the World Heritage Site approaches area and within the Transfrontier park, your Board has persevered, particularly in the development phase in co-operation with the developer, and it has paid off, with the site transitioning into a place of great beauty. From the early ideas of cosy rondavels and wood fires, we now have Wi-Fi, lightening masts and generators.

The resort maintains its gold crown status and the golf course has just received a top 20 rating for the second time. Even the clubhouse is rated very highly, and the chalets are over half way to being completely refurbished. The resort certainly has developed a unique sense of place.

SOME THEMES

A summary for those with a short attention span - that includes a lot of us nowadays.

- Sunswop is now in place with improved access to resorts and reduced exchange costs and RCI fees.
- Financial overview – reserves are R10m providing a safety net and the ability to refurbish.
- The refurbishment roll-out continues. The double story and wooden unit are being assessed.
- Administered costs that are out of our authority – electricity continues its upward path.
- The new insurance requirements – fire retardant application to the thatch is on schedule over 7 years.
- Green energy – the management continue to investigate appropriate solutions that bring cost savings.
- Ownership / week returns continue – an industry wide problem – watch this space.
- A forecast for 2025 – plan for a slightly reduced reserve after high refurbishment spend.

FINANCIAL OVERVIEW 2024

As always, the accounts are audited and additional financial schedules are comprehensive, with both management accounts and levy budgets and various comparatives. We have ended the financial year with a surplus of some R1.9m and a reserve of R 10.5m

In summary, a very satisfactory outcome. It is noted that the refurbishment lines in the budget of R6.8m are the special project accounts and these expenses will be reduced once the projects are completed.

For those with a financial bent – some highlights:

- Income was again R314k above budget, with higher interest income offsetting higher discounts.
- In costs - electricity was higher by R240k. but lower diesel costs balanced this out with insurance higher by some R90, with this total area of costs being some 1% above budget overall.
- Long term maintenance was underspent with a R645k saving while refurbishment is being conducted. This included the fire retardant projects, which are now included in the LTM budget.
- Fractional A Share unit expenses were lower by R171k as they did not spend their refurbishment portion.
- The special refurbishment / project accounts were underspent by R723k, with the building refurbishment program increased by R1.9m for practical and cost reasons and the softs refurbishment spend held back accordingly.
- Tax was R85k higher reflecting the higher interest income.
- The higher reserve is reflected in the balance sheet, with higher net current asset balances.
- Debtors are lower but this area is a major concern in the longer run when re-sales dry up and the management is not able to absorb the shortfalls.

The Board's approved strategy of doing a thorough refurbishment of the units, was based on a gradual approach to make it affordable, resulting in a smoothed levy. The spread of refurbishment is also dictated by completing contiguous units and maintaining optimum availability of time for our owners.

LEVY BUDGET 2025

We confirm our levy budget in arrears, as required by our original company documentation. The result of the budgeting process was a 6.6% increase for B shares, with 14% of the budget taken up with the special refurbishment projects, a 7.4% increase for Fractional A shares and the same increase for the external A shares' cost contributions.

Some highlights

- A baseline of 4.8% inflation was used in the budgeting process.
- Regarding our wild cards, we allowed R400k for diesel and R3.5m for electricity.
- Hopefully, 7% to 9% will cover staff costs with a 3 year wage agreement.
- The Shared Costs went up by 7.8 % with much the same push factors in costs.
- The special refurbishment project costs are some 14% of the total spend requirement.
- The information is fully disclosed in the accompanying budgets.

The year is already progressing, and we are able to update our owners with pointers for the 2025 financial year, however, we do need formal budget approval at this meeting.

POINTERS TO THE 2025 FINANCIAL YEAR

Whilst this report is for the year ended December 2024, we look at pointers for 2025.

- A higher availability factor from Eskom in our area is a good omen but NERSA have approved very high cost increases. We allowed a 20% increase which may be sufficient.
- The onerous new insurance requirements of fire retardant for thatching was meant to be spread over 7 years and we are implementing the program accordingly. That position can change.
- Sunswop cost – This is a new cost adding 4% but it has wonderful benefits for our owners at an extraordinarily low cost. This is a major addition to the resort and your directors are very appreciative of this access from the hotel property owners, Southern Sun.
- Insurance values – The Board always gets approval from the owners at the AGM with a detailed schedule attached to the booklet. Thatch, however, is becoming more difficult to cover, thus the increase in the budget of 10%.
- On the income side – Having had R300k increased revenue for the last 2 years, this is heavily dependent on the interest rate cycle.
- On the building refurbishment spends – the refurbishment of the 10 units, including the golf course units is complete. It is hoped to end the year with 36 units left for building refurbishment.
- A study is being conducted into the high cost of remediating legacy units on the double story and wooden units being unit 6 and 20, because of their different construction. More on this later.
- The softs refurbishment is now to be progressed in parallel with the building refurbishment and we will create 2 mock-up units to evaluate with the objective of rolling out at least a third of this project over the year focusing on the units that have not yet had the building refurbishment done.

In short, your Board wish to get ahead as fast as we can without compromising the company. At this stage we would target having a reserve of R5m at year end but having accomplished a lot of the long-term plan. This may be in a range of R4m to R8m depending on the scope of works.

GENERAL

Green Energy

As noted last year, the resort has a complicated energy reticulation over a huge area, some 500 acres. It has over 2kw of generators set up for back-up power, and these are located across the property. Eskom's cost increases are reinforcing the case for alternative solutions. Management are conducting an investigation to see how the

different interests of the property owner, hotel operator and the Share Block company can be optimised. The capital sums are huge, coming to around R30m. It is noted that in today's world of rapidly advancing technology, technological readiness is always an issue. At this point the company has a wait and see view whilst keeping up the knowledge base and evaluating options.

Risks

The financial accounts reflect risks under the notes to the balance sheet. Whilst the Board's focus has always been on sustainability, thus mitigating a lot of the risk factors, an Achilles heel is the upkeep of the company's income through levy collections in an environment of behavioural change in holiday choices. The resort has a number of weeks that have been returned, especially by the overseas owners.

Debtors are therefore not only about cash-flow, as they can also affect the levy costs going forward.

Imbalance

As noted last year, for good order, the company carries the subject of the flexi resort problem under risks in the financials due to the possible difficulties that could arise if the imbalances of the empty space, and the bulk and space banking move out of balance. There is certainly a cost to be borne, and these imbalances are carried by the hotel operator at present.

Water Rights

The position of water rights remains. At some stage we will need to begin the process of registering all our water rights. At this moment we get some kind of yearly invoice from Water Affairs.

Land Reform

Expropriation risks of some sort remain. We are aware of claims in the area, but we are as yet unsure of how it affects us directly.

Security

The security fence matter and security levels remain on my report so that should owners feel the need to increase security, now is the time to raise it.

MOI

The MOI is being dealt with. In the interim, our company has had sound foundations.

The Calendar

A reminder that our resort operates a flexi calendar, which is set each year, and the Board retain the right to adjust it if deemed necessary.

Sunswop - Banking and Exchanges

The opportunity to be involved with Sunswop has been a wonderful step forward for the resort, with our owners having improved chances to get into local Southern Sun Resorts at almost no cost. The international exchange fees are also far lower.

IN CONCLUSION

In conclusion, there is no rest for the wicked - AI is the next step! Whilst we continue to face headwinds, our commitment to long term value maintenance holds us in good stead, as does the enormous legacy value of long-standing directors.

I wish especially, to thank our managers and staff. And to the hotel property owners, Southern Sun, your loyalty and support are greatly appreciated. Finally, I express my grateful thanks to the Board for all their work, and to our owners for their support, engagement and commitment.



JEREMY RIDL
Chairman

CHAMPAGNE SHAREBLOCK LIMITED

(Registration number 1956/003056/06)

Annual Financial Statements for the year ended 31 December 2024

Wildner Incorporated
Chartered Accountants (SA)
Registered Auditors

These annual financial statements have been audited in compliance with the applicable requirements of the Companies Act of South Africa.

Issued 03 July 2025

Champagne Shareblock Limited

(Registration number: 1956/003056/06)

Annual Financial Statements for the year ended 31 December 2024

General Information

Country of incorporation and domicile	South Africa
Nature of business and principal activities	Shareblock company
Directors	W.R.H. Bowden C.F. Da Costa P.H. West D.A. Park R. J. Macquet S. J. Macquet S. Croft J.A. Ridl N. Feldon I.C. Ncube
Registered office	12-16 Old Main Road Block C Lillies Quarter Hillcrest 3610
Postal address	PO Box 855 Hillcrest KZN 3610
Bankers	Standard Bank Group Limited
Auditors	Wildner Incorporated Chartered Accountants (SA) Registered Auditors 3605
Secretary	P. Balakisten
Company registration number	1956/003056/06
Tax reference number	9117/306/84/6
Level of assurance	These annual financial statements have been audited in compliance with the applicable requirements of the Companies Act of South Africa.
Preparer	The annual financial statements were internally compiled by: S.J. Macquet

Champagne Shareblock Limited

(Registration number: 1956/003056/06)

Annual Financial Statements for the year ended 31 December 2024

Contents

The reports and statements set out below comprise the annual financial statements presented to the shareholders:

	Page
Directors' Responsibilities and Approval	3
Directors' Report	4
Independent Auditor's Report	5 - 6
Statement of Financial Position	7
Statement of Financial Performance	8
Statement of Comprehensive Income	8
Statement of Changes in Equity	9
Statement of Cash Flows	10
Accounting Policies	11 - 12
Notes to the Annual Financial Statements	13 - 17
The following supplementary information does not form part of the annual financial statements and is unaudited:	
Tax Computation	19

Champagne Shareblock Limited

(Registration number: 1956/003056/06)

Annual Financial Statements for the year ended 31 December 2024

Directors' Responsibilities and Approval

The directors are required by the Companies Act of South Africa, to maintain adequate accounting records and are responsible for the content and integrity of the annual financial statements and related financial information included in this report. It is their responsibility to ensure that the annual financial statements fairly present the state of affairs of the company as at the end of the financial year and the results of its operations and cash flows for the period then ended, in conformity with the International Financial Reporting Standard for Small and Medium-sized Entities. The external auditors are engaged to express an independent opinion on the annual financial statements.

The annual financial statements are prepared in accordance with the International Financial Reporting Standard for Small and Medium-sized Entities and are based upon appropriate accounting policies consistently applied and supported by reasonable and prudent judgements and estimates.

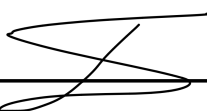
The directors acknowledge that they are ultimately responsible for the system of internal financial control established by the company and place considerable importance on maintaining a strong control environment. To enable the directors to meet these responsibilities, the directors set standards for internal control aimed at reducing the risk of error or loss in a cost effective manner. The standards include the proper delegation of responsibilities within a clearly defined framework, effective accounting procedures and adequate segregation of duties to ensure an acceptable level of risk. These controls are monitored throughout the company and all employees are required to maintain the highest ethical standards in ensuring the company's business is conducted in a manner that in all reasonable circumstances is above reproach. The focus of risk management in the company is on identifying, assessing, managing and monitoring all known forms of risk across the company. While operating risk cannot be fully eliminated, the company endeavours to minimise it by ensuring that appropriate infrastructure, controls, systems and ethical behaviour are applied and managed within predetermined procedures and constraints.

The directors are of the opinion, based on the information and explanations given by management, that the system of internal control provides reasonable assurance that the financial records may be relied on for the preparation of the annual financial statements. However, any system of internal financial control can provide only reasonable, and not absolute, assurance against material misstatement or loss.

The directors have reviewed the company's cash flow forecast for the year to 31 December 2025 and, in the light of this review and the current financial position, they are satisfied that the company has or has access to adequate resources to continue in operational existence for the foreseeable future.

The external auditors are responsible for independently auditing and reporting on the company's annual financial statements. The annual financial statements have been examined by the company's external auditors and their report is presented on pages 5 to 6.

The annual financial statements set out on pages 7 to 17, which have been prepared on the going concern basis, were approved by the board of directors on 03 July 2025 and were signed on its behalf by:



Director



Director

Champagne Shareblock Limited

(Registration number: 1956/003056/06)

Annual Financial Statements for the year ended 31 December 2024

Directors' Report

The directors have pleasure in submitting their report on the annual financial statements of Champagne Shareblock Limited for the year ended 31 December 2024.

1. Nature of business

Champagne Shareblock Limited was incorporated in South Africa.

The company operates as a shareblock company, on a timesharing basis, which affords the members the right to occupy a unit in accordance with the occupancy agreements, which are related to specific owners shareholding. The company's expenditure is defrayed from levies collected by members.

There have been no material changes to the nature of the company's business from the prior year.

2. Review of financial results and activities

The annual financial statements have been prepared in accordance with International Financial Reporting Standard for Small and Medium-sized Entities and the requirements of the Companies Act of South Africa. The accounting policies have been applied consistently compared to the prior year.

Full details of the financial position, results of operations and cash flows of the company are set out in these annual financial statements.

3. Directors

The directors in office at the date of this report are as follows:

Directors

W.R.H. Bowden

C.F. Da Costa

P.H. West

D.A. Park

R. J. Macquet

S. J. Macquet

S. Croft

J.A. Ridl

N. Feldon

I.C. Ncube

4. Events after the reporting period

The directors are not aware of any material event which occurred after the reporting date and up to the date of this report.

5. Going concern

The annual financial statements have been prepared on the basis of accounting policies applicable to a going concern. This basis presumes that funds will be available to finance future operations and that the realisation of assets and settlement of liabilities, contingent obligations and commitments will occur in the ordinary course of business.

The directors believe that the company has adequate financial resources to continue in operation for the foreseeable future and accordingly the annual financial statements have been prepared on a going concern basis. The directors have satisfied themselves that the company is in a sound financial position and that it has access to sufficient borrowing facilities to meet its foreseeable cash requirements. The directors are not aware of any new material changes that may adversely impact the company. The directors are also not aware of any material non-compliance with statutory or regulatory requirements or of any pending changes to legislation which may affect the company.

6. Liquidity and solvency

The directors have performed the required liquidity and solvency tests required by the Companies Act of South Africa.

7. Auditors

Wildner Incorporated continued in office as auditors for the company for 2024.

Independent Auditor's Report

To the Shareholders of Champagne Shareblock Limited

Opinion

We have audited the annual financial statements of Champagne Shareblock Limited (the company) set out on pages 7 to 17, which comprise the statement of financial position as at 31 December 2024, statement of financial performance, statement of comprehensive income, statement of changes in equity and statement of cash flows for the year then ended, and the notes to the annual financial statements, including a summary of significant accounting policies.

In our opinion, the annual financial statements present fairly, in all material respects, the financial position of Champagne Shareblock Limited as at 31 December 2024, and its financial performance and cash flows for the year then ended in accordance with the International Financial Reporting Standard for Small and Medium-sized Entities and the requirements of the Companies Act of South Africa.

Basis for Opinion

We conducted our audit in accordance with International Standards on Auditing. Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Annual Financial Statements section of our report. We are independent of the company in accordance with the Independent Regulatory Board for Auditors' Code of Professional Conduct for Registered Auditors (IRBA Code) and other independence requirements applicable to performing audits of annual financial statements in South Africa. We have fulfilled our other ethical responsibilities in accordance with the IRBA Code and in accordance with other ethical requirements applicable to performing audits in South Africa. The IRBA Code is consistent with the corresponding sections of the International Ethics Standards Board for Accountants' International Code of Ethics for Professional Accountants (including International Independence Standards). We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

Other Information

The directors are responsible for the other information. The other information comprises the information included in the document titled "Champagne Shareblock Limited annual financial statements for the year ended 31 December 2024", which includes the Directors' Report as required by the Companies Act of South Africa and the supplementary information as set out on page 19. The other information does not include the annual financial statements and our auditor's report thereon.

Our opinion on the annual financial statements does not cover the other information and we do not express an audit opinion or any form of assurance conclusion thereon.

In connection with our audit of the annual financial statements, our responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the annual financial statements or our knowledge obtained in the audit, or otherwise appears to be materially misstated. If, based on the work we have performed, we conclude that there is a material misstatement of this other information, we are required to report that fact. We have nothing to report in this regard.

Independent Auditor's Report

Responsibilities of the Directors for the Annual Financial Statements

The directors are responsible for the preparation and fair presentation of the annual financial statements in accordance with the International Financial Reporting Standard for Small and Medium-sized Entities and the requirements of the Companies Act of South Africa, and for such internal control as the directors determine is necessary to enable the preparation of annual financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the annual financial statements, the directors are responsible for 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 the directors either intend to liquidate the company or to cease operations, or have no realistic alternative but to do so.

Auditor's Responsibilities for the Audit of the Annual Financial Statements

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

As part of an audit in accordance with International Standards on Auditing, we exercise professional judgement and maintain professional scepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the annual financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the company's internal control.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by the directors.
- Conclude on the appropriateness of the directors' use of the going concern basis of accounting and based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the company's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditor's report to the related disclosures in the annual financial statements or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditor's report. However, future events or conditions may cause the company to cease to continue as a going concern.
- Evaluate the overall presentation, structure and content of the annual financial statements, including the disclosures, and whether the annual financial statements represent the underlying transactions and events in a manner that achieves fair presentation.

We communicate with the directors regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.



Wildner Incorporated
C. R. Scott
Director
Chartered Accountants (SA)
Registered Auditors

03 July 2025
Hillcrest

Champagne Shareblock Limited

(Registration number: 1956/003056/06)

Annual Financial Statements for the year ended 31 December 2024

Statement of Financial Position as at 31 December 2024

Figures in Rand	Notes	2024	2023
Assets			
Current Assets			
Inventories	2	2 027 414	324 383
Trade and other receivables	3	2 021 486	1 073 987
Other financial assets	4	2 869	84 224
Current tax receivable	5	-	5 280
Cash and cash equivalents	6	17 909 408	17 734 504
		21 961 177	19 222 378
Total Assets		21 961 177	19 222 378
Equity and Liabilities			
Equity			
Share capital	7	250 000	250 000
Retained income		10 489 071	8 588 055
		10 739 071	8 838 055
Liabilities			
Current Liabilities			
Trade and other payables	8	8 870 954	9 880 617
Other financial liabilities	9	2 315 024	503 706
Current tax payable	5	36 128	-
		11 222 106	10 384 323
Total Equity and Liabilities		21 961 177	19 222 378

Champagne Shareblock Limited

(Registration number: 1956/003056/06)

Annual Financial Statements for the year ended 31 December 2024

Statement of Financial Performance

Figures in Rand	Note(s)	2024	2023
Revenue			
Levy	10	51 271 964	47 775 695
		51 271 964	47 775 695
Other income			
Interest received	11	2 180 756	1 834 296
		2 180 756	1 834 296
Total income		53 452 720	49 609 991
Operating expenses			
Administration and sundries			
A Share expenses		1 295 807	1 091 147
Auditors remuneration		65 531	61 821
Bank charges		111 354	102 605
CSOS levy		35 442	33 738
Common facilities		23 919 807	22 293 468
Diesel		620 801	1 707 073
Discount allowed		3 244 107	3 190 664
Food and consumables		378 922	357 474
Insurance		556 004	411 033
Laundry and guest supplies		541 257	510 620
MNET subscriptions		572 990	535 413
Management fee		1 483 312	1 399 351
Pest control		105 412	88 479
Tv licenses		15 734	15 306
		32 946 480	31 798 192
Municipal charges			
Assessment rates & municipal charges		397 943	345 402
Electricity		3 150 120	2 337 545
Water		285	3 428
		3 548 348	2 686 375
Maintenance			
Cleaning		146 613	138 314
Repairs and maintenance		14 351 660	10 867 391
		14 498 273	11 005 705
Total operating expenses		50 993 101	45 490 272
Profit before taxation		2 459 619	4 119 719
Taxation	12	(558 603)	(464 674)
Profit for the year		1 901 016	3 655 045

Champagne Shareblock Limited

(Registration number: 1956/003056/06)

Annual Financial Statements for the year ended 31 December 2024

Statement of Changes in Equity

Figures in Rand	Share capital	Retained income	Total equity
Balance at 01 January 2023	250 000	4 933 010	5 183 010
Profit for the year	-	3 655 045	3 655 045
Other comprehensive income	-	-	-
Total comprehensive income for the year	-	3 655 045	3 655 045
Balance at 01 January 2024	250 000	8 588 055	8 838 055
Profit for the year	-	1 901 016	1 901 016
Other comprehensive income	-	-	-
Total comprehensive income for the year	-	1 901 016	1 901 016
Balance at 31 December 2024	250 000	10 489 071	10 739 071

Champagne Shareblock Limited

(Registration number: 1956/003056/06)

Annual Financial Statements for the year ended 31 December 2024

Statement of Cash Flows

Figures in Rand	Notes	2024	2023
Cash flows from operating activities			
Cash (used in) generated from operations	13	(3 244 714)	3 073 066
Interest income		2 180 756	1 834 296
Tax paid	14	(517 195)	(487 689)
Net cash from operating activities		(1 581 153)	4 419 673
Cash flows from investing activities			
Movement in other financial assets		81 355	(84 224)
Cash flows from financing activities			
Movements in other financial liabilities		1 674 702	(627 943)
Total cash movement for the year		174 904	3 707 506
Cash and cash equivalents at the beginning of the year		17 734 504	14 026 998
Total cash at end of the year	6	17 909 408	17 734 504

Champagne Shareblock Limited

(Registration number: 1956/003056/06)

Annual Financial Statements for the year ended 31 December 2024

Accounting Policies

1. Basis of preparation and summary of significant accounting policies

The annual financial statements have been prepared on a going concern basis in accordance with the International Financial Reporting Standard for Small and Medium-sized Entities, and the Companies Act of South Africa. The annual financial statements have been prepared on the historical cost basis, and incorporate the principal accounting policies set out below. They are presented in South African Rands.

These accounting policies are consistent with the previous period.

1.1 Significant judgements and sources of estimation uncertainty

Critical judgements in applying accounting policies

Management did not make critical judgements in the application of accounting policies, apart from those involving estimations, which would significantly affect the annual financial statements.

1.2 Financial instruments

Initial measurement

Financial instruments are initially measured at the transaction price (including transaction costs except in the initial measurement of financial assets and liabilities that are measured at fair value through profit or loss) unless the arrangement constitutes, in effect, a financing transaction in which case it is measured at the present value of the future payments discounted at a market rate of interest for a similar debt instrument.

Financial instruments at amortised cost

These include loans, trade receivables and trade payables. They are subsequently measured at amortised cost using the effective interest method. Debt instruments which are classified as current assets or current liabilities are measured at the undiscounted amount of the cash expected to be received or paid, unless the arrangement effectively constitutes a financing transaction.

At each reporting date, the carrying amounts of assets held in this category are reviewed to determine whether there is any objective evidence of impairment. If there is objective evidence, the recoverable amount is estimated and compared with the carrying amount. If the estimated recoverable amount is lower, the carrying amount is reduced to its estimated recoverable amount, and an impairment loss is recognised immediately in profit or loss.

Financial instruments at cost

Equity instruments that are not publicly traded and whose fair value cannot otherwise be measured reliably without undue cost or effort are measured at cost less impairment.

1.3 Tax

Current tax assets and liabilities

Current tax for current and prior periods is, to the extent unpaid, recognised as a liability. If the amount already paid in respect of current and prior periods exceeds the amount due for those periods, the excess is recognised as an asset.

The tax liability reflects the effect of the possible outcomes of a review by the tax authorities.

Tax expenses

Tax expense is recognised in the same component of total comprehensive income or equity as the transaction or other event that resulted in the tax expense.

1.4 Inventories

Inventories are measured at the lower of cost and estimated selling price less costs to complete and sell, on the first-in, first-out (FIFO) basis.

Champagne Shareblock Limited

(Registration number: 1956/003056/06)

Annual Financial Statements for the year ended 31 December 2024

Accounting Policies

1.5 Share capital and equity

If the company reacquires its own equity instruments, those instruments are deducted from equity. No gain or loss is recognised in profit or loss on the purchase, sale, issue or cancellation of the company's own equity instruments. Consideration paid or received shall be recognised directly in equity.

Ordinary shares are recognised at par value and classified as 'share capital' in equity. Any amounts received from the issue of shares in excess of par value is classified as 'share premium' in equity. Dividends are recognised as a liability in the year in which they are declared.

1.6 Revenue

Revenue is recognised to the extent that the company has transferred the significant risks and rewards of ownership of goods to the buyer, or has rendered services under an agreement provided the amount of revenue can be measured reliably and it is probable that economic benefits associated with the transaction will flow to the company. Revenue is measured at the fair value of the consideration received or receivable, excluding sales taxes and discounts.

Interest is recognised, in profit or loss, using the effective interest rate method.

Champagne Shareblock Limited

(Registration number: 1956/003056/06)

Annual Financial Statements for the year ended 31 December 2024

Notes to the Annual Financial Statements

Figures in Rand	2024	2023
2. Inventories		
Operational stock	228 177	228 177
Refurbishment stock and work in progress	1 799 237	96 206
	2 027 414	324 383
3. Trade and other receivables		
Trade receivables	1 622 509	1 058 366
Prepayments	323 905	12 102
VAT	75 072	3 519
	2 021 486	1 073 987
4. Other financial assets		
At amortised cost		
Network Finance (Pty) Ltd	2 869	84 224
The above loan is interest free and has no fixed terms of repayment.		
Current assets		
At amortised cost	2 869	84 224
5. Current tax receivable (payable)		
Normal tax	(36 128)	5 280
Net current tax receivable (payable)		
Current assets	-	5 280
Current liabilities	(36 128)	-
	(36 128)	5 280
6. Cash and cash equivalents		
Cash and cash equivalents consist of:		
Bank balances	17 909 408	17 734 504

Champagne Shareblock Limited

(Registration number: 1956/003056/06)

Annual Financial Statements for the year ended 31 December 2024

Notes to the Annual Financial Statements

Figures in Rand	2024	2023
7. Share capital		
Authorised		
125 000 A and B Class Ordinary shares of R2 each	250 000	250 000
Issued		
Ordinary Type A	108 832	108 832
Ordinary Type B	141 168	141 168
	250 000	250 000
The share capital has been issued in the following manner. 54 406 (2016: 54 416) A class ordinary shares of R2 each 70 584 (2016: 70 584) B class ordinary shares of R2 each The rights of the A class shares are either business facilities such as golf facility, staff housing or are exclusive owned units. The A shares bear their own costs. The rights of the B class shares are restricted in the memorandum and articles and relate mainly to the right of use and occupation of the timeshare units.		
8. Trade and other payables		
Trade payables	8 789 760	9 809 309
Creditor: A Share	20 736	20 736
Accrued audit fees	48 603	50 572
Other payables	11 855	-
	8 870 954	9 880 617
9. Other financial liabilities		
At amortised cost		
Champagne Sports Resort (Pty) Ltd	2 315 024	503 706
The above loan is interest free and has no fixed terms of repayment.		
Current liabilities		
At amortised cost	2 315 024	503 706
10. Revenue		
Levy Income	51 271 964	47 775 695
11. Investment revenue		
Interest revenue		
Bank	1 803 737	1 461 350
Interest charged on trade and other receivables	377 019	372 946
	2 180 756	1 834 296

Champagne Shareblock Limited

(Registration number: 1956/003056/06)

Annual Financial Statements for the year ended 31 December 2024

Notes to the Annual Financial Statements

Figures in Rand	2024	2023
12. Taxation		
Major components of the tax expense		
Current taxation		
South African normal tax - year	558 603	464 674
Reconciliation of the tax expense		
Accounting profit	2 459 619	4 119 719
Tax at the applicable tax rate of 27% (2023: 27%)	664 097	1 112 324
Tax effect of adjustments on taxable income		
Exempt income		
Exempt income-levies	(13 843 430)	(12 899 438)
	(13 843 430)	(12 899 438)
Non-deductible expenses		
Non-deductible expense	418 965	395 490
	418 965	395 490
Other		
S10(1)(e) exemption	(13 500)	(13 500)
Expenditure attributable to exempt income	13 332 471	11 869 798
	13 318 971	11 856 298
	558 603	464 674
13. Cash (used in) generated from operations		
Net profit before taxation	2 459 619	4 119 719
Investment income	(2 180 756)	(1 834 296)
Changes in working capital:		
(Increase) decrease in inventories	(1 703 031)	-
(Increase) decrease in trade and other receivables	(929 679)	(67 181)
Increase (decrease) in trade and other payables	(1 009 664)	854 824
	(3 363 511)	3 073 066
14. Tax paid		
Balance at beginning of the year	5 280	(17 735)
Current tax for the year recognised in profit or loss	(558 603)	(464 674)
Balance at end of the year	36 128	(5 280)
	(517 195)	(487 689)

Champagne Shareblock Limited

(Registration number: 1956/003056/06)

Annual Financial Statements for the year ended 31 December 2024

Notes to the Annual Financial Statements

Figures in Rand	2024	2023
-----------------	------	------

15. Related parties

Relationships	Champagne Sports Resort (Pty) Ltd
Common member of key management	Network Finance (Pty) Ltd Hospitality Properties (Pty) Ltd Champagne Sports Resort (Pty) Ltd

Related party balances and transactions with entities with control, joint control or significant influence over the company

Related party balances

Loan accounts - Owing (to) by related parties

Network Finance (Pty) Ltd	2 869	84 224
Champagne Sports Resort (Pty) Ltd	(2 315 024)	(503 706)

16. Directors' and prescribed officer's remuneration

No emoluments were paid to the directors or any individuals holding a prescribed office during the year.

17. Main Business and Operations

The company continues to operate a timeshare scheme on a share block basis. The structure of the shareholding and their linked rights remain the same. There are two categories of shares that have been created by the founding Memorandum and Articles of Association:

- "A" shares which are developer shares and give the developer certain exclusive rights, including the right to occupy certain buildings for the whole year; and
- "B" shares which are held by ordinary members of the company and confer the right of use and occupation of the chalet on a timeshare basis.

18. Management

In terms of the agreement of sale and use and occupancy, HPF Properties (Pty) Ltd attends to the management and cost sharing agreements of the company's activities. Such agreements are ceded to Champagne Sports Resort (Pty) Ltd, as the tenant for the time being.

19. Operating Expenses

In terms of a cession, the expenses incurred by Champagne Sports Resort (Pty) Ltd which are common to the hotel and timeshare operations are apportioned to the latter on the basis of the agreed cost sharing methodology and of the levy budget which was tabled and accepted at the Annual General Meeting held on 09 April 2016. Expenses incurred on behalf of the timeshare operations, which are specific to these operations, are charged to the shareblock on an actual basis.

Champagne Shareblock Limited

(Registration number: 1956/003056/06)

Annual Financial Statements for the year ended 31 December 2024

Notes to the Annual Financial Statements

Figures in Rand	2024	2023
-----------------	------	------

20. Risk Management

Spacebanking & bulkbanking

It is recorded that Champagne Sports Resort (Pty) Ltd manages the RCI points bank on behalf of Champagne Shareblock Limited by allowing Champagne Shareblock Limited to use its RCI points bank. Champagne Sports Resort (Pty) Ltd are allowed extended payment terms at the discounted rate, in order to compensate for the cost and provision of the finance required. For this crucial service, there is no cost to Champagne Shareblock Limited other than the opportunity value of interest lost. There is no current financial risk to Champagne Shareblock Limited. However should this service not be available, or should Champagne Sports Resort (Pty) Ltd cease to offer the service, this would have a material effect on the booking process and potentially develop into a need for financing banked space with RCI.

Capital equipment

Champagne Sports Resort (Pty) Ltd provides Champagne Shareblock Limited with the supply of all the moveable assets and fixed equipment Champagne Shareblock Limited requires for its operations. The agreed cost is disclosed as the capital contribution and is disclosed in the annual financial statements. Should this arrangement cease, then Champagne Shareblock Limited would need to raise funds to purchase its own assets.

Land claim

A land claim over a vast area of land comprising over 60 properties (including the properties owned by Champagne Share Block Limited) has been made by a claimant on behalf of the "Amangwane Claimant Community". The claim has not progressed beyond the investigation phase. The factual basis of the claim is supported by oral evidence of the land claimants. The facts alleged in the supporting report are inconsistent with the true history of the area and the claim is viewed as unlikely to succeed as a community claim. Former labour tenants may have claims against individual farmers, but these do not involve the Company. Nevertheless, the directors treat the land claim as a potential risk and are taking steps to gather evidence supporting the true history of the area to enable the Company to contest the claim should the need arise.

Legislation that reopened the window for new claims (after the cut-off date of 31 December 1998) was set aside by the Constitutional Court. New legislation that will allow new land claims and/or legislation that will allow the expropriation of land without compensation is likely to be debated in Parliament in the near future. The directors will monitor its progress and any risk it may present to the Company.

Arrear levies

The directors note the weak state of the resale market for timeshare brought about by many external factors. While the replacement costs of units escalate, timeshare prices have fallen. This makes it difficult for shareholders to sell their timeshare as they can no longer afford to pay their levies, or for other reasons, and because their timeshare represents the Company's security for the payment of levies by shareholders, this places the Company at risk of not being able to collect arrear levies.

At this stage, the Company has an arrangement with its managers to hold distressed timeshare in a "warehouse", where they pay levies against the use of the timeshare rather than have it accumulate levies while attempts are made to recover arrears.

Although the Company may claim forfeiture of timeshare where levies are unpaid, the current practice is to hold the timeshare for at least three years before it is sold to cover arrear levies if the owner remains in default.

While this arrangement with its managers is in place, the risk to the Company is minimised. If this arrangement were to terminate for any reason, the company would be placed at risk and would have to put measures in place to attend to its own debt collection and management.

Declaration of directors' interests

Champagne Shareblock Limited operates in a mixed resort comprising time sharing and hotel businesses that are separately owned, directors serving on both Champagne Share Block Limited and Champagne Sports Resort (Pty) have a potential conflict of interests, this is exacerbated by the fact that the latter company is the manager of the former. These potential conflicts are recognised by the boards of both companies and are managed by appropriate declarations of interests at directors' meetings. Decisions at board meetings are generally by consensus, but where a conflict may arise, directors representing the manager do not participate in the decision. In any event, these directors represent a minority on the board.

Champagne Shareblock Limited

(Registration number: 1956/003056/06)

Annual Financial Statements for the year ended 31 December 2024

Notes to the Annual Financial Statements

Figures in Rand	2024	2023
-----------------	------	------

20. Risk Management (continued)

Similarly, Champagne Sports and Racket Association (Non-Profit Company) serves as the “club” to which all shareholders of Champagne Share Block Limited must belong and as a “private municipality” regulating the resort, established as a requirement of the local municipality for the management of resorts falling within the buffer zone of the Okhahlamba Drakensberg Park World Heritage Site. Time share and hotel interests are represented equally in this entity, which is managed in the common interest of the resort generally. To date, no conflicts have arisen, but the potential exists, and the directors are appropriately vigilant.

Climate change

While the unfortunate loss of two chalets by lightning strikes (outside the period under review) are not indicative of climate change, they serve as stark reminder of the impact of the weather on us. Climate change may result in more severe weather conditions and the greater likelihood of lightning strikes, but the greater threat it presents to the existence of the resort is the availability of water resources. The board is mindful of this and continues to implement water-saving measures where possible, including providing constant reminders to all visitors to the resort to use water sparingly.

At year end, cash amounted to R17.9 million, which will provide sufficient liquidity to the company over the next 12 months. Management is of the view that the company will continue to operate as a going concern in a responsible and sustainable manner.

Champagne Shareblock Limited

(Taxpayer reference number 9117/306/84/6)

(Registration number: 1956/003056/06)

Annual Financial Statements for the year ended 31 December 2024

Tax Computation

Figures in Rand	2024
Net profit per income statement	2 459 619
Permanent differences (Non-deductible/Non taxable items)	
Expenses attributable to exempt income - Local - Direct	49 379 521
Expenses attributable to exempt income - Local- Indirect	1 551 724
Levy exemption in terms of S10(1)(e)(i) - Direct	(51 271 964)
Levy exemption in terms of S10(1)(e)(i) - Indirect	(50 000)
	(390 719)
Imputed net income from CFC	-
Assessed loss brought forward	-
Taxable income for 2024	2 068 900
Tax thereon @ 27% in the Rand	558 603
Reconciliation of tax balance	
Amount owing/(prepaid) at the beginning of year	(5 280)
Prior year adjustment	(18 762)
Amount refunded/(paid) in respect of prior year	23 196
Amount owing/(prepaid) in respect of prior year	(846)
Tax owing/(prepaid) for the current year:	
Normal tax	
Per calculation	558 603
1st provisional payment	(237 600)
2nd provisional payment	(284 029)
Other payments	-
	36 974
Amount owing/(prepaid) at the end of year	36 128

CHAMPAGNE SHARE BLOCK LIMITED

INSURANCE VALUATIONS 2025

			2024		2025		TOTAL
B Shares - Chalets							PER m ²
1 BEDROOM							
NO OF UNITS		R	2		R	2	
TOTAL INCL VAT	THATCH	R	2,580,412	10%	R	2,838,453	R 19,283
2 BEDROOM							
NO OF UNITS		R	28		R	28	
TOTAL INCL VAT	THATCH	R	54,188,646	10%	R	59,607,510	R 19,283
3 BEDROOM							
NO OF UNITS		R	61		R	61	
TOTAL INCL VAT	THATCH	R	168,472,661	10%	R	185,319,927	R 19,283
TOTAL CHALETS INCL VAT		R	225,241,718	10%	R	247,765,890	R 247,765,890
Infrastructure							
ROADWAYS	STD	R	3,985,525	10%	R	4,384,078	
INTERNAL ROADS	STD	R	1,423,402	10%	R	1,565,742	
BRIDGE	STD	R	3,985,525	10%	R	4,384,077	
BRIDGE	STD	R	1,423,402	10%	R	1,565,742	
BRIDGE	STD	R	854,041	10%	R	939,445	
ELECTRIC INFRA	STD	R	1,992,762	10%	R	2,192,039	
WATER	STD	R	341,616	10%	R	375,778	
FIRE RETICULATION	STD	R	569,361	10%	R	626,297	
TELEPHONE	STD	R	227,744	10%	R	250,519	
TV	STD	R	284,680	10%	R	313,148	
TOTAL INFRASTRUCTURE INCL VAT		R	15,088,058	10%	R	16,596,864	R 16,596,864
A Shares							
POOL BOMA 1 - BOTTOM POOL	THATCH	R	900,788	10%	R	990,867	
POOL BOMA 2 - TOP POOL	THATCH	R	1,057,447	10%	R	1,163,191	
CSB A SHARES INCL VAT		R	1,958,235	10%	R	2,154,058	
CLUBHOUSE BUILDING	THATCH	R	10,675,000	10%	R	11,742,500	
STAFF BUILDING A SHARE UNIT	THATCH	R	508,429	10%	R	559,272	
STAFF BUILDING A SHARE UNIT	THATCH	R	1,206,273	10%	R	1,326,900	
STAFF BUILDING A SHARE UNIT	THATCH	R	1,090,627	10%	R	1,199,689	
STAFF BUILDING A SHARE UNIT	STD	R	609,901	10%	R	670,891	
2 STAFF UNITS	STD	R	3,387,746	10%	R	3,726,521	
GOLF STORES	STD	R	1,879,905	10%	R	2,067,896	
HOMESTEAD	THATCH	R	10,412,866	10%	R	11,454,152	
CHALET 97	THATCH	R	11,714,152	10%	R	12,885,567	
CHALET 98	THATCH	R	5,425,000	10%	R	5,967,500	
CHALET 99	THATCH	R	5,425,000	10%	R	5,967,500	
EXTERNAL A SHARES INCL VAT		R	52,334,898	10%	R	57,568,388	
TOTAL A SHARES INCL VAT		R	54,293,133	10%	R	59,722,446	R 59,722,446
TOTAL INSURED BUILDINGS		R	294,622,909	10%	R	324,085,200	R 324,085,200
CONTENTS		R	58,120,525	10%	R	63,932,577	
BUILDINGS		R	294,622,909	10%	R	324,085,200	
TOTAL		R	352,743,434	10%	R	388,017,777	

NOTE:

Champagne Share Block Limited previously had a standalone Insurance policy. CSB is now included in the Southern Sun insurance policy, and we are insured under the Tsogosure Insurance Company Limited (Captive).

Our internal buildings and contents valuations were increased by an average of 22% in 2024, based on a re-assessment of the values of losses incurred in 2019, and the valuations from the Southern Sun underwriters. Our current valuation for 2025 has increased by 10%, giving an internal valuation of R388,017,777 as per the above schedule.

We are not able to get a detailed breakdown of the individual building valuations under this policy, however, the Total Value Insured under the Tsogosure policy for 2024/25, is R432,242,541, which exceeds our current building valuation. The valuation under the policy from 1 August 2024, currently out for renewal, increases to R468,687,013.

CHAMPAGNE SHARE BLOCK LIMITED

MANAGEMENT ACCOUNTS - 12 MONTHS ENDING 31 DECEMBER 2024

	Actual	Budget	Previous Year	Variance vs Budget		Variance vs Prev Year	
INCOME							
LEVY INCOME-B SHARE	49,706,928	49,706,909	46,327,998	19	0%	3,378,930	7%
LEVY INCOME-A SHARE	1,565,036	1,543,519	1,447,697	21,517	1%	117,339	8%
LEVY INCOME	51,271,964	51,250,428	47,775,695	21,536	0%	3,496,269	7%
INCENTIVE DISCOUNTS	(3,244,107)	(3,098,634)	(3,192,589)	(145,472)	5%	(51,518)	2%
NET LEVY INCOME	48,027,857	48,151,794	44,583,106	(123,936)	-0%	3,444,751	8%
INTEREST RECEIVED	2,180,756	1,742,473	1,834,295	438,284	25%	346,461	19%
TOTAL INCOME	50,208,614	49,894,266	46,417,402	314,347	1%	3,791,212	8%
DIRECT COSTS							
ADMINISTRATION FEES	(3,000)	(11,003)	(6,910)	8,003	-73%	3,910	-57%
AUDIT FEES	(65,531)	(65,531)	(61,821)	(0)	0%	(3,709)	6%
CSOS LEVY	(35,442)	(35,261)	(33,738)	(181)	1%	(1,704)	5%
SUNSWOP FEES	-	-	-	-	-	-	-
BANK CHARGES	(2,882)	(6,474)	(3,594)	3,592	-55%	712	-20%
CREDIT CARD CHARGES	(108,472)	(110,632)	(99,009)	2,161	-2%	(9,462)	10%
INSURANCE	(556,004)	(467,713)	(411,033)	(88,291)	19%	(144,971)	35%
POSTAGE/PRINTING & STATIONERY	-	(200)	-	200	-100%	-	-
RATES	(397,943)	(393,452)	(345,402)	(4,491)	1%	(52,541)	15%
TV LICENCES	(15,734)	(17,583)	(15,306)	1,849	-11%	(428)	3%
ELECTRICITY DIRECT	(3,150,405)	(2,907,660)	(2,340,973)	(242,745)	8%	(809,432)	35%
GENERATOR: MAINT & DIESEL	(620,801)	(800,000)	(1,707,073)	179,199	-22%	1,086,272	-64%
PEST CONTROL	(105,412)	(135,603)	(88,479)	30,192	-22%	(16,933)	19%
FIRE PROTECTION	(20,597)	(58,723)	(13,255)	38,126	-65%	(7,341)	55%
DSTV	(572,990)	(575,820)	(535,413)	2,830	-0%	(37,576)	7%
LEGAL FEES	-	-	-	-	-	-	-
	(5,655,211)	(5,585,654)	(5,662,007)	(69,557)	1%	6,796	-0%
DIRECT STORES ALLOCATION							
CLEANING MATERIALS	(146,613)	(146,613)	(138,314)	(0)	0%	(8,299)	6%
GUEST SUPPLIES	(541,257)	(541,257)	(510,620)	0	-0%	(30,637)	6%
STARTER PACKS	(219,919)	(219,919)	(207,471)	0	-0%	(12,448)	6%
TEAS	(159,003)	(159,004)	(150,003)	0	-0%	(9,000)	6%
	(1,066,793)	(1,066,793)	(1,006,409)	0	-0%	(60,385)	6%
MANAGEMENT FEES							
MANAGEMENT FEES	(1,483,312)	(1,483,312)	(1,399,351)	(0)	0%	(83,961)	6%
DIRECT OPERATING COSTS	(8,205,316)	(8,135,759)	(8,067,767)	(69,557)	1%	(137,550)	2%
CAPITAL CONTRIBUTION							
SHARE OF CENTRAL UNIT CAPITAL	(1,719,432)	(1,719,432)	(1,622,105)	(0)	0%	(97,326)	6%
SHARE OF COMMON COSTS							
SHARED COMMON COSTS	(24,046,757)	(24,046,757)	(22,412,309)	0	-0%	(1,634,448)	7%
A SHARE CONTRIBUTION TO COMMON COSTS	126,950	126,950	118,841	-	-	8,108	7%
	(23,919,807)	(23,919,807)	(22,293,468)	0	-0%	(1,626,340)	7%
GENERAL OPERATING COSTS	(33,844,555)	(33,774,998)	(31,983,340)	(69,557)	0%	(1,861,216)	6%
MAINTENANCE							
CSM SHARE OF MAINTENANCE COST	(1,702,513)	(1,863,821)	(1,747,430)	161,308	-9%	44,917	-3%
A SHARE EXPENSES	(1,292,807)	(1,463,996)	(1,084,237)	171,189	-12%	(208,570)	19%
REPAIR & MAINTENANCE	(1,506,618)	(1,574,362)	(1,476,071)	67,744	-4%	(30,548)	2%
REPLACEMENTS OPERATING EQUIP	(458,399)	(430,000)	(339,374)	(28,399)	7%	(119,025)	35%
LONG TERM MAINTENANCE	(2,921,099)	(3,566,404)	(2,398,290)	645,305	-18%	(522,809)	22%
	(7,881,437)	(8,898,583)	(7,045,401)	1,017,146	-11%	(836,035)	12%
SPEND REQUIREMENT	(41,725,992)	(42,673,581)	(39,028,741)	947,589	-2%	(2,697,251)	7%
TAXATION	(558,603)	(473,892)	(464,674)	(84,711)	18%	(93,929)	20%
SPEND REQUIREMENT AFTER TAX	(42,284,595)	(43,147,474)	(39,493,415)	862,879	-2%	(2,791,180)	7%
LEVY SURPLUS / (DEFICIT) BEFORE REFURB & PROJECTS	7,924,019	6,746,793	6,923,987	1,177,226		1,000,032	
MAINTENANCE PROJECTS							
REFURBISHMENT-SOFTS	(157,989)	(2,824,793)	(126,612)	2,666,804	-94%	(31,377)	25%
REFURBISHMENT-BUILDINGS	(5,865,013)	(3,922,000)	(1,087,635)	(1,943,013)	50%	(4,777,378)	439%
PROJECTS	(6,023,002)	(6,746,793)	(3,270,866)	723,790	-11%	(2,752,136)	84%
LEVY SURPLUS / (DEFICIT)	1,901,016	0	3,653,120	1,901,016		(1,752,104)	
TRANSFER TO / (FROM) RESERVES							
	Closing Balance	To / (From)	Opening Balance				
TRANSFER TO / (FROM) SOFTS REFURB RESERVE	8,270,759	2,836,410	5,434,349				
TRANSFER TO / (FROM) BUILDING REFURB RESERVE	1,364,196	(1,128,100)	2,492,295				
TRANSFER TO / (FROM) A SHARE RESERVE	854,117	192,706	661,411				
TRANSFER TO / (FROM) LTM RESERVE	-	-	-				
TRANSFER TO / (FROM) OPERATIONAL RESERVE	-	-	-				
CLOSING BALANCE RESERVES	10,489,071	1,901,016	8,588,055				

CHAMPAGNE SHARE BLOCK LIMITED

COMBINED A&B SHARE LEVY BUDGET 2025

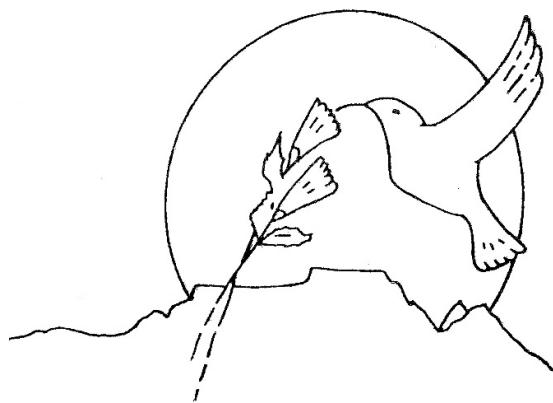
	2024	INCREASE		2024	INCREASE		2025
	BUDGET	BUDGET 2025 vs BUDGET 2024		ACTUAL	BUDGET 2025 vs ACTUAL		BUDGET
	Excl VAT	%	Excl VAT	Excl VAT	%	Excl VAT	Excl VAT
DIRECT COSTS							
ADMINISTRATION FEES	(11,003)	4.8%	(528)	(3,000)	284.4%	(8,531)	(11,531)
AUDIT FEES	(65,531)	4.8%	(3,145)	(65,531)	4.8%	(3,145)	(68,676)
CSOS LEVY	(35,261)	4.8%	(1,693)	(35,442)	4.3%	(1,512)	(36,953)
SUNSWOP FEES	-	100.0%	(185,900)	-	100.0%	(185,900)	(185,900)
BANK CHARGES	(6,474)	-50.6%	3,274	(2,882)	11.0%	(318)	(3,200)
CREDIT CARD CHARGES	(110,632)	4.8%	(5,310)	(108,472)	6.9%	(7,471)	(115,943)
INSURANCE	(467,713)	10.7%	(50,273)	(556,004)	-6.8%	38,018	(517,986)
POSTAGE/PRINTING & STATIONERY	(200)	-100.0%	200	-	0.0%	-	-
RATES	(393,452)	6.7%	(26,238)	(397,943)	5.5%	(21,747)	(419,690)
TV LICENCES	(17,583)	4.8%	(844)	(15,734)	17.1%	(2,693)	(18,427)
ELECTRICITY DIRECT	(2,907,660)	20.4%	(593,449)	(3,150,405)	11.1%	(350,705)	(3,501,109)
GENERATOR: MAINT & DIESEL	(800,000)	-50.0%	400,000	(620,801)	-35.6%	220,801	(400,000)
PEST CONTROL	(135,603)	-15.2%	20,603	(105,412)	9.1%	(9,588)	(115,000)
FIRE PROTECTION	(58,723)	-5.0%	2,936	(20,597)	170.8%	(35,190)	(55,787)
DSTV	(575,820)	5.5%	(31,670)	(572,990)	6.0%	(34,500)	(607,490)
LEGAL FEES	-	0.0%	-	-	0.0%	-	-
DIRECT STAFFING COST	(4,258,400)	7.2%	(307,920)	(4,258,400)	7.2%	(307,920)	(4,566,320)
	(9,844,054)	7.9%	(779,957)	(9,913,611)	7.2%	(710,400)	(10,624,011)
DIRECT STORES ALLOCATION							
CLEANING MATERIALS	(146,613)	4.8%	(7,037)	(146,613)	4.8%	(7,037)	(153,650)
GUEST SUPPLIES	(541,257)	4.8%	(25,980)	(541,257)	4.8%	(25,980)	(567,238)
STARTER PACKS	(219,919)	4.8%	(10,556)	(219,919)	4.8%	(10,556)	(230,476)
TEAS	(159,004)	4.8%	(7,632)	(159,003)	4.8%	(7,632)	(166,636)
	(1,066,793)	4.8%	(51,206)	(1,066,793)	4.8%	(51,206)	(1,117,999)
MANAGEMENT FEES							
MANAGEMENT FEES	(1,483,312)	4.8%	(71,199)	(1,483,312)	4.8%	(71,199)	(1,554,511)
	(1,483,312)	4.8%	(71,199)	(1,483,312)	4.8%	(71,199)	(1,554,511)
CAPITAL CONTRIBUTION							
SHARE OF CENTRAL UNIT CAPITAL	(1,719,432)	4.8%	(82,533)	(1,719,432)	4.8%	(82,533)	(1,801,964)
	(1,719,432)	4.8%	(82,533)	(1,719,432)	4.8%	(82,533)	(1,801,964)
SUB-TOTAL	(14,113,591)	7.0%	(984,895)	(14,183,148)	6.5%	(915,338)	(15,098,485)
SHARE OF COMMON COSTS							
ADMIN & GENERAL	(2,911,916)	5.3%	(152,918)	(2,911,916)	5.3%	(152,918)	(3,064,834)
SHARED STAFFING COST	(9,079,573)	9.3%	(845,564)	(9,079,573)	9.3%	(845,564)	(9,925,137)
UTILITIES & WASTE	(2,788,468)	16.7%	(466,597)	(2,788,468)	16.7%	(466,597)	(3,255,064)
SECURITY	(1,534,355)	-3.2%	49,866	(1,534,355)	-3.2%	49,866	(1,484,490)
INSURANCE	(393,532)	-5.9%	23,221	(393,532)	-5.9%	23,221	(370,311)
HOUSEKEEPING	-	0.0%	-	-	0.0%	-	-
OTHER SHARED COSTS	(3,080,513)	4.6%	(141,480)	(3,080,513)	4.6%	(141,480)	(3,221,993)
A SHARE CONTRIBUTION TO COMMON COSTS	126,950	6.6%	8,404	126,950	6.6%	8,404	135,354
	(19,661,407)	7.8%	(1,525,068)	(19,661,407)	7.8%	(1,525,068)	(21,186,475)
GENERAL OPERATING COSTS	(33,774,998)	7.4%	(2,509,962)	(33,844,555)	7.2%	(2,440,405)	(36,284,960)
MAINTENANCE							
CSM SHARE OF MAINTENANCE COST	(1,863,821)	4.7%	(86,815)	(1,702,513)	14.6%	(248,122)	(1,950,636)
A SHARE EXPENSES	(1,463,996)	7.4%	(108,544)	(1,292,807)	21.6%	(279,732)	(1,572,540)
MAINTENANCE	(1,574,362)	4.8%	(75,569)	(1,506,618)	9.5%	(143,314)	(1,649,932)
REPLACEMENTS - OPERATING EQUIPMENT	(430,000)	4.8%	(20,640)	(458,399)	-1.7%	7,759	(450,640)
LONG TERM MAINTENANCE	(3,566,404)	4.8%	(171,187)	(2,921,099)	28.0%	(816,492)	(3,737,591)
	(8,898,583)	5.2%	(462,756)	(7,881,437)	18.8%	(1,479,902)	(9,361,339)
SUB-TOTAL	(42,673,581)	7.0%	(2,972,718)	(41,725,992)	9.4%	(3,920,307)	(45,646,299)
MAINTENANCE PROJECTS	-	0.0%	-	-	0.0%	-	-
REFURBISHMENT-SOFTS	(2,824,793)	4.8%	(135,590)	(157,989)	1773.8%	(2,802,394)	(2,960,383)
REFURBISHMENT-BUILDINGS	(3,922,000)	4.8%	(188,256)	(5,865,013)	-29.9%	1,754,757	(4,110,256)
PROJECTS	(6,746,793)	4.8%	(323,846)	(6,023,002)	17.4%	(1,047,637)	(7,070,639)
SPEND REQUIREMENT	(49,420,374)	6.7%	(3,296,564)	(47,748,994)	10.4%	(4,967,944)	(52,716,938)
TAXATION	(473,892)	9.0%	(42,515)	(558,603)	-7.6%	42,196	(516,408)
SPEND REQUIREMENT AFTER TAX	(49,894,266)	6.7%	(3,339,079)	(48,307,597)	10.2%	(4,925,748)	(53,233,345)
INTEREST INCOME CSB	1,742,473	8.8%	153,297	2,180,756	-13.1%	(284,987)	1,895,769
SPEND REQUIREMENT AFTER TAX & INT	(48,151,794)	6.6%	(3,185,782)	(46,126,841)	11.3%	(5,210,735)	(51,337,576)
INCENTIVE DISCOUNTS	(3,098,634)	6.6%	(205,334)	(3,244,107)	1.8%	(59,862)	(3,303,969)
INCOME REQUIREMENT	(51,250,428)	6.6%	(3,391,117)	(49,370,948)	10.7%	(5,270,597)	(54,641,545)
INCOME							
LEVY INCOME-B SHARE	49,706,909	6.6%	3,277,516	49,706,928	6.6%	3,277,497	52,984,425
LEVY INCOME-A SHARE	1,543,519	7.4%	113,601	1,565,036	5.9%	92,084	1,657,120
LEVY INCOME	51,250,428	6.6%	3,391,117	51,271,964	6.6%	3,369,581	54,641,545
LEVY SURPLUS / (DEFICIT)	-			1,901,016			

<u>Levy Before Discount</u>	INCL VAT		INCL VAT
1 B/R Units	R 10,081	6.6%	R 665
2 BR Units	R 11,256	6.6%	R 742
2 BR Split Units	R 6,442	6.6%	R 425
3 B/R Units	R 12,816	6.6%	R 845
3 B/R Split Units	R 7,233	6.6%	R 477
4 B/R A Share Units	R 17,402	7.4%	R 1,281
<u>Levy After 7.5% Discount</u>	7.5%		7.5%
1 B/R Units	R 9,325	6.6%	R 615
2 BR Units	R 10,412	6.6%	R 687
2 BR Split Units	R 5,959	6.6%	R 393
3 B/R Units	R 11,855	6.6%	R 782
3 B/R Split Units	R 6,690	6.6%	R 441
4 B/R A Share Units	R 16,097	7.4%	R 1,185
			R 17,282

CHAMPAGNE SHARE BLOCK LIMITED

A SHARE LEVY BUDGET 2025

	2024	INCREASE	2025	CSM PORTION
	A SHARE BUDGET	A SHARE BUDGET 2025 vs 2024	A SHARE BUDGET	
	EXCL VAT	% Excl VAT	EXCL VAT	Excl VAT
DIRECT COSTS				
ADMINISTRATION FEES	-	-	-	-
AUDIT FEES	-	-	-	-
CSOS LEVY	(775)	4.8%	(812)	-
SUNSWOP FEES	-	100.0%	(4,086)	-
BANK CHARGES	(142)	-50.6%	(70)	-
CREDIT CARD CHARGES	(2,431)	4.8%	(2,548)	-
INSURANCE	(15,870)	-2.8%	(15,431)	-
POSTAGE/PRINTING & STATIONERY	-	-	-	-
RATES	(24,725)	-24.0%	(18,794)	-
TV LICENCES	(386)	4.8%	(405)	-
ELECTRICITY DIRECT	(333,600)	21.6%	(405,784)	-
GENERATOR: MAINT & DIESEL	(35,165)	-50.0%	(17,582)	-
PEST CONTROL	(2,980)	-15.2%	(2,527)	-
FIRE PROTECTION	(1,291)	-5.0%	(1,226)	-
DSTV	(13,861)	5.5%	(14,624)	-
LEGAL FEES	-	-	-	-
DIRECT STAFFING COST	(178,217)	6.0%	(188,910)	-
	(609,445)	10.4%	(672,800)	-
DIRECT STORES ALLOCATION				
CLEANING MATERIALS	(3,222)	4.8%	(3,377)	-
GUEST SUPPLIES	(11,896)	4.8%	(12,467)	-
STARTER PACKS	(12,177)	1.9%	(12,409)	-
TEAS	(3,495)	4.8%	(3,662)	-
	(30,790)	3.7%	(31,915)	-
MANAGEMENT FEES				
MANAGEMENT FEES	(69,530)	4.8%	(72,867)	-
	(69,530)	4.8%	(72,867)	-
CAPITAL CONTRIBUTION				
SHARE OF CENTRAL UNIT CAPITAL	(37,790)	4.8%	(39,604)	(20,237)
	(37,790)	4.8%	(39,604)	(20,237)
SUB-TOTAL	(747,554)	9.3%	(817,187)	(20,237)
SHARE OF COMMON COSTS				
ADMIN & GENERAL	-	-	-	-
SHARED STAFFING COST	(10,663)	6.0%	(11,303)	(5,776)
UTILITIES & WASTE	-	-	-	-
SECURITY	-	-	-	-
OTHER SHARED COSTS	(159,018)	7.6%	(171,103)	(87,434)
A SHARE CONTRIBUTION TO COMMON COSTS	-	-	-	-
	(169,681)	7.5%	(182,406)	(93,209)
GENERAL OPERATING COSTS	(917,235)	9.0%	(999,593)	(113,447)
MAINTENANCE				
CSM SHARE OF MAINTENANCE COST	(40,963)	4.7%	(42,871)	(21,907)
MAINTENANCE	(177,263)	4.8%	(185,771)	-
REPLACEMENTS - OPERATING EQUIPMENT	(18,465)	4.8%	(19,351)	-
LONG TERM MAINTENANCE	(92,324)	4.8%	(96,756)	-
	(329,015)	4.8%	(344,749)	(21,907)
SUB-TOTAL	(1,246,250)	7.9%	(1,344,342)	(135,354)
MAINTENANCE PROJECTS	-	-	-	-
REFURBISHMENT-SOFTS	(217,746)	4.8%	(228,198)	-
REFURBISHMENT-BUILDINGS	-	-	-	-
PROJECTS	(217,746)	4.8%	(228,198)	-
SPEND REQUIREMENT	(1,463,996)	7.4%	(1,572,540)	(135,354)
TAXATION	(10,492)	4.9%	(11,008)	-
SPEND REQUIREMENT AFTER TAX	(1,474,488)	7.4%	(1,583,548)	(135,354)
INTEREST INCOME CSB	37,473	8.8%	40,769	-
SPEND REQUIREMENT AFTER TAX & INT	(1,437,016)	7.4%	(1,542,778)	(135,354)
INCENTIVE DISCOUNTS	(106,503)	7.4%	(114,341)	-
INCOME REQUIREMENT	(1,543,519)	7.4%	(1,657,120)	(135,354)
INCOME				
LEVY INCOME-A SHARE	1,543,519	7.4%	1,657,120	-
LEVY INCOME	1,543,519	7.4%	1,657,120	-
LEVY SURPLUS / (DEFICIT)	-		-	
Levy Before Discount	INCL VAT		INCL VAT	
4 B/R A Share Units	17,402	7.4%	1,281	18,683
	7.5%		7.5%	
Levy After 7.5% Discount				
4 B/R A Share Units	16,097	7.4%	1,185	17,282



CHAMPAGNE SHARE BLOCK LIMITED (REG 1956/003056/06)

DIRECTORS : MR J. RIDL (CHAIRMAN), MRS N. FELDON, MR R. BOWDEN, MR C. DA COSTA,
MR P. WEST, MRS S. CROFT, MR I. NCUBE, MR D. PARK, MR S. MACQUET & MR R. MACQUET

HEAD OFFICE : P.O. BOX 763, HILLCREST, 3650 **TEL NO :** 031-765 7100 **FAX:** 031-7655195

RESORT TEL NO : 036-4688000 **FAX:** 036-4681169 **EMAIL :** shareblock@champagnesportsresort.com