

# Cabana Beach Share Block Proprietary Limited

Registration No. 1965/004874/07

## Annual Report

for the year ended 31 December 2022



**Cabana Beach Share Block Proprietary Limited**  
**Annual Financial Statements**  
for the year ended 31 December 2022

**COMPANY INFORMATION**

Registration number:	1965/004874/07
Registered address:	Nelson Mandela Square 4th Floor, South Tower Corner 5th and Maude Streets Sandton 2196
Postal address:	Private Bag X200 Bryanston 2021

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The annual financial statements have been audited as required by section 30(2)(b)(1) of the South African Companies Act 71, of 2008. Mr Darren Park CA(SA), in his capacity as financial manager of Cabana Beach Share Block Proprietary Limited, supervised the preparation of the annual financial statements.

# Cabana Beach Share Block Proprietary Limited

Chairman's Annual Review for the Year Ended 31 December 2022

My fellow shareholders, I am delighted to report on the 2022 year for our share block. Cabana Beach Resort ("Cabana Beach") remains an iconic home-away-from-home on the uMhlanga beachfront and it continues to be in demand as a highly sought-after holiday destination. This can be substantiated by the high occupancies achieved and comparative to industry standards.

Mainly due to the worldwide Coronavirus ("Covid-19") pandemic, 2020 and 2021 were undoubtedly the toughest years for most industries, and more notably for hospitality, with property and business closures and an inability of persons to travel between regional and international borders. 2022 was further impacted by pockets of unrest scattered around the country as well as torrential rain causing extensive flooding and damage to the infrastructure in many parts of Kwa-Zulu Natal ("KZN"). It has taken some time and great effort but it is a relief to note the huge improvement made to date in restoring and reinstating services and facilities, as well as the water and sanitation infrastructure that had experienced some of the worst affects and ongoing issues since the floods. The beaches along the Durban and uMhlanga coastline experienced numerous days of closures during the year that continued into 2023. The beach closures have had a negative impact on demand for both the timeshare property and the region. This should all be taken into consideration when reviewing the information and statistics that will be shared. In saying this, the shareholders and guests who have managed to visit the resort over the past year have continued to voice support and recognition for the effective management of the resort and they have thoroughly enjoyed their holiday experience. Our members of staff remain focussed on creating exceptional experiences.

Guests of Cabana Beach are offered an option to either unwind and relax or be entertained with many exciting activities on offer. The tailor-made entertainment programme is designed to not only keep young children occupied but to include an element of learning so that each child will have a memory of fun and excitement whilst on holiday, as well as having gained new knowledge. Quizzes and the game of Bingo remain firm favourites and if you left our resort without having learnt a new fun fact or haven't shouted "Bingo!", then the team will need to remedy that on your next holiday. Our entertainment team is run by Clive Napier Enterprises and led by the amazing and ever so friendly Mr Iain Moolman, the Entertainment Manager. The entertainment team as a whole is a tremendous asset to

Cabana Beach and our resort family, and I trust that you all have had the pleasure of engaging with them.

Even though 2022 was another challenging year, Cabana Beach is still recognised as one of Tripadvisor's Travellers' Choice Resorts and Cabana Beach has maintained its RCI Gold Crown status as well as its 4-Star Tourism grading. Guest surveys show us that guests are very happy with our staff, the property and its offering, and the financials show that our share block Company is financially very sound. I remain extremely proud to share that all shareholders and guests have a great product to enjoy. Despite the favourable feedback, your Board and the management team of Cabana Beach are always willing to hear constructive suggestions and fresh ideas on how to further improve your holiday experience.

## Occupancy

Occupancy in 2022 increased to 88.3% compared to 80.6% in the prior year due to the July 2021 riots in KZN.

## Financial results for the year ended 31 December 2022

I refer shareholders to the statement of comprehensive income set out on page 14 that reflects the income and expenditure of the Company in a summarised format. The traditional detailed levy fund operating statement is set out on pages 25 to 26 and is presented as supplementary information. I will refer to the detailed levy fund operating statement when commenting on the financial results for the year.

The statement of comprehensive income for the year ended 31 December 2022 reflects total income including net finance income of R86.767m (2021: R79.604m) and total expenditure of R64.733m (2021: R58.151m). The levy surplus for the year after taxation was R20.292m (2021: R19.994m) and was transferred to the reserve for property, plant and equipment that now stands at R79.687m (2021: R77.321m). A more detailed review of the income and expenditure variances follows:

## Income

Total other income for the year included parking revenue, the unclaimed surplus on the sale of repossessed weeks, as well as rental revenue. Rental pool increased year-on-year due to more weeks being placed in the pool. Interest income increased by 35.4% against prior year due to an increase in interest rates.

# Cabana Beach Share Block Proprietary Limited

Chairman's Annual Review for the Year Ended 31 December 2022

## Expenditure

Total expenditure for the year increased by 11.3% to R64.733m (2021: R58.151m). Major variances are listed below.

- **Rooms** increased by 12% due to higher occupancies;
- **Administration and general** increased by 23.4% due to higher insurance premiums and CSOS subscription fees from 2017 to 2022;
- **Electricity, water, and refuse** decreased by 1% due to a higher consumption of borehole water compared to municipal water usage;
- **Repairs and maintenance** increased by 6%;
- **Capital charges** increased by 8.5% mainly due to a higher than anticipated increase in municipal rates and taxes;
- **Personnel costs** increased by 15.5% due to the annual increase and commencement of the pension/provident fund contributions that had been placed on hold since 2020 due to the Covid-19 pandemic; and
- **Management fees** increased by 4.6% in accordance with the management agreement and annual increases.

## Statement of the financial position

The statement of financial position that is detailed on page 15, together with the related notes thereto, reflects the financial position of Cabana Beach Share Block Proprietary Limited.

The reserve for property, plant and equipment increased to R79.687m (2021: R77.321m), while fixed deposits held with the bank decreased to R82m (2021: R96m). Cash and cash equivalents decreased to R1.471m (2021: R3.552m). Levies receivable decreased to R2.235m (2021: R3.156m) whilst levies received in advance decreased to R24.520m (2021: R24.818m).

I thank all shareholders who have been able to pay their levy obligations timeously. These funds are invested at favourable rates to benefit the share block and all shareholders by ensuring a healthy and consistent cash flow.

## Capital expenditure

Capital expenditure during 2022 decreased to R17.925m against the expenditure of R19.372m spent in 2021. The

following major capital expenditure was incurred during the year:

	R
Rooms refurbishment	6,112,951
Television upgrade	3,590,085
Wi-fi upgrade	2,159,096
Public areas upgrade	1,395,250
Open parking upgrade	1,077,283
Switchboard upgrade	542,460
Building cleaning and painting	528,964

## 2023 Levy budget

The 2023 annual levy budget increase was approved by the Directors and averages 6.5%. As always, the Directors examined each item of expenditure on a line-by-line basis and were satisfied that management had made every effort to ensure that cost increases were the minimum possible, but without affecting the standards and facilities enjoyed by all shareholders and guests at Cabana Beach.

The 2023 levies inclusive of VAT are as follows:

	Standard	High season
Beachfront	<b>R5,370</b> (2022: R5,040)	<b>R6,980</b> (2022: R6,550)
Penthouse/ Terrace	<b>R6,980</b> (2022: R6,550)	<b>R9,070</b> (2022: R8,520)
Tower	<b>R8,590</b> (2022: R8,070)	<b>R11,170</b> (2022: R10,480)
Duplex	<b>R12,890</b> (2022: R12,100)	<b>R16,750</b> (2022: R15,730)

## Resort update

Our borehole continues to operate well and provides a superior quality of water for the property. The borehole has greatly reduced the consumption of and reliance on municipal water, generating exceptional savings in water usage and municipal bills. As part of an ongoing maintenance programme, the borehole was backwashed regularly and the grey water was stored for use around the property for irrigation purposes, washing of guest vehicles and for cleaning the refuse area. Other environmental focus was on the recycling of waste. With the assistance of and participation from guests, Cabana Beach reduces, reuses and recycles as much waste as possible and the team is very proud to record that a 62% ratio of recycling was achieved this past year. This is extremely high in our industry and it cements Cabana Beach's progress on working towards a zero waste to landfill impact.

The past year saw the completion of some exciting projects and dramatic enhancements to the property that will no doubt confirm and protect the value of your timeshare. Projects included the painting and spalling work of the Lagoon Drive facing side of the building; the

# Cabana Beach Share Block Proprietary Limited

Chairman's Annual Review for the Year Ended 31 December 2022

upgrade of the reception and lift lobby areas; and an upgrade of the duck pond space. The rooms' television services were improved by purchasing new 43" LG LED televisions and connecting through a new digital head-end upgrade, thereby increasing the selection of channels to 70. A massive wi-fi project was conducted to incorporate new hardware equipment, cabling and wireless telephones in each room.

Your Board has planned for the major rooms refurbishment project amounting to approximately R144m, to take place over a two-year period, in 2023 and 2024. Due to the noise factor, disruption and time constraints, your Board resolved to close the resort for a period of time during both years to complete the major works. The first closure period took place between 14 January 2023 to 25 March 2023 and the second phase of the project is scheduled to commence at the end of July 2024. Formal communication has been circulated to all shareholders affected by the closure periods.

## SunSwop and RCI affiliation

RCI remains affiliated to SunSwop and continues to successfully provide both local and international exchange options for its members.

## Vacation ownership association of South Africa ("VOASA")

For new shareholders and as a reminder to all, VOASA is a self-regulatory member-based trade association for the shared vacation ownership industry in South Africa. It exists to protect consumer rights and commit to ongoing growth in the timeshare industry in a positive and organized manner. Cabana Beach Share Block remains a member of VOASA.

## Other business

The development of Oceans uMhlanga situated opposite to Cabana Beach was halted in 2018 for various reasons and although construction briefly recommenced in early 2020, it was again halted due to the Covid-19 pandemic and national lockdown. I am pleased to record that construction for the shopping mall and adjacent hotel has been completed and I do hope and trust that further development will continue at full speed, and for the upgrade of the road infrastructure to achieve its scheduled completion towards the end of August 2023.

## Conclusion

Our iconic building stands strong and proud because of the people who look after it and keep it well maintained. For that, I thank our managing agent, Southern Sun, for its attention to detail, efficient service, passion for Cabana Beach's offering, and for always going the extra mile for every shareholder and guest. Management's dedication and commitment is phenomenal, and I thank the team very much for maintaining the high standards synonymous with Cabana Beach. The property will celebrate its 50th anniversary in 2023 and it is an accolade to look very forward to.

I extend my appreciation to my fellow Directors for their time, professionalism, and guidance this past year. We certainly have accomplished great things.

In closing, I invite you all to attend our AGM however, should you find yourself unable to attend, please complete and return the form of proxy enclosed in this annual report on page 5.



A handwritten signature in dark ink, appearing to read 'Bill Liebenberg', with a stylized flourish at the end.

**William ("Bill") Liebenberg**  
Chairman

Notice is hereby given to the shareholders of the Company that the Annual General Meeting ("AGM") of the Company will be held on **Wednesday, 13 September 2023 at 13h30 at uMhlanga Sands Resort, 44 Lagoon Drive, uMhlanga** for the purposes of considering the following business to be transacted and, if deemed fit, passing with or without amendment, the ordinary and special resolutions set out hereunder, and considering any other matters raised by shareholders at the AGM.

**1. Receipt and adoption of annual financial statements and reports**

Ordinary resolution 1: Resolved as an ordinary resolution to receive and adopt the Annual Financial Statements of the Company for the financial year ended 31 December 2022, together with the reports of the Directors, the independent auditors thereon, and further to receive the reports of the audit committee and the social and ethics committee contained in the annual report of the Company for the financial year ended 31 December 2022, and tabled at the meeting at which this resolution was proposed.

**2. Appointment of auditors**

Ordinary resolution 2: Resolved as an ordinary resolution upon the recommendation of the Board of Directors that BDO South Africa Incorporated ("BDO") be and are hereby re-appointed as independent auditors of the Company until the conclusion of the next AGM of the Company.

**3. Election of Directors**

The Board is limited by the Memorandum of Incorporation ("MOI") to not less than three and not more than seven Directors in number. It would facilitate secretarial procedures if **nominations for the appointment of those Directors representing the timesharers be received by no later than 13h30 on Monday, 11 September 2023 at the registered office of the Company or email address. Nominations must be in writing with the name of the proposer and seconder and be accompanied by the acceptance of such nomination by the nominee and their curriculum vitae ("CV").**

Ordinary resolution 3.1: Resolved as an ordinary resolution that Ms Anthea Faulds who retires in terms of the Company's MOI and who is eligible and available for re-election, be and is hereby elected as a Director of the Company.

Ordinary resolution 3.2: Resolved as an ordinary resolution that Mr William Liebenberg who retires in terms of the Company's MOI and who is eligible and available for re-election, be and is hereby elected as a Director of the Company.

Ordinary resolution 3.3: Resolved as an ordinary resolution that Mr Robert More who retires in terms of the Company's MOI and who is eligible and available for re-election, be and is hereby elected as a Director of the Company.

Ordinary resolution 3.4: Resolved as an ordinary resolution that Mr Ajith Ramsarup who retires in terms of the Company's MOI and who is eligible and available for re-election, be and is hereby elected as a Director of the Company.

Ordinary resolution 3.5: Resolved as an ordinary resolution that Mr Anthony Ridl who retires in terms of the Company's MOI and who is eligible and available for re-election, be and is hereby elected as a Director of the Company.

Ordinary resolution 3.6: Resolved as an ordinary resolution that Mr Johannes van Rooyen who retires in terms of the Company's MOI and who is eligible and available for re-election, be and is hereby elected as a Director of the Company.

Ordinary resolution 3.7: Resolved as an ordinary resolution that Mr Jacob Weihmann who retires in terms of the Company's MOI and who is eligible and available for re-election, be and is hereby elected as a Director of the Company.

**4. Appointment of audit committee**

Ordinary resolution 4.1: Resolved as an ordinary resolution that Ms Anthea Faulds be and is hereby elected as a member of the Company's audit committee in terms of the Company's MOI.

Ordinary resolution 4.2: Resolved as an ordinary resolution that Mr Ajith Ramsarup be and is hereby elected as a member of the Company's audit committee in terms of the Company's MOI.

Ordinary resolution 4.3: Resolved as an ordinary resolution that Mr Anthony Ridl be and is hereby elected as a member of the Company's audit committee in terms of the Company's MOI.

**5. Approval of insured value of property**

Ordinary resolution 5: Resolved as an ordinary resolution that the recommended insured value of the property as tabled at the meeting at which this resolution was proposed, be and is hereby approved.

**6. Non-executive Directors' fees**

Special resolution 1: ***The reason for and effect of this special resolution:***

In terms of Section 66(8) of the South African Companies Act 71, of 2008, the Company may pay remuneration to its Directors for their service as Directors. Section 66(9) requires the remuneration to be paid in accordance with a special resolution approved by the shareholders within the previous two years. Section 66(12) requires that any particular Director appointed to more than one committee of the Company be calculated only once. Directors will be entitled to be paid attendance fees/emoluments in respect of the above period.

It is noted that an amount of R8,000 for non-executive Directors' fees was approved at the previous AGM for the year until 13 September 2023. Resolved as a special resolution that the fee remain unchanged at R8,000 (vat payable, to the extent applicable to this remuneration) payable to the non-executive Directors of the Company for their services as Directors of the Company and as members of sub-committees, per meeting or cluster of meetings, in respect of the period from 14 September 2023 until the next AGM of the Company, and tabled at the meeting at which this resolution was proposed, be and is hereby approved.

Subject to the provisions of the Companies Act 71, of 2008, no business shall be transacted at any AGM unless a quorum of shareholders is present at the time when the meeting proceeds to business. The quorum at any AGM shall be no less than three shareholders present, holding at least five percent (5%) of the share capital and voting rights, personally or by proxy, and who are entitled to be exercised at the meeting.

In the event of a quorum not being present within half an hour of the appointed time for the meeting to begin, the AGM will be automatically adjourned for one business day to Thursday, 14 September 2023 and if at such adjourned meeting a quorum is not present within half an hour of the start time, the shareholders there present in person or by proxy shall be deemed to constitute the necessary quorum.

For an ordinary resolution to be adopted by shareholders at the AGM, it must be supported by more than fifty percent (50%) of the voting rights in favour of such a resolution. For a special resolution to be adopted by shareholders at the meeting, it must be supported by more than sixty percent (60%) of the voting rights in favour of such a resolution.

**The record date for determining shareholders' voting rights is Wednesday, 6 September 2023.**

Any shareholder entitled to attend and vote is entitled to appoint a proxy to attend, vote and speak in his/her stead, and such proxy need not be a shareholder of the Company. **Forms of proxy should be forwarded to reach the registered office of the Company, for the attention of the company secretary, by no later than 13h30 on Monday, 11 September 2023. A form of proxy is enclosed on page 5 for this purpose.**

**By order of the Board  
Southern Sun Secretarial Services Proprietary Limited  
10 May 2023**

**Cabana Beach Share Block  
Proprietary Limited**  
Registration Number: 1965/004874/07  
("the Company")

Registered Office  
Nelson Mandela Square  
4th Floor, South Tower  
Cnr 5th and Maude Streets  
Sandton 2196

Private Bag X200  
Bryanston, 2021  
Telephone: (031) 366 7061  
Facsimile: (086) 765 2272  
**Resorts.companysecretarialservices@southernsun.com**

Form of proxy for use by shareholders at the annual general meeting ("AGM") of the Company to be held on **Wednesday, 13 September 2023 at 13h30 at uMhlanga Sands Resort, 44 Lagoon Drive, uMhlanga.**

#### Form of proxy

I/We ....., being the shareholder/s of ..... ordinary  
shares in the Company, with right of use of unit ....., week ....., hereby appoint:

1. ...., or failing him/her,
2. ...., or failing him/her,
3. the chairman of the AGM,

as my/our proxy to vote for me/us on my/our behalf at the AGM of the Company to be held on the above-mentioned date and at any adjournment thereof as follows:

	In Favour Of	Against	Abstain
<b>Ordinary resolution 1:</b> Receipt and adoption of annual financial statements and reports - Year ended 31 December 2022			
<b>Ordinary resolution 2:</b> Appointment of auditors			
<b>Ordinary resolution 3:</b> Election of Directors			
3.1 Anthea Faulds			
3.2 William Liebenberg			
3.3 Robert More			
3.4 Ajith Ramsarup			
3.5 Anthony Ridl			
3.6 Johannes van Rooyen			
3.7 Jacob Weihmann			
<b>Ordinary resolution 4:</b> Appointment of audit committee			
4.1 Anthea Faulds			
4.2 Ajith Ramsarup			
4.3 Anthony Ridl			
<b>Ordinary resolution 5:</b> Insured value of property			
<b>Special resolution 1:</b> Non-executive Directors' fees (R8,000)			

Signed at ..... this ..... day of ..... 2023

Signature ..... assisted by ..... (where applicable)

Unless otherwise instructed specifically as above, the form of proxy will vote as the appointee deems fit.

Any alteration or correction made to this form of proxy (excluding the deletion of alternatives and excluding the deletion of singular/plural alternatives) must be initialled by the signatory/ies. **Documentary evidence establishing the authority of a person signing this form of proxy in an appointee/representative capacity (e.g. on behalf of a company, close corporation, body corporate or trust) must be attached to this form, failing which the proxy will be invalid.**

The completion and lodging of this form of proxy will not preclude the relevant shareholder from attending the meeting and speaking and voting in person thereat, to the exclusion of any proxy appointed in terms thereof, should such shareholder wish to do so. Any shareholder entitled to attend and vote is entitled to appoint a proxy to attend, vote and speak in his/her stead and such proxy need not be a shareholder of the Company.

**Forms of proxy should be forwarded to reach the registered office of the Company for the attention of the company secretary, by no later than 13h30 on Monday, 11 September 2023.**





# Cabana Beach Share Block Proprietary Limited

Statement of Directors' Responsibility for the Year Ended 31 December 2022

The Directors and management are responsible for the preparation, integrity and fair presentation of the annual financial statements of Cabana Beach Share Block Proprietary Limited. The annual financial statements presented on pages 14 to 24 have been prepared in accordance with the International Financial Reporting Standard for Small and Medium Sized Entities and in the manner required by the South African Companies Act 71, of 2008.

The Directors and management are also responsible for maintaining the Company's systems of internal financial controls. These are designed to provide reasonable, but not absolute, assurance as to the reliability of the annual financial statements and to adequately safeguard, verify and maintain accountability of assets, and to prevent and detect misstatement and loss.

Nothing has come to the attention of the Directors to indicate that any material breakdown in the functioning of these controls, procedures and systems has occurred during the year under review.

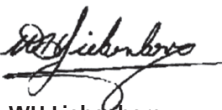
The Directors and management have the responsibility for ensuring that accounting records are kept. The accounting records should disclose with reasonable accuracy the financial position, financial performance and cash flows of the Company to enable the Directors to ensure that the annual financial statements comply with the relevant legislation. The Directors are satisfied that the information contained in the annual financial statements fairly presents the results of operations for the year and the financial position of the Company at year-end.

The going concern basis has been adopted in preparing the annual financial statements. The Directors have no reason to believe that the Company will not be a going concern in the foreseeable future.

The Company's external auditors, BDO South Africa Incorporated, audited the annual financial statements and their report is presented on pages 12 and 13.

## Approval of annual financial statements

The annual financial statements set out on pages 14 to 24 were approved by the Directors on 10 May 2023 and are signed by:



**WH Liebenberg**  
Chairman



**AB Ramsarup**  
Director (chairman - audit committee)

## Declaration by the company secretary

I hereby confirm in my capacity as company secretary of Cabana Beach Share Block Proprietary Limited that for the year ended 31 December 2022, the Company has filed all required returns and notices in terms of the South African Companies Act 71, of 2008, and that all such returns and notices are to the best of my knowledge and belief, true, correct and up to date.



**MJ Mahloe**  
For Southern Sun Secretarial Services Proprietary Limited

# Cabana Beach Share Block Proprietary Limited

Report of the Audit Committee for the Year Ended 31 December 2022

The audit committee has pleasure in submitting this report, as required by section 94 of the South African Companies Act 71, of 2008 ("Companies Act"). The audit committee is an independent statutory committee appointed by the shareholders at each annual general meeting ("AGM").

## 1. Members of the audit committee

The members of the audit committee comprise three non-executive Directors being Ms Anthea Faulds, myself as Chairman and Mr Anthony Ridl.

## 2. Frequency of meetings

The audit committee met twice during the financial year under review. Provision is made for additional meetings to be held, when and if necessary.

## 3. Attendance

The external auditors, in their capacity as auditors to the Company, attend and report to the meetings of the audit committee. Relevant senior managers attend the meeting by invitation.

## 4. Duties of the audit committee

The work of the audit committee during the year focusses on:

- 4.1 evaluating the independence and effectiveness of the external auditors, the fees and terms of engagement;
- 4.2 ensuring that the appointment of the audit firm complies with the provision of the Companies Act and any other legislation relating to the appointment of auditors;
- 4.3 approving of external audit and internal audit plans;
- 4.4 determining, subject to the provisions, the nature and extent of any non-audit services that the auditors may provide to the Company;
- 4.5 reviewing of prospective accounting standards' changes;
- 4.6 evaluating financial reporting procedures;
- 4.7 reviewing of and recommending to the Board for approval, the annual financial statements;
- 4.8 assessing of the internal control environment, particularly in relation to the systems on internal financial controls; and
- 4.9 performing such other oversight functions as may be determined by the Board.

## 5. Independence of external auditors

The audit committee is satisfied that the external auditors are independent of the Company, as set out in section 94(8) of the Companies Act. Requisite assurance is provided by the auditors that internal governance processes within the audit firm both support and demonstrate its claim to independence.



AB Ramsarup  
Chairman  
10 May 2023

# Cabana Beach Share Block Proprietary Limited

## Report of the Social and Ethics Committee

The social and ethics committee ("the committee") of Cabana Beach Share Block Proprietary Limited is a statutory committee that is governed by the South African Companies Act 71, of 2008, guided by King IV, and includes all other responsibilities allocated to it by the Board.

### Role of the committee

The committee's responsibilities include monitoring the Company's activities with regards to: social and economic development; good corporate citizenship; environmental health and public safety; consumer relations; as well as labour and employment.

### Social and economic development

The committee endeavors to assist various initiatives and outreach programmes in its local community. The 2022 year unfortunately came with several challenges as well as restrictions in the committee's ability to be active and engage in the community as planned.

The committee continues to focus on the following four pillars:

#### Youth:

- The committee continued its partnership with the local Parkgate Primary School. The reading programme that has been in place for many years for scholars to improve their reading skills and achieve the level of the English language required to pass their grade continues. Dedicated staff have volunteered their time to assist and guide the scholars every Tuesday; and
- Since 2021, Cabana Beach Resort and the Wimpy operator at Cabana Beach have partnered with the Umhlanga Rocks Surf Lifesaving Club ("Rox") in the Swimanda Programme that provides an opportunity to teach local children from uMhlanga townships about water safety and the basics of swimming. They are exposed to both safety concerns in and around a swimming pool as well as on the beach. Every Saturday morning over a 3-month period qualified lifeguards provide practical theory lessons and swimming sessions for safety knowledge and confidence around water. This programme has thus far proven hugely successful with a long-lasting positive impact.

#### Aged:

- In addition to donations and supplies given to various organisations, the committee donated through the Pro Deo Care Group that also provides care and assistance to the aged. The group supplies home-based care, equipment and clinical services to individuals without much financial or physical support.

#### Abused/abandoned animals:

- The committee continues to support the Feral Cat Association by contributing a monthly donation; a storage and rehabilitation room; as well as homing a total of 8 stray cats at the resort through its rehabilitation programme. Three tabby cats were initially adopted in

2020. The cats are interactive, and they have become very popular amongst many of our long-standing guests;

- Two beautiful black swans were rescued and adopted by the resort towards the end of 2021 and continue to live happily in the duck pond area. They have become a popular attraction; and
- A Macaw parrot was donated by a guest in 2022. She was no longer able to care for Daisy and she has happily joined both Polly and Twiggles, in the safe and well cared for area.

### Environment:

- Environmental initiatives continued to receive focus with both staff and guests taking part in weekly beach clean-up events, annual Arbor Week and Earth Hour, to name but a few. Events for guests were planned around these environmental initiatives such as: water tasting on World Water Day; a trip to the Mangrove Forest on World Wetlands Day; trips to the Sharks Board throughout the year and on World Oceans Day.

### Corporate citizenship - CSI/sustainability

The committee has a strong regard for corporate citizenship that highlights its social, cultural, environmental responsibility and sustainability. Local CSI initiatives are not only supported through donations of time and written-off operating equipment, but training and guidance to support the various initiatives and help them to better sustain themselves. A couple of these initiatives included CANSA Day, Reach For A Dream's Slipper Day, Mandela Day and Flip Flop Friday in support of CHOC ("Childhood Cancer Foundation South Africa"). These commemorated days received participation from staff, tenants and guests, with many staff donating their personal time and resources to help raise funds for several initiatives closer to their hearts.

### Environmental health and public safety

The committee ensures that the resort's consumption of energy and water, and waste programmes are effective and that they contribute towards a goal of sustainability. The resort has recorded great savings in water and electricity consumption as well as the relative financial costs over the year mainly through improved management and influence on routine processes, use of equipment and constant monitoring of the live tracking system. Any deviation from the set targets are immediately addressed. Many energy-saving initiatives already in place and the sinking of the borehole has contributed immensely to the recorded savings. The resort's waste management programme is tracked by Don't Waste Services through its online system. With initial waste separation and recycling being of key importance, guests and staff are continuously reminded and encouraged to follow better environmental practices and contribute positively towards the recycling process. The committee is very proud of the achievements in our area of waste management stemming from the ethos of first reduce, then reuse and finally recycle.

# Cabana Beach Share Block Proprietary Limited

## Report of the Social and Ethics Committee

The organisational resilience management system ("ORMS"), implemented by the Southern Sun Group throughout all its properties, is a comprehensive management system that records plans and implements systems relating to fire protection, safety, security, business continuity, environmental impact, risk analysis and the effects on the business. The resort continues to excel in this area.

An Internal Crisis Call Centre is also available at all properties within the Southern Sun Group for immediate assistance to any staff member or guest during an emergency.

### Guest relations and correspondence

Guest feedback is of utmost importance to the resort. The electronic guest satisfaction surveys are closely monitored and responded to on a daily basis. Guest feedback is also monitored on various social media platforms such as Facebook, Google reviews and TripAdvisor. The resort is a recipient of TripAdvisor's Travelers' Choice award and it has again received the RCI Gold Crown award for 2022. The resort proudly maintains a 4-star rating through the Tourism Grading Council of South Africa.

### Labour, employment relations, training and BBBEE

Cabana Beach Resort complies with the Labour Relations Act of South Africa. Our employees are regarded as the resort's most valuable asset and there is a sustained effort in training and developing each staff member. A training programme run through the Southern Sun Training Academy not only assists staff to be more proficient in their current roles, but also aids them in growing their responsibilities to further their personal careers. The academy incorporates many self-driven development programmes as well as a host of on-line and remote learning opportunities. Staff members are trained and further developed where necessary.

The use of platforms such as Microsoft Office Teams and Zoom have afforded staff opportunities to attend an even wider array of courses at a more economical cost. This often covers topics such as computer skills and knowledge, self-help tools, policies and procedures, as well as leadership and management topics.

Cabana Beach Resort is linked to the BBBEE rating of the Southern Sun Group that held a Level One BBBEE contribution certificate for the year.

### Strategic plans

- The share block submitted a legal objection against eThekweni Municipality for imposing a category change on the property, thereby enforcing a much higher rates value. A few years ago, the municipality changed Cabana Beach's property rating from residential to commercial and the legal matter since 2021 is ongoing;

- Major refurbishment projects completed during 2022 included the completion of the public spaces: the reception; lift lobby; and the duck pond, as well as the wi-fi infrastructure and hardware; and a complete overhaul of the television system. The new LG 43" LED televisions and digital head-end system includes a far wider selection of channels and a better quality signal; and
- The much anticipated major rooms refurbishment project is planned to roll out in 2023. The project will include a full revamp of the units, passages and repair works to the sea-facing side of the building. The project amounting to approximately R144m is scheduled to take place over a 2-year period and due to the noise, interference and construction work implications, two closure periods will be executed, the first of which was planned for 14 January 2023 to 25 March 2023, with the second closure to be communicated to all shareholders as confirmed. Completion of the spalling and painting project for the sea-facing side of the building will take place during this time.

### Composition and functioning

The committee comprises 3 Directors; namely Mr Robert More, Mr Jaco Weihmann and Mr John van Rooyen. I am an additional member of the committee and act as chair. All Board members are welcome to attend the meetings and staff assist the committee wherever possible. The committee meets twice a year and holds comprehensive meetings, adequately discussing its various responsibilities.



**Wayne Smith**  
Chairman



# Cabana Beach Share Block Proprietary Limited

Report of the Directors for the Year ended 31 December 2022

The Directors present their annual report of the Company for the year ended 31 December 2022.

## 1 Business activity

The Company owns the land and buildings known as Cabana Beach Resort that is utilised by the shareholders on a timeshare basis with respective shareholders' time interest being apportioned through the issue of shares according to share block regulations. These regulations provide for the following:

1. Shares are issued in predefined blocks that are linked by a use agreement relating to specific units during specific weeks of the year;
2. Linked to the respective share blocks, are obligations on the share block shareholders to make loans to the Company; and
3. Obligations on share block shareholders to contribute levies to enable the Company to defray its expenditure.

## 2 Financial results

The financial results of the Company are set out in the attached annual financial statements.

In accordance with the provisions of the Share Blocks Control Act and in common with other timeshare operations in South Africa, the Company has since its inception as a share block company, raised an annual levy making a provision for the maintenance and upkeep of the property. Asset replacement costs and major repairs to property, plant and equipment have been charged against this amount annually. Before providing for property, plant and equipment additions and replacements, a surplus of R20,291,575 (2021: R19,993,796) was transferred to the reserve for property, plant and equipment.

No dividends have been declared during the year and none are recommended (2021: R Nil).

## 3 Share capital

The authorised and issued share capital has remained unchanged.

## 4 Insurance

The resort buildings and its contents are insured at current replacement values under an all-risk policy. In addition, Sasria (Riot) cover has been arranged for the sum insured. The Company does not insure personal belongings of the individual timesharers. The Company does not guarantee the provision of alternative accommodation in the event of a disaster and does not take out insurance for this.

## 5 Directors and secretary

The Directors in office during the year under review and at the date of this report are:

AL Faulds \*  
WH Liebenberg                      Chairman  
RA More ^  
AB Ramsarup \*  
AN Ridl \*                      (Alternate MN Ridl)  
JPF van Rooyen ^  
JL Weihmann ^

\* Audit committee members

^ Social and ethics committee members

The secretary of the Company is Southern Sun Secretarial Services Proprietary Limited, whose business and postal addresses are:

<b>Business:</b>	<b>Postal:</b>
Nelson Mandela Square	Private Bag X200
4th Floor, South Tower	Bryanston
Corner 5th and Maude Streets	2021
Sandton	
2196	

# **Cabana Beach Share Block Proprietary Limited**

Report of the Directors for the Year Ended 31 December 2022

## **6 Management**

The operations of the Company are managed by Southern Sun Hotel Interests Proprietary Limited.

## **7 Material events after year-end**

The Directors are not aware of any matter or circumstance arising since the end of the financial year, not otherwise dealt with in this report or in the annual financial statements, that would significantly affect the financial position of the Company or the results of its operations.

# Cabana Beach Share Block Proprietary Limited

Report of the Independent Auditors

## To the shareholders of Cabana Beach Share Block Proprietary Limited

### Opinion

We have audited the financial statements of Cabana Beach Share Block Proprietary Limited (the company) set out on pages 14 to 24, which comprise the statement of financial position as at 31 December 2022, and the statement of comprehensive income, statement of changes in equity and statement of cash flows for the year then ended, and notes to the financial statements, including a summary of significant accounting policies.

In our opinion, the financial statements present fairly, in all material respects, the financial position of Cabana Beach Share Block Proprietary Limited as at 31 December 2022, 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 of Opinion

We conducted our audit in accordance with International Standards on Auditing (ISAs). Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the 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 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 "Cabana Beach Share Block Proprietary Limited Annual Report for the year ended 31 December 2022", which includes the Declaration by the Company Secretary, Report of the Audit Committee, Report of the Social and Ethics Committee and the Directors' Report as required by the Companies Act of South Africa. The other information does not include the financial statements and our auditor's report thereon.

Our opinion on the 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 financial statements, our responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the 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.

### Responsibilities of the Directors for the Financial Statements

The directors are responsible for the preparation and fair presentation of the financial statements in accordance with 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 the financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the 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.

# Cabana Beach Share Block Proprietary Limited

Report of the Independent Auditors

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

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue 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 ISAs 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 financial statements.

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

- Identify and assess the risks of material misstatement of the 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 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 financial statements, including the disclosures, and whether the 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.

*BDO South Africa Inc*

**BDO South Africa Incorporated**  
Registered Auditors

**Leanne Laxson**  
Director  
Registered Auditor

17 July 2023

5A Rydall Vale Office Park  
38 Douglas Saunders Drive  
La Lucia, 4051



# Cabana Beach Share Block Proprietary Limited

Statement of Comprehensive Income for the Year Ended 31 December 2022

	Note	2022 R	2021 R
<b>Income</b>		<b>81 593 049</b>	75 783 053
Levy income		<b>76 509 808</b>	71 133 494
Other income		<b>5 083 241</b>	4 649 559
<b>Expenses</b>		<b>(64 732 999)</b>	(58 150 941)
Levy surplus before interest and taxation	3	<b>16 860 050</b>	17 632 112
Finance income	4	<b>5 174 103</b>	3 820 905
Levy surplus before taxation		<b>22 034 153</b>	21 453 017
Income tax expense	5	<b>(1 742 578)</b>	(1 459 221)
<b>Levy surplus for the year</b>		<b>20 291 575</b>	19 993 796

# Cabana Beach Share Block Proprietary Limited

Statement of Financial Position as at 31 December 2022

	Note	2022 R	2021 R
<b>ASSETS</b>			
<b>Current assets</b>			
Trade and other receivables	6	30 690 063	13 486 687
Levies receivable	10	2 235 120	3 156 206
Fixed deposits held with bank	11	82 000 000	96 000 000
Cash and cash equivalents	12	1 470 878	3 551 984
<b>Total current assets</b>		<b>116 396 061</b>	<b>116 194 877</b>
<b>Total assets</b>		<b>116 396 061</b>	<b>116 194 877</b>
<b>EQUITY</b>			
<b>Capital and reserves</b>			
Share capital	9	400 000	400 000
Reserve for property, plant and equipment	7	79 687 369	77 320 659
<b>Total equity</b>		<b>80 087 369</b>	<b>77 720 659</b>
<b>LIABILITIES</b>			
<b>Current liabilities</b>			
Trade and other payables	8	10 064 573	10 599 493
Levies received in advance	13	24 519 699	24 817 669
Current tax liabilities		1 724 420	3 057 056
<b>Total current liabilities</b>		<b>36 308 692</b>	<b>38 474 218</b>
<b>Total liabilities</b>		<b>36 308 692</b>	<b>38 474 218</b>
<b>Total equity and liabilities</b>		<b>116 396 061</b>	<b>116 194 877</b>

## Statement of Changes in Equity for the Year Ended 31 December 2022

	Note	2022 R	2021 R
<b>Share capital</b>			
Ordinary shares at the beginning of the year and at year-end	9	400 000	400 000
<b>Reserve for property, plant and equipment</b>			
At the beginning of the year		77 320 659	76 698 638
Levy surplus for the year		20 291 575	19 993 796
Property, plant and equipment additions and replacements during the year	7	(17 924 865)	(19 371 775)
At year-end		79 687 369	77 320 659

# Cabana Beach Share Block Proprietary Limited

Statement of Cash Flows for the Year Ended 31 December 2022

	2022 R	2021 R
<b>Cash flow from operating activities</b>		
Levy surplus before taxation	22 034 153	21 453 017
Adjustments for		
Interest received	(5 174 103)	(3 820 905)
Net surplus before working capital changes	16 860 050	17 632 112
Changes in working capital		
Movement in levies receivable	921 086	247 538
Movement in trade and other receivables	(17 203 376)	(4 694 910)
Movement in levies received in advance	(297 970)	5 924 459
Movement in trade and other payables	(534 920)	(2 249 743)
Cash flows from operating activities	(255 130)	16 859 456
Interest received	5 174 103	3 820 905
Tax paid	(3 075 214)	-
Net cash inflow from operating activities	1 843 759	20 680 361
<b>Cash flow from investing activities</b>		
Property, plant and equipment additions and replacements	(17 924 865)	(19 371 775)
Movement in fixed deposits held with bank	14 000 000	(6 600 000)
Net cash outflow from investing activities	(3 924 865)	(25 971 775)
<b>Net movement in cash and cash equivalents</b>	(2 081 106)	(5 291 414)
Cash and cash equivalents at the beginning of the year	3 551 984	8 843 398
<b>Cash and cash equivalents at year-end</b>	<b>1 470 878</b>	<b>3 551 984</b>

# Cabana Beach Share Block Proprietary Limited

Notes to the Annual Financial Statements for the Year Ended 31 December 2022

## 1 Accounting policies

The principal accounting policies adopted in the preparation of these annual financial statements are set out below:

### 1.1 Basis of preparation

The annual financial statements have been prepared in accordance with the International Financial Reporting Standard for Small and Medium Sized Entities ("IFRS for SME's") and the South African Companies Act 71, of 2008. The annual financial statements have been prepared on the historical cost basis unless otherwise indicated in the policies set out below.

The accounting policies are consistent with previous periods.

The preparation of annual financial statements in conformity with IFRS for SME's requires the use of estimates and assumptions that affect the reported amounts of assets and liabilities and disclosure of contingent assets and liabilities at the date of the annual financial statements and the reported amounts of revenues and expenses during the reporting period, based on management's best knowledge of current events and actions. Actual results may ultimately differ from these estimates. During the current year, there were no areas involving a high degree of judgement or complexity, or areas where assumptions and estimates are significant to the annual financial statements.

### 1.2 Reserve for property, plant and equipment

Normal maintenance expenditure is written-off against the statement of comprehensive income.

A reserve for capital expenditure in respect of additions and replacements of property, plant and equipment is provided. This reserve is intended to provide for the expenditure incurred. Transfers are made to and from this reserve, having regard to surpluses if any, in the statement of comprehensive income and to amounts expended in respect of property, plant and equipment. The right of use of all property, plant and equipment is vested in the shareholders.

All proceeds on the disposals of property, plant and equipment are credited to the statement of comprehensive income.

### 1.3 Leases

Leases of assets under which substantially all the risks and benefits of ownership are effectively retained by the lessor are classified as operating leases. Payments made under operating leases are charged to the statement of comprehensive income on a straight-line basis over the period of the lease.

### 1.4 Financial instruments

Fixed deposits held with bank are recognised when the Company becomes a party to the contractual provisions of the respective instrument and are held to collect contractual cash flows where those cash flows represent solely payments of principal and interest. Fixed deposits held with bank are recognised initially at fair value and subsequently measured at amortised cost. Fixed deposits held with bank are derecognised when the right to receive cash flows from the asset has expired or has been transferred and the Company has transferred substantially all the risks and rewards of ownership. Interest income from these term deposits is included in finance income using the effective interest rate method.

Trade and other receivables are recognised initially at fair value and subsequently measured at amortised cost, less any provision for impairment. Such provision is established when there is evidence that the Company will not be able to collect the full amount owing. The provision is the difference between the carrying amount and the recoverable amount, being the present value of expected cash flows, discounted at the market rate of interest for similar borrowers. Bad debts are written-off in the year during which they are identified.

Trade and other payables are recognised initially at fair value and subsequently measured at amortised cost.

Gains and losses on subsequent measurement of financial instruments are reflected in the statement of comprehensive income.

### 1.5 Cash and cash equivalents

Cash and cash equivalents include deposits held on call with the bank. These are reflected in the statement of financial position and statement of cash flows at cost.



# Cabana Beach Share Block Proprietary Limited

Notes to the Annual Financial Statements for the Year Ended 31 December 2022

## 1.6 Revenue recognition

Revenue is stated exclusive of value-added tax.

Levy revenue is recognised when the right to occupation arises.

Special levy revenue is recognised when raised.

Interest income is recognised as it accrues, taking into account the effective yield on the asset.

Rental income from tenants is disclosed net of the related management fee.

Other sundry revenue is recognised when it is earned.

## 1.7 Provisions

Provisions are recognised when the Company has a present or constructive obligation as a result of past events, it is probable that an outflow of resources will be required to settle the obligation, and a reliable estimate of the amount can be established.

The Company recognises a provision for onerous contracts when the expected benefits to be derived from a contract are less than the unavoidable costs of meeting the obligations under the contract.

## 1.8 Equity

Ordinary shares are classified as equity.

## 1.9 Current taxes

The current income tax charge is calculated on the basis of the tax laws enacted or substantively enacted at the financial year-end date. Management periodically evaluates positions taken in tax returns with respect to situations in which applicable tax regulation is subject to interpretation and establishes provisions where appropriate on the basis of amounts expected to be paid to the tax authority.

## 1.10 Retirement benefits

The Company participates in two defined contribution plans, the assets of which are held in a separate trustee-administered fund. The Company pays fixed contributions into a separate entity. Contributions are charged to the statement of comprehensive income in the year to which they relate. The Company has no further payment obligations once the contributions have been paid. The Pension Fund Act of South Africa governs the defined contribution plans. All permanent employees are required to belong to the defined contribution plans.

## 2 Financial risk management

### Capital management

All costs associated with the maintenance of the resort, including the refurbishment of the property and replacement of movable property, plant and equipment, are financed out of levies from shareholders.

### Financial risk factors

The financial risks to which the Company is exposed are liquidity, credit and interest rate risk.

### Liquidity risk

In terms of the use agreements associated with the shares of the Company, shareholders are obliged to contribute levies sufficient to cover the costs of maintenance, upkeep, control and management of the resort.

In order to manage the liquidity requirements of the Company, a rolling 10-year capital replacement and refurbishment plan is maintained and reviewed regularly by the Directors. This plan provides for the orderly refurbishment of the property and maintenance of sufficient contingency reserves, based on increases in annual levies.

The financial instruments to which the Company is exposed represent bank balances and accounts receivable and payable in respect of the operation of the levy fund. Accounts payable are generally settled within 30 days. The carrying values of the financial instruments approximate fair value.

# Cabana Beach Share Block Proprietary Limited

Notes to the Annual Financial Statements for the Year Ended 31 December 2022

## 2 Financial risk management (continued)

### Credit risk

Credit risk arises from bank balances and amounts due from shareholders. There is no significant concentration of credit risk on amounts due by shareholders.

The Company invests surplus cash on deposit and on call only with the four largest South African banking institutions.

Credit risk arising from levy amounts due is managed by close monitoring of outstanding balances and prompt repossession of defaulting units through the exercise of a lien on shares as provided in the memorandum of incorporation of the Company.

In terms of the Company's accounting policies, levies receivable are recognised in the statement of financial position only when the right to occupation arises.

### Interest rate risk

The Company is exposed to interest rate risk to the extent that interest rates on bank balances with financial institutions may vary. As a matter of practice, adverse interest rate risk is minimised by conservative budgeting.

# Cabana Beach Share Block Proprietary Limited

Notes to the Annual Financial Statements for the Year Ended 31 December 2022

	2022 R	2021 R
<b>3 Levy surplus before interest and taxation</b>		
The levy surplus before interest and taxation is stated after taking into account the following:		
Employee costs		
Salaries, wages and benefits	14 095 352	12 420 856
Contributions to retirement funds	506 722	222 022
Management fees	3 750 098	3 586 609
Audit fees	223 186	251 249
Professional and legal fees	148 649	28 146
Other operating expenses	46 008 992	41 642 059
	<b>64 732 999</b>	<b>58 150 941</b>
<b>4 Finance income</b>		
Interest income earned on fixed deposits, call deposits and current account	<b>5 174 103</b>	<b>3 820 905</b>
<b>5 Income tax expense</b>		
Provision is made for Company taxation on the net non-levy income of the levy fund.		
No tax is payable on levy income from the shareholders in terms of section 10(1)(e) of the Income Tax Act.		
Current year	<b>1 724 422</b>	1 459 221
Prior year under provision	<b>18 156</b>	-
	<b>1 742 578</b>	<b>1 459 221</b>
A reconciliation of the taxation charge is not considered appropriate as share block companies are only liable for taxation on their net non-levy income.		
<b>6 Trade and other receivables</b>		
Trade receivables (refer note 15)	<b>313 533</b>	548 295
Other receivables (refer note 15)	<b>1 144 535</b>	2 027 645
Interest receivable	<b>1 684 249</b>	1 328 201
Receiver of Revenue - Vat	-	1 492 285
Prepayments (refer note 15)	<b>27 547 746</b>	8 090 261
	<b>30 690 063</b>	<b>13 486 687</b>
<b>7 Reserve for property, plant and equipment</b>		
At the beginning of the year	<b>77 320 659</b>	76 698 638
Levy surplus for the year	<b>20 291 575</b>	19 993 796
	<b>97 612 234</b>	<b>96 692 434</b>
Property, plant and equipment additions and replacements during the year	<b>(17 924 865)</b>	(19 371 775)
At year-end	<b>79 687 369</b>	<b>77 320 659</b>

The Directors have reviewed a forward estimate, prepared by management, of the costs of property, plant and equipment additions and replacements over the next 10 years.

The Directors have approved capital expenditure of R68,154,180 for 2023 (2021: budgeted capital expenditure of R43,064,375 for 2022) which is anticipated to decrease the budgeted reserve fund by R45,075,750 (2021: decrease the budgeted reserve fund by R17,891,247 for 2022). There were capital commitments made for R26,981,878 at year-end (2021: R476,892).

# Cabana Beach Share Block Proprietary Limited

Notes to the Annual Financial Statements for the Year Ended 31 December 2022

	2022 R	2021 R
<b>8 Trade and other payables</b>		
Trade payables (refer note 15)	1 922 280	3 180 081
Other payables		
Accruals (refer note 15)	3 446 977	4 581 344
Provision for auditor's remuneration	219 872	251 249
Receiver of Revenue - Vat	150 751	-
Sundry payables (refer note 15)	4 324 693	2 586 819
	<b>10 064 573</b>	<b>10 599 493</b>
<b>9 Share capital</b>		
<b>Authorised and issued</b>		
40,000,000 Class "A" ordinary shares of 1 cent each	<b>400 000</b>	<b>400 000</b>
<b>10 Levies receivable</b>		
Levy debtors	1 583 806	2 793 437
Reposessed debtors	875 603	651 719
Provision for reposessed debtors	(224 289)	(288 950)
Opening balance	(288 950)	(62 395)
Movement	64 661	(226 555)
	<b>2 235 120</b>	<b>3 156 206</b>
<b>11 Fixed deposits held with bank</b>		
Fixed deposits held with bank	<b>82 000 000</b>	<b>96 000 000</b>
<b>12 Cash and cash equivalents</b>		
Bank balances	1 368 567	3 535 435
Cash on hand	102 311	16 549
	<b>1 470 878</b>	<b>3 551 984</b>
<b>13 Levies received in advance</b>		
Levies received in advance	<b>24 519 699</b>	<b>24 817 669</b>

Shareholders are billed 12 months in advance. This represents levies received in advance (for the future year) that have been received at year-end.

## 14 Property, plant and equipment

The Company complies with the SAICA Guide on Financial Reporting for Share Block Companies with respect to the treatment of property, plant and equipment. In terms of the SAICA Guide the right of use of property vested with the shareholders, has been offset against the loan from shareholders with the balance transferred to the reserve for property plant and equipment.

Land and buildings comprise the following property:

Lots 623, 637 and 643, Umhlanga Rocks Township, Kwa-Zulu Natal with buildings thereon, known as Cabana Beach Resort. The Company has granted to the eThekweni Municipality, a beach amenity servitude over the property.

# Cabana Beach Share Block Proprietary Limited

Notes to the Annual Financial Statements for the Year Ended 31 December 2022

	2022 R	2021 R
<b>14 Property, plant and equipment (continued)</b>		
Land and buildings were originally purchased for R7,623,913 and are not recognised. Although the Company has legal title to the property, it effectively only owns the bare dominium over the property that is considered to be of no value. The property is currently valued by the municipality at R372,500,000 for rates purposes. There are no bonds on the property.		
<b>15 Related party transactions</b>		
The operations of the Company are managed by Southern Sun Hotel Interests Proprietary Limited ("SSHI"). The Company is charged the following fees in terms of the management agreement:		
Short-term rentals	278 076	141 275
Rental pool	365 144	108 482
Management fee	3 750 098	3 586 609
Central accounting and levy collection fees	3 190 144	3 051 066
SSHI provides management services in respect of leases of the commercial areas to third party tenants. The fee for this service is a fixed percentage of gross rentals received by the Company.		
Tenants' management fee	2 574 709	2 079 711
Southern Sun Timesharing Proprietary Limited ("SST") is the accredited rental and resale services provider. During the financial year the Company received the following fee in terms of the management agreement:		
Commission on resale and rental of weeks - SST	(125 863)	(107 293)
Share Registry Management Services Proprietary Limited ("SRMS") provides an exclusive transfer of shares service to shareholders. During the financial year the Company (received)/paid the following fees in terms of the management agreement:		
Commission on transfer of ownership - SRMS	(45 339)	(66 900)
Secretarial fees on repossessed debtors - SRMS	99 660	29 843
During the financial year the Company paid the following fees to SunSwop (a division of SSHI), which is affiliated to RCI:		
Fees for points on weeks affected by Covid-19	(10 030)	(31 523)
During the year, the Company concluded a bulk deal with SunSwop, selling repossessed units in order to reduce the number of repossessed units and to secure future levy collection. Sunswop purchased 107 repossessed units from the Company for R1,271,580.		
During the financial year the Company paid the following SSHI internal charges:		
Administration - Information technology, tenancing, industrial relations, training, etc	677 981	451 976
Training related	33 160	-
Frequent guest loyalty program	5 804	16 500

# Cabana Beach Share Block Proprietary Limited

Notes to the Annual Financial Statements for the Year Ended 31 December 2022

	2022 R	2021 R	
<b>15 Related party transactions (continued)</b>			
Certain costs are incurred by SSHI in terms of contracts negotiated on behalf of members of the Southern Sun Group, including the Company. These costs that include insurance, certain maintenance and operating lease contracts are recovered from the Company via a loan account.			
Due (to)/by SSHI and its subsidiaries:			
Included in trade receivables (refer note 6)	4 550	23 686	
Included in prepayments (refer note 6)	685 634	-	
Included in other receivables (refer note 6)	93 978	1 310 808	
Included in trade payables (refer note 8)	-	(1 272 221)	
Included in accruals (refer note 8)	-	(968 609)	
Included in sundry payables (refer note 8)	(2 314 716)	(1 521 852)	
	(1 530 554)	(2 428 188)	
The Company received rental income from SST for the letting of office space:			
Rental income - SST	(146 717)	(137 515)	
SSHI owns units in the Company as follows:			
	Number of units	Levies paid R	Levies received in advance R
SunSwop (a division of SSHI) - 2022 shareholding	248	1 099 670	151 410
SunSwop (a division of SSHI) - 2021 shareholding	142	891 620	67 020
The following entities, related through common directorship, own units in the Company as follows:			
	Number of units	Levies paid R	Levies received in advance R
<b>2022 - shareholding</b>			
AL Faulds - Dream Vacation Club	597	4 434 220	575 450
AB Ramsarup - The Leisure Holiday Club	163	1 140 810	428 340
AN Ridl - Club Leisure Group	681	4 937 560	1 726 190
<b>2021 - shareholding</b>			
AL Faulds - Dream Vacation Club	591	4 027 520	822 240
AB Ramsarup - The Leisure Holiday Club	163	1 094 610	402 120
AN Ridl - Club Leisure Group	686	4 663 880	1 726 820



# Cabana Beach Share Block Proprietary Limited

Notes to the Annual Financial Statements for the Year Ended 31 December 2022

	2022 R	2021 R
<b>16 Directors' emoluments</b>		
For their services to the Company, the Directors have been remunerated an agreed upon fee per meeting attended and are reimbursed for costs incurred whilst performing the Company's business. Further, the Directors are insured for medical costs and personal accident. The Directors are also covered by insurance taken out by the Company as indemnification against all liability of any Director towards the Company in respect of negligence, default, breach of duty or breach of trust.		
Directors' emoluments paid for the year:		
AL Faulds	32 000	32 000
WH Liebenberg	32 000	32 000
RA More	32 000	32 000
AB Ramsarup	32 000	32 000
AN Ridl	32 000	32 000
JPF van Rooyen	32 000	32 000
JL Weihmann	32 000	32 000
	<b>224 000</b>	<b>224 000</b>

## 17 Fraud

The Directors wish to update shareholders on the fraud matter that was discovered by management in 2018, whereby fraudulent payments had been made to fictitious suppliers. The Company had received no goods or services in return for the fraudulent payments made. A criminal case was opened with the South African Police Services' Commercial Crimes Unit and the case is currently being heard at the Durban Magistrates' Court. The suspect had repaid a portion of the funds which were fraudulently misappropriated. The Company's insurer has approved the entire amount of the loss as a fidelity claim, subject to the excess deduction of R250,000.

# Cabana Beach Share Block Proprietary Limited

Unaudited Supplementary Schedules to the Annual Financial Statements  
Detailed Levy Fund Operating Statement for the Year Ended 31 December 2022

	2022 R	2021 R
<b>INCOME</b>		
Levies	76 509 808	71 133 494
Rental pool	519 385	296 257
Short-term rentals	1 005 402	1 066 253
Proceeds on sale of capital assets	197 226	39 391
Net non-levy income		
- parking, telephone, rentals and penalties, etc	3 361 228	3 247 658
	<b>81 593 049</b>	<b>75 783 053</b>
<b>EXPENDITURE</b>		
<b>Rooms expenses</b>		
Guest entertainment and DSTV	2 724 600	2 455 391
Guest supplies	1 171 079	923 149
Laundry	3 130 218	2 979 868
Personnel costs - outside services	7 379 247	6 393 783
Pest control	37 693	31 273
Plants and decorations	18 336	20 105
Printing and stationery, including reception	427 086	312 645
Replacement of cutlery, crockery, linen, towels, uniforms, etc	1 041 111	1 097 664
Security and banking services	2 688 882	2 409 921
	<b>18 618 252</b>	<b>16 623 799</b>
<b>Administration and general</b>		
Audit fees		
- current year	223 186	251 249
Bank charges	22 630	25 036
Central accounting and levy collection fees	3 190 144	3 051 066
Corporate social initiatives	44 547	80 960
Credit card commission	247 908	211 253
Directors' emoluments	224 000	224 000
Information technology costs	1 317 819	1 047 271
Insurance		
- premium	1 173 333	785 548
- excess	-	40 000
Legal fees	118 708	508
Licences and permits	85 418	104 830
Loss on repossessed debtors	403 537	86 291
Marketing	38 720	48 001
Postage	2 761	2 380
Professional fees	29 941	27 638
Provision for repossessed debtors	(64 661)	226 555
Railage, cartage and hire transport	7 668	851
Security - banking services		
Subscriptions	654 554	55 984
SunSwop exchange service	(10 030)	(31 523)
Telephone	66 830	65 082
Travel - management and Directors	54 497	59 133
Vehicles - fuel and oil	38 875	17 240
	<b>7 870 385</b>	<b>6 379 353</b>

# Cabana Beach Share Block Proprietary Limited

Unaudited Supplementary Schedules to the Annual Financial Statements  
Detailed Levy Fund Operating Statement for the Year Ended 31 December 2022

	2022 R	2021 R
<b>Electricity, water and refuse</b>		
Electric bulbs	29 081	45 798
Electricity	4 755 684	4 555 763
Generator fuel	244 406	199 946
Refuse	270 650	276 432
Water	649 350	928 444
	<b>5 949 171</b>	<b>6 006 383</b>
<b>Repairs and maintenance</b>		
Air-conditioning	83 805	48 749
Buildings and elevators	519 357	599 466
Electrical and mechanical	279 869	242 505
Tools	15 459	3 488
Furniture, fixtures and vengcard	227 984	262 620
Gardens and grounds	589 981	649 154
Major repairs and maintenance	664 934	469 499
Office machines - maintenance contracts	17 928	30 433
Painting and redecorating	165 945	20 009
Plumbing and heating	180 845	95 679
Radio and TV	6 046	22 515
Room care	109 071	283 899
Swimming pool cleaning and repairs	103 113	61 766
Switchboard	3 835	10 021
Vehicles	1 977	1 840
	<b>2 970 149</b>	<b>2 801 643</b>
<b>Capital charges</b>		
Annual report and statutory costs	-	29 033
Municipal rates and sewerage	10 972 870	10 081 243
	<b>10 972 870</b>	<b>10 110 276</b>
<b>Personnel costs</b>		
Rooms	7 901 422	6 613 556
Administration and general	4 074 530	3 668 653
Repairs and maintenance	2 626 122	2 360 669
	<b>14 602 074</b>	<b>12 642 878</b>
<b>Management fee</b>	<b>3 750 098</b>	<b>3 586 609</b>
<b>Total expenditure</b>	<b>64 732 999</b>	<b>58 150 941</b>
Excess of income over expenditure before finance cost and taxation	<b>16 860 050</b>	<b>17 632 112</b>
<b>Finance income</b>		
Interest income	<b>5 174 103</b>	<b>3 820 905</b>
Excess of income over expenditure before taxation	<b>22 034 153</b>	<b>21 453 017</b>
<b>Taxation</b>		
Current year	<b>1 724 422</b>	<b>1 459 221</b>
Prior year under provision	<b>18 156</b>	<b>-</b>
	<b>1 742 578</b>	<b>1 459 221</b>
Excess of income over expenditure after taxation for the year transferred to reserve for property, plant and equipment	<b>20 291 575</b>	<b>19 993 796</b>

# Cabana Beach Share Block Proprietary Limited

## MINUTES OF THE ANNUAL GENERAL MEETING OF SHAREHOLDERS FOR THE YEAR ENDED 31 DECEMBER 2021 HELD ON WEDNESDAY 12 OCTOBER 2022 AT 13H33, AT CABANA BEACH RESORT, UMHLANGA

### 1 WELCOME AND PREAMBLE

The Chairman of the Company Mr William ("Bill") Liebenberg was overseas and unable to attend this meeting in person. While he was present online through the Microsoft Office Teams ("Teams") platform, he had requested that the Board elect a Director to chair on his behalf. Mr Anthony Ridl had been duly elected Chairman for this meeting.

The Chairman welcomed all in attendance both in person and online through Teams and introduced his fellow Directors Ms Anthea Faulds and Messrs. Robert More, Ajith Ramsarup, and Jacob ("Jaco") Weihmann. Mr Johannes ("John") van Rooyen was unable to attend the meeting in person following a recent mountain bike accident but was in attendance online. Members of the senior management team and company secretariat team were present.

### 2 QUORUM

A number of shareholders had tendered their apologies for the meeting and had submitted their forms of proxy for voting purposes. The Chairman noted that 6,851,552 ordinary shares were represented in person or by proxy at the start of this meeting and that this constituted a quorum of approximately 17.13% of the Company's issued share capital. With the required quorum being present, being at least 3 shareholders present and holding at least 5% of the share capital, the Chairman declared the meeting duly constituted.

### 3 NOTICE OF MEETING

All shareholders present consented that the notice of meeting dated 11 May 2022 be taken as read.

### 4 VOTING

The Chairman informed the meeting that voting on the resolutions would be conducted by means of a show of hands. For the resolutions to be carried, 50% of total votes exercised must be in favour of an ordinary resolution and 60% of total votes exercised must be in favour of a special resolution.

### 5 ADOPTION OF ANNUAL FINANCIAL STATEMENTS AND REPORTS

#### ORDINARY RESOLUTION 1

Ordinary resolution 1 as set out in the notice convening the meeting, related to the receipt and adoption of the annual financial statements and accompanying reports contained in the annual report of the Company for the financial year ended 31 December 2021. No questions or comments were recorded, and it was unanimously RESOLVED that the annual financial statements for the year ended 31 December 2021 be and were hereby approved and adopted.

### 6 APPOINTMENT OF AUDITORS - BDO SOUTH AFRICA INCORPORATED ("BDO")

#### ORDINARY RESOLUTION 2

Ordinary resolution 2 related to the appointment of BDO as the independent auditors of the Company until conclusion of the next AGM of the Company. It was unanimously RESOLVED that BDO be and was hereby re-appointed as the independent auditors of the Company.

### 7 DIRECTORS

In terms of the Company's memorandum of incorporation ("MOI"), the Board is limited to no less than 3 and no more than 7 Directors. The Directors who retired at this meeting were eligible and available for re-election. No additional nominations had been received.

#### 7.1 ORDINARY RESOLUTION 3.1

Ordinary resolution 3.1 related to the election of Ms Anthea Faulds as a Director. It was unanimously RESOLVED that Ms Faulds be and was hereby re-elected as a Director of the Company.

# Cabana Beach Share Block Proprietary Limited

## 7.2 ORDINARY RESOLUTION 3.2

Ordinary resolution 3.2 related to the election of Mr Bill Liebenberg as a Director. It was unanimously RESOLVED that Mr Liebenberg be and was hereby re-elected as a Director of the Company.

## 7.3 ORDINARY RESOLUTION 3.3

Ordinary resolution 3.3 related to the election of Mr Robert More as a Director. It was unanimously RESOLVED that Mr More be and was hereby re-elected as a Director of the Company.

## 7.4 ORDINARY RESOLUTION 3.4

Ordinary resolution 3.4 related to the election of Mr Ajith Ramsarup as a Director. It was unanimously RESOLVED that Mr Ramsarup be and was hereby re-elected as a Director of the Company.

## 7.5 ORDINARY RESOLUTION 3.5

Ordinary resolution 3.5 related to the election of Mr Anthony Ridl as a Director. It was unanimously RESOLVED that Mr Anthony Ridl be and was hereby re-elected as a Director of the Company.

## 7.6 ORDINARY RESOLUTION 3.6

Ordinary resolution 3.6 related to the election of Mr John van Rooyen as a Director. It was unanimously RESOLVED that Mr van Rooyen be and was hereby re-elected as a Director of the Company.

## 7.7 ORDINARY RESOLUTION 3.7

Ordinary resolution 3.7 related to the election of Mr Jaco Weihmann as a Director. It was unanimously RESOLVED that Mr Weihmann be and was hereby re-elected as a Director of the Company.

## 8 APPOINTMENT OF AUDIT COMMITTEE

In terms of the Company's MOI, the Company is required at each AGM to elect an audit committee comprising at least 3 members.

### 8.1 ORDINARY RESOLUTION 4.1

Ordinary resolution 4.1 related to the election of Ms Anthea Faulds as a member of the Company's audit committee. It was unanimously RESOLVED that Ms Faulds be and was hereby re-elected as a member of the Company's audit committee.

### 8.2 ORDINARY RESOLUTION 4.2

Ordinary resolution 4.2 related to the election of Mr Ajith Ramsarup as a member of the Company's audit committee. It was unanimously RESOLVED that Mr Ramsarup be and was hereby re-elected as a member of the Company's audit committee.

### 8.3 ORDINARY RESOLUTION 4.3

Ordinary resolution 4.3 related to the election of Mr Anthony Ridl as a member of the Company's audit committee. It was unanimously RESOLVED that Mr Ridl be and was hereby re-elected as a member of the Company's audit committee.

## 9 INSURED VALUE OF PROPERTY

As recommended by independent quantity surveyors Brian Heineberg and Associates and duly approved by the Board of Directors, the insured value of the property amounted to R904,417,758. Buildings were valued at R680,669,158 and furniture, fittings and equipment were valued at R223,748,600. It was unanimously RESOLVED that the insured value of the property be and was hereby approved.

# Cabana Beach Share Block Proprietary Limited

## 10 NON-EXECUTIVE DIRECTORS' FEES

### SPECIAL RESOLUTION 1

Special resolution 1 related to the approval of the fees payable to non-executive Directors for their services as a Director. The Chairman advised that Directors' fees had not increased for the past 3 years and was not recommended for increase for the year ahead. It was unanimously RESOLVED that in terms of the provisions of section 66(9) of the Companies Act 71 of 2008 that R8,000 (Vat payable to the extent applicable to this remuneration) payable to the non-executive Directors of the Company for their services as Directors and/or members of the sub-committees, per meeting or cluster of meetings in respect of the period from 13 October 2022 until the next AGM of the Company, be and was hereby approved.

## 11 OTHER BUSINESS

### GENERAL MANAGER PRESENTATION AND REPORT OF THE SOCIAL AND ETHICS COMMITTEE

Together with photographic evidence, Mr Wayne Smith presented an overview of the following achievements and results during the 2021 year:

- Beaches in KwaZulu Natal ("KZN") closed for 241 days in 2021 due to the July 2021 riots and the impact of a chemical spill;
- Beaches in KZN closed for 228 days in 2022 due to major floods in April 2022;
- Minor and repairable damage experienced to the resort following the heavy rains and floods;
- Overall occupancy for 2021 achieved 80.6%;
- BBBEE status: Level One Contributor;
- Compliance in comprehensive Southern Sun procurement policies;
- Corporate social investment ("CSI") spend equivalent to R1.123m achieved;
  - Childhood Cancer Foundation South Africa ("CHOC"): Funds raised;
  - Reach for a Dream Foundation: Funds raised;
  - Beach clean-up: Weekly events with staff and guests;
  - Parkgate Primary School: English reading programme and linen donated to manufacture white school shirts;
  - Ethelbert Children's Home: Work experience on Nelson Mandela Day;
  - Open Air School: Spelling and reading initiatives;
  - DEO Care Retirement Home: Linen donated;
  - Feral Cat Foundation: Homing of cats/birds;
  - Rehabilitation of animals: Black swans;
  - Adoption of animals: Macaws;
  - Swimanda Rox Swimming Academy: Water safety and swimming lessons for local community and staff.
- Cansa Shavathon fundraiser: R32k raised by staff and tenants;
- Environmental Initiatives: World Wetlands Day, World Oceans Day, World Water Day, Earth Hour and Plant a Flower Week;
- Staff training and development targets;
- Organisational Resilience Management Services ("ORMS") audit: 94.2%;
- Closely monitored energy, water and gas consumption;
- Total recyclable waste: 43%;
- Landscape audit: 90%;
- Gardens and grounds: plant life, animals/insects, bug Hotel/bee hive, and borehole knowledge sharing;
- Property upgrades: Tennis courts; public areas' refurbishment; resurface of top parking area; refurbishment of porte cochere; refurbishment of rooms;
- Guest feedback: GuestRevu, Tripadvisor and Google; and
- RCI Gold Crown Status.

To improve security and access control on the resort: guests were being issued coloured armbands; the beach-side gate was closed at 19h00; parking charges for restaurant patrons increased to R30; and additional security members were stationed in the undercover parking facility.

Mr Smith presented photographs of the mock-up unit that had received only positive feedback from guests. Shareholders had been advised of the impending rooms refurbishment project through various communiques. Phase 1 would progress from 15 January 2023 to 25 March 2023 (10-weeks) and phase 2 would progress in 2024. To avoid disruption later in the year, the spalling and painting project would be brought forward to coincide with the project. Phase 1 of the project therefore included:

- Passages upgrade and re-tiling;
- Spalling and painting of the building;
- Drainage of family swimming pool; and
- Unit refurbishment.



# Cabana Beach Share Block Proprietary Limited

uMhlanga had been impacted by the beach closures which remained an anomaly. At this time, beaches north of the uMngeni River remained closed due to high e.coli levels and all activities and recreational activities were suspended until local authorities deemed it safe. uMhlanga was further impacted by the development of Oceans uMhlanga. Construction was taking shape quickly now that the Radisson Hotel was in operation and completion of the entire development was estimated for the end of 2023. In the interim, the uMhlanga taxi rank was located on Ridge Road until a permanent facility was provided by Oceans uMhlanga and properties in and around uMhlanga awaited the final plan to alleviate the traffic congestion along Lagoon Drive, caused by the development.

In closing, Mr Smith presented photographs of the new sales team consisting of Ms Prenisha Singh who assisted with sales and Ms Bernadette Govender who assisted with rentals.

The meeting applauded Mr Smith for his presentation.

## 12 CLOSURE

There being no further business, the Chairman thanked all for attending and declared the meeting closed at 14h14.



Chairman

## Notes



