



ALLAMBIE HEIGHTS
Village Ltd.

ABN: 37 137 083 964

Retirement Villages & Residential Aged Care Facility



2019 - 2020 Annual Report



Contents

Report of the President	1
Report of the Chief Executive Officer	3
Report of the Treasurer	5
Report of the Facility Manager	7
Report of the Retirement Living Manager	9
Report of the Recreational Activities and Volunteer Co-ordinator	11
Report of Catering Industries Pty Ltd	12
Report of the Maintenance Supervisor	13
Report of the Housekeeping Supervisor	13
Annual Financial Report	14
Auditor's Declaration of Independence	17
Statement of Comprehensive Income	18
Statement of Financial Position	19
Statement of Changes in Equity	20
Statement of Cash Flows	21
Notes to and Forming Part of the Accounts	22
Directors' Declaration	37
Independent Auditor's Report	38

Key Messages

- Skilled, professional management and staff
- Many of our staff have worked for us for more than 10 years
- We have invested in more registered nurses and staff to respond to residents' changing needs and to support Company growth
- During very challenging times, we are reporting an EBITDA of \$1.3 million and a Net Profit of over \$1 million
- Company EBITDA Return on Equity of 7.53%
- Company Net Profit Return on Equity of 6.3%

"Our Business is Protection"



Report of the President

To the families of those who have left our care during the past year, I extend the Board's sincere sympathy.

This past year has been one of unprecedented events for Australia and currently internationally. We have all had to change aspects of our daily life due to the advent of a Pandemic. Covid-19 has required us to be vigilant and caring towards others. These changes may continue well into the future.

Companies and Residential Aged Care Facilities have had to navigate increasing regulatory, governance and risk obligations. For the Board and Management, a transformational strategy needed to be adopted based on residents' care, continuing business growth and financial expediency. It is not easy to predict when the current economic volatility will reverse or the Pandemic exhaust itself.

We believe the recovery may be slow and costly and further 'Lockdown' may be necessary. However, the Board remains confident that Allambie Heights Village Ltd. is in a position to weather the storm.

Words cannot adequately express the Board's gratitude for the work of the Chief Executive Officer, Management Team, Nursing, Care, Housekeeping, Maintenance, Accounting and Administrative Staff and the conduct of our Residents in vigilantly protecting those in our care. I want to pay tribute to the resilience and professionalism shown by all our employees.

Over the past months, the Board has conducted its meetings via conference calls to uphold non-resident personnel access to Allambie Heights Village. I commend family relatives for their understanding during our 'Elevated Restricted Access' (a more accurate and appropriate term which Management chose to use rather than 'Lockdown'). It is never easy to be separated from loved ones, but by remaining absent, you contributed to their safety, the safety of our staff and the loved ones of others.

The Investment sub-committee will continue to monitor and remain comfortable with our portfolio positioning in view of the market volatility. Unlike many of our competitors, the Company is in a better position to maintain a favourable balance sheet. We continue to be driven and motivated to serve our residents with financial



Wendy Kramer, President

security, enabling them to live with dignity. The Board and Management remain focussed on building for the future of Allambie Heights Village Ltd.

We continue to pursue the new building construction and focus on the bigger picture. The delay in commencement is not of our making but due to the tardiness of Council and regulatory bodies.

I believe that Technology and Aged Care will converge in the near future. The Pandemic has driven a steep change in the adoption of digital technology and has perhaps provided impetus to overcoming the fear of modern technology. It will change the way health care is provided and may have a profound impact on the quality of life as well as the tasks of nursing and care staff. The Board and Management continue to remain open to pursuing new digital products. I believe that such challenges present us with future opportunity despite these busy and dramatic times.

I would like to inform relatives of our Residential Aged Care Facility residents that along with the Board of Directors, I firmly uphold the immediate transfer of any positive Covid residents to hospital care where the best and most advanced modalities are available.

It is hopefully a simple matter of time until we can divert to a more normal pattern of behaviour. This would only be



Report of the President

possible if an effective vaccine can be widely distributed or we learn to live with the risks of the Pandemic.

In this year's Report, I have purposefully not named various individuals because our current success has been due to the work of all employees of Allambie Heights Village Ltd. In a very different environment, we can be immensely proud of their performance to date and hope they have the courage and strength to maintain vigilance until times change. To my fellow Directors, thank you for continuing to meet and exercising due governance in your capacity as volunteers.

Despite the Pandemic, Allambie Heights Village Ltd. has maintained its previous reputation as a reliable and caring Company.

The Board's special commendation goes to the Chief Executive Officer, Ciarán Foley who has led his team calmly and professionally in a tense and ever changing environment.

I wish all our residents well and please keep safe. Thank you.

WENDY KRAMER
President, Board of Directors



*Our Board of Directors
Gerd Wilmer, Wolfgang Müller, Wendy Kramer, Chris Bennecke
and Cameron Harris*



*"Fortress Allambie"
Residents and staff celebrating 100 days of no colds, no
flu, no COVID-19*



*AGM 2019
Gerd Wilmer, Ciarán Foley and Wendy Kramer*



Report of the Chief Executive Officer

Across Australia and across the world, Company Annual Reports of 2020 will reflect on one of the most challenging years experienced in modern history. The Global Financial Crisis of 2008, although still fresh in the minds of many, almost pales into insignificance compared with what we are enduring in these difficult times.

The Global COVID-19 Pandemic will be a constant theme in those reports as it is in our Annual Report but we should not let it dominate the outstanding stories that we have to share. Stories of 'restricted access' and then 'elevated restricted access' when our staff came together with overwhelming support from our residents and their relatives. But also with the support of staff families who knew well the sacrifice that their loved ones were making in this most compelling reaction and statement of humanity, to leave the safety of their home and to go to work, to protect the vulnerable and the needy older persons in our care.

A first responder, a robust defence

As the weeks progressed in early 2020, our doors and gates closed and we became 'Fortress Allambie' at our Allambie Heights Village Residential Aged Care Facility. A first responder, a robust defence against a formidable enemy which was killing tens of thousands of older persons across the world and then it came closer to us in Australia and threatened and breached a few of Australia's residential aged care facilities.

A humble reminder of the weakness of the human body but what an opportunity to show an immense human spirit to push through, to sustain the waves of threats and to show Australia and the world that as an Industry, we have always been something special, providing 'special' in so many acts of compassion, kindness, skill and professionalism throughout every minute of every day to our residents.

An immense human spirit to push through

An 'essential service' with 'essential workers' who have been so undermined for years by Australia and by Australia's Governments and public servants, many who enjoyed the comfort and protection of their homes when the Nation went into a status of 'Lockdown' for millions but not for us, for our Aged Care and Retirement Village Industries and not for our 'essential workers'.

Providing 'special' in so many acts



Ciarán Foley, Chief Executive Officer

Proud is insufficient a description to demonstrate my feeling towards my team of staff, every single one of them across our Company who set aside their job titles and job descriptions to assist each other in working and responding to our residents and to create environments of normality where we could and we did.

In the absence of visitors, entertainers, medical practitioners, psycho-geriatricians and churches too, our staff became all of these and what a job they did. They became leaders in entertainment and exercise, they were singers and dancers, listeners and holders of hands, giving hugs and using their own personal phones to phone a resident's family because the resident did not have a phone or could not use it, to simply allow a resident say 'good night' and 'all's well'. They became priests and pastors during ecumenical services and along with our residents, they sewed and created costumes and created sets for afternoon and evening entertainment.

Singers and dancers, listeners and holders of hands

And when politicians and journalists were speaking poorly and searching for stories of residents being 'locked' in rooms, isolated from others, 'Fortress Allambie' partied all night! James Bond, M, Fussy Galore, Dr Yes, the Bond Girls, everyone dressed up 'to the nines' entered 'Casino Royale' and had a whale of the time. Our video went across Australia and Australia smiled widely wishing they had been with us on the night.



Report of the Chief Executive Officer

Our residents embraced technology and became experts in the use of SKYPE and our staff door knocked residents of our independent living apartments in our retirement villages to check that they were going well, to speak with them and to reassure them.

'Fortress Allambie' partied all night!

COVID-19, that impressive organism that we cannot see will win some battles but we will overcome and I believe that we will emerge a better people, a better community and an improved Nation as a consequence.

And I hope, I believe that our great Industries of Aged Care and Retirement Village Living will achieve the position and the importance that they so merit and deserve by Governments across Australia.

When Companies across the world and across Australia have suffered record losses, experienced insolvencies, retrenchments and unemployment, Allambie Heights Village Ltd. has grown in its staffing, in its cashflows and in its operational revenues and we have continued to be profitable and purposeful.

Our EBITDA was \$1,279,199 and our Net Profit was \$1,067,524. We are planning for greater growth next year.

My immense thanks and appreciation to all my staff, you are certainly special and remarkable human beings. Thank you to all our residents and their relatives, to our volunteers, contractors and consultants. My thanks to my managers and to the COVID-19 Action Team for your leadership in past months in particular. To the Company Members and the Board of Directors, your support to me and therefore to my team is immensely important and appreciated.

And my special thanks to Patricia Cearnese and to Jim Murray, people who simply can and do.

Finally, to Wendy Kramer, President of the Board for her ability to listen, to never judge or criticise, to offer counsel when asked and to be always supportive. What a team!

This year will be remembered by so many because of an infectious disease. I believe it has been about people and at Allambie Heights Village Ltd., we have the finest.

Our business is protection

CIARÁN FOLEY
Chief Executive Officer



*Casino Royale
Jim, Wendy, Ciarán, Patricia, Cathy, Sharon, Ngawang, Rob and Dennis*



Report of the Treasurer

It is my pleasure to present the Annual Report for the year ended 30 June 2020 for Allambie Heights Village Ltd.

We are reporting an EBITDA for Financial Year 2019/2020 of \$1,279,199 and a Net Profit of \$1,067,524. Our Revenues have decreased due to the Global COVID-19 Pandemic which has affected the Global Markets. The Managed Portfolios in which our investments are held slightly recovered by financial year end.

I summarise some highlights of the Annual Financial Report below.



Gerd Wilmer, Treasurer

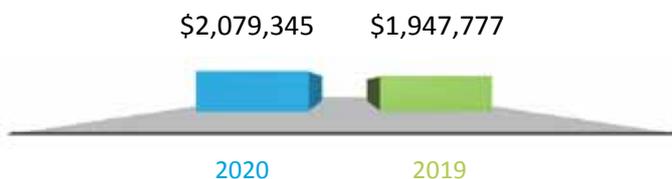
Total Revenue



Total Revenues decreased by \$683,325 from \$6,304,679 to \$5,621,354 as a result of a decrease in Investment Income.

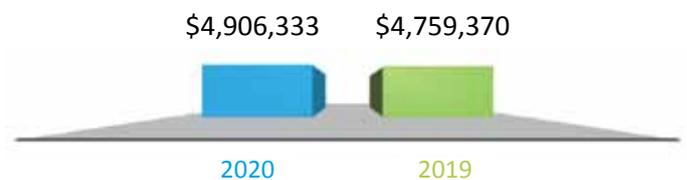
Revenues were again strong in our Residential Aged Care Facility with increases in ACFI (Medicare Payments) government funding for residents. Higher dependant residents of the Residential Aged Care Facility which continues to be a trend due to Government Aged Care Policy, resulted in increases in revenue. Our Operating Costs increased by 8.3% compared with last year due to higher expenses associated with higher dependent residents, employment of additional staff and staff salaries. We continue to be an 'employer of choice'. Revenues were also strong in both Retirement Villages.

ACFI



The ACFI Medicare Payments resulted in an increase in ACFI Revenue by 6.8%, \$2,079,345 compared with previous year \$1,947,777. I thank Jim Murray, Facility Manager, Belinda Donkin, ACFI Coordinator and the Team for achieving revenue uplift to receive Government compensation for the extensive services that we provide to our Residential Aged Care Facility residents.

Operational Revenue



Operational Revenue has increased by 3.1%, \$4,906,333 compared with previous year \$4,759,370 due to uplifts across our Retirement Villages and Residential Aged Care Facility.

Investment Revenue



Investment revenue has decreased from \$1,545,309 in FY 2019 to \$715,021 in FY 2020. Evans and Partners reported a 1.7% return and Morgan Stanley a 13.2% return on respective investment portfolios managed by them in spite of global market volatility during the year. The Board and Management continues to monitor the performance of the investment portfolio which is managed by our wealth advisers to decrease risk and to increase performance.



Report of the Treasurer

In both portfolios, there was a strong emphasis on protecting capital and ensuring defensive strategies were implemented. The Morgan Stanley portfolio held in US dollars and the strength of the US dollar versus the Australian dollar contributed to its earnings' results. In addition, Morgan Stanley had a stellar result as a Company.

The Accommodation Payment for the Residential Aged Care Facility during the financial year increased from \$550,000 to \$800,000 following the approval from the Aged Care Pricing Commissioner in October 2019. This represents confidence in the resident rooms and facilities that we provide.

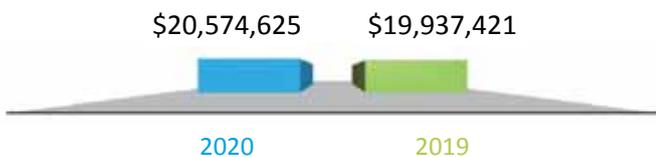
A total of \$9,150,000 in Accommodation Payments were received from Residents by either a Refundable Accommodation Deposit lump sum payment (RAD) or a Daily Accommodation Payment (DAP) which is the interest paid on the unpaid component of the Accommodation Payment. Income from DAPs amounted to \$234,000. Refunds of Accommodation Payments amounted to \$4,645,920. Income from Retirement Village Entry Contribution Retentions amounted to \$323,798. There were no Entry Contribution Refunds payable.

Operational v Investment



Operational Revenue amounted to \$4,906,333 and Investment Income amounted to \$715,021 which consists of Interest/Dividends on Investments of \$496,008, Capital Growth on Investments \$215,126 and Interest on Cash \$3,887. This demonstrates that we continue to have a positive income stream from Operations. It also demonstrates the importance of strong cashflows when investment markets are volatile.

Managed Assets

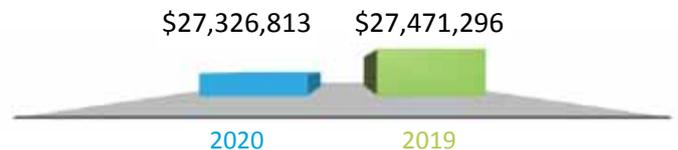


Managed Assets held in our Managed Assets Portfolio in 2020 totalled \$20,574,625 compared with previous year of \$19,937,421, an increase of 3%.

Total Assets



Total Liabilities



Assets have increased by \$923,041 and now total \$44,305,726 compared with previous year \$43,382,685, an increase of 2.1%. Liabilities have decreased by \$144,483 and now total \$27,326,813 compared with previous year of \$27,471,296.

Total Equity



The Statement of Financial Position (Balance Sheet) indicates that the Total Equity of the Company is \$16,978,913 up from \$15,911,389, an increase of 7%.

We are very liquid, solvent and debt-free.

I would like to express my appreciation to Ciarán Foley, Chief Executive Officer and to his management team and staff for the financial growth and development of our Company.

I thank my fellow Directors and Ciarán who are on the Investment sub-committee as well as our Investment Advisors, Evans & Partners and Morgan Stanley.

Financial Year 2020 has been a difficult year for the Company due to the Global COVID-19 Pandemic. However, we still achieved a great result given the circumstances and we are positioned well for our future growth plans.

GERD WILMER
Treasurer



Report of the Facility Manager

What a year, Annus Horribilis. But we achieved so much!

During the year, we were required to apply for reaccreditation of our Residential Aged Care Facility, a 3 yearly event but this time by the new Aged Care Quality and Safety Commission and a new set of 8 Standards and 44 Requirements requiring a 100% compliance rate. Three assessors spent three days with us between 16-18 July 2019 and met with Residents, Families, Staff, Volunteers, Contractors, Management and Directors. They examined every possible record and document. We were all proud to show off what we do and how well we do it. Needless to say, we achieved our three year accreditation without a problem.

Next came the devastating bush fires risks across Australia that had us all on edge. Thankfully, we were not affected but the loss of human, animal life and property across the nation was devastating. This had a very negative affect on a number of my residents, some who were worried by news that their children and families were in fire paths and in one case had lost property. And of course, since March 2020 with the arrival of a global pandemic! I do not need to dwell on this as we are still fighting a battle that there is no guarantee of yet winning, but I feel that I must mention three aspects in facing this challenge.

I am truly in awe of the resilience of my residents, with accepting the challenges of restricted access and then elevated restricted access, each and everyone of them complied without any pushback. We held regular resident updates facilitated by my Recreational Activities and Volunteer Coordinator. Residents were so supportive and asked appropriate questions and we adjusted to this new way of living. We held our Gala Evening Casino Royale, by far the best time in my entire career. Residents and staff really embraced the night. And how fantastic it was seeing family members slowly coming back into the residential aged care facility and the massive positive impact this had.

I have said it time and again that I am lucky enough to work with a very supportive family base with every decision we made around Covid and restricting visitations. On the whole, the support from families has been amazing. When we conducted our poll about visitors remaining away, we had a 98% positive response rate supporting our decisions. I know that this is a terrible time for everyone, the decisions we take are never taken lightly.



Jim Murray, Facility Manager

Our staff are the strongest, most caring and adaptable team that I have had the pleasure of working with. When Covid hit globally, staff were rightly alarmed and worried about their families overseas. Staff were encouraged to discuss concerns and to take time out from the workplace through management approving their holidays/annual leave at short notice to allow them to recharge. Staff stepped up in comforting residents, we established a roster for managing Skype, phone and letter connectivity between residents and families and we arranged family visits on compassionate grounds, increasing levels and times of visits over weeks. As mentioned, Casino Royale, was a night for staff to also celebrate and engage with residents. Many staff donated their time free to make the night, a night residents will remember.

We established a Covid-19 Action Team in late February 2020, a weekly meeting attended by five of our team where we discuss where we as a Company are up to with Covid planning, sourcing personal protection equipment (PPE), discussing the information from a variety of local Health, State and Federal sources, deciding on actions that we need to take and react to and disseminating such information to staff, residents and families.

As in last year's Annual Report, I talked about our Company and our residential aged care facility welcoming technological innovation. We have continued to work with PainChek, a non-invasive pain assessment tool to



Report of the Facility Manager

assess pain in people who are unable to communicate effectively and as a consequence to provide effective pain management strategies and interventions. This approach and technology has been so successful that it has been funded by the Australian Government and rolled out to all Aged Care Providers across Australia.

Looking back over the past 12 months, I have seen us welcome some amazing residents which has widened our family circle but in that, we have had to say goodbye to ten memorable residents. I have looked at the names of those who have left us in the past year and every name that I read brings a smile to my face. I do not remember that

the people have died. I remember that they lived and lived a happy life here at Allambie Heights Village Residential Aged Care Facility. I want to praise the complete holistic care provided to these residents at this very difficult time by my nursing, care, recreational, catering, housekeeping and maintenance team along with the care from their families. Thank you all.

JIM MURRAY
Facility Manager



*Staff manual handling training
Belinda, Patricia and Cathy*



Celebrating our volunteers at our annual luncheon



*Christmas 2019
Residents celebrate with family and friends*



*Casino Royale
Rolling the dice*



Report of the Retirement Living Manager

It has been a challenging year for all Australians to endure with devastating bush fires, floods and the Covid-19 pandemic. Throughout these tough times, our culture has remained positive and our reputation as a high quality and trustworthy Operator has been recognized by Residents, their families and friends, Contractors and the Community. Your loyalty and support are much appreciated.

In my role as Retirement Living Manager, I have the privilege of meeting with prospective Residents and their families to discuss our Retirement Villages and Residential Aged Care Facility. I take pride in sharing my knowledge and help in navigating and understanding the contractual and financial elements of both sectors that I represent.

We have two Independent Living Retirement Villages, Allambie Heights Village which operates predominately on a Loan & Licence Agreement and William Charlton Village on a Rental Tenancy Agreement regulated by The Department of Fair Trading. The Residential Aged Care Facility contract is a Residential Agreement regulated by The Department of Health.

Our website is updated regularly and provides clear information about our services, contracts and fees. The website for Allambie Heights Village, Retirement Village and Allambie Heights Village Residential Aged Care Facility is www.alhvillage.com.au and for William Charlton Village www.williamcharltonvillage.com.au

Planning for the new Retirement Village on the green fields site to the West of William Charlton Village continues with Development Consent in the final stages for approval. The new Retirement Village will offer 24 two bedroomed plus media apartments with large balconies capturing the panoramic district and city views. Designed with modern technology, the apartments will provide for the changing needs of residents wishing to have the choice to age in their home. Expressions of interest are being collected on a data base and we will keep interested parties updated and engaged as the building project begins and progresses.

Allambie Heights Village, Retirement Village

Allambie Heights Village, Retirement Village consists of 54 studio, one bedroom, one bedroom/study and two bedroom apartments with a great choice of size and price. Two properties became vacant in the second half of the financial



Patricia Cearnas, Retirement Living Manager

year and have been fully renovated. This offers great stability for our resident community. Due to the Covid-19 pandemic, viewing of the apartments ceased from March to the end of June 2020.

Our residents are aged between 63 and 96 years. A great mix of residents who complement each other and bring wonderful value to our Village.

The Village Dining Room is available for residents, their families and friends to enjoy a home-cooked 3 course lunch, 7 days a week at very affordable prices. The monthly 'All you can eat Carvery' and 'Weekly Roast' remain popular choices.

I appreciate the work and time given by the Residents' Social Committee. The social program includes: Happy Hours; BBQs; Coffee Club; Movie Nights; Relaxation and Exercise Program and a Walking Group.

Due to the Covid-19 precautions affecting Australia including social distancing, activities in the Retirement Village were placed on hold from March 2020. We hope to see all Dining and Recreation activities resume soon.

We have a close and respectful working rapport with the Residents Committee. I thank them for assisting with the harmony and good feeling that exists in our Village. Our Services Fees are still considered to offer great value and are very competitive.



Report of the Retirement Living Manager

William Charlton Village, Retirement Village

William Charlton Village, Retirement Village offers a Rental Tenancy Agreement for 55 apartments consisting of a mix of Studio and 1 bedroom apartments designed for single occupancy and offering affordable rents on the Northern Beaches.

Four apartments were fully renovated during the 2019-2020 financial year at a cost of approximately \$20,000 per property. The Village continues to develop into a supportive and caring community.

Allambie Heights Village, Residential Aged Care Facility

During the 2019-2020 financial year, we welcomed 16 new permanent residents to our Residential Aged Care Facility. Respite Care has also been provided throughout the year with over 41 admissions. The average Resident age at date of entry is 85 years.

We are proud to offer residents single, spacious rooms with an en-suite bathroom and a patio or balcony. We continued throughout the year to upgrade and refurbish rooms.

Entering Residential Aged Care can be a complex process but we like to make it as easy as possible. Prospective residents and their families are invited to make an appointment to discuss the financial obligations and fees and charges involved, to assist them understand and to guide them through the process.

The Accommodation payment during the financial year increased from \$550,000 to \$800,000 following the approval

from the Aged Care Pricing Commissioner in October 2019. A total of \$9,150,000 was received from Residents by either a Refundable Accommodation Deposit lump sum payment (RAD) or a Daily Accommodation Payment (DAP) which is the interest paid on the unpaid component of the Accommodation Payment.

My appreciation to Ciarán Foley, Chief Executive Officer for his leadership and dedication to the Company. The culture amongst staff is positive and this is reflected by the high level of respect our competent staff have for each other and our Residents.

I am proud to work with an outstanding team of Registered Nurses, Personal Care, Recreation and Housekeeping staff led by Jim Murray, Facility Manager. They work tirelessly to provide excellent quality care in the happy, homely environment of the Residential Aged Care Facility.

My appreciation to the Maintenance team of Dennis, Rob, Tony, Jody and Clarrie who have worked tirelessly to maintain and improve all properties and common areas.

I thank Wendy and Sharon, our friendly and competent Receptionists/Accounts and Administration team, who during the year interacted with residents, their families, visitors and contractors and ensured that the accounts and the diverse administration duties were delivered smoothly.

I look forward to another successful year in 2020-2021 with many new projects on the horizon as the Company grows.

PATRICIA CEARNES
Retirement Living Manager



William Charlton Village Christmas lunch



Allambie Heights Retirement Village community meeting



Report of the Recreational Activities and Volunteer Co-ordinator

Despite the obstacles that nature threw at us from Australian bush fires to COVID-19, it has been another busy year with a variety of daily group activities conducted for our residents to enjoy and participate in.

The invaluable support provided by our wonderful volunteers allowed the continuation of our regular activities so enjoyed by our residents. Our twice weekly Bus Trips, Trivia Challenges, Reminiscing and Memories sessions, Craft, Wrapped with Love Knitting groups, plus the always popular whiteboard quizzes and bingo were well attended. We have maintained our bi-monthly Residents' Meetings and Catering Steering Committee Meetings when every resident is encouraged to have their say.

High quality craft items from the Textile and Sewing groups were again created. The group were particularly productive prior to our special events, from the creation of fun decorations through to the manufacture of costumes especially for our Mid-Year and then Christmas event, The Wizard of Oz. The group had a fun time making and contributing to the outfits worn by staff. We celebrated Australia Day outdoors this year for thong throwing, backyard cricket and playing the digeridoo!

The Choir practice that we introduced in 2019 went from strength to strength and continues to draw large numbers as the enthusiastic voices sing out! Several more residents have joined the monthly home delivery library service.

The residents choose the activities they want to be involved in and by providing a variety of activities we are striving to provide our residents with fun, active and stimulating days. The quizzes and trivia and the resulting problem-solving are specifically brain targeted but organised in a fun manner to encourage the residents to come together.

We expanded on the 2019 initiative of having a stronger focus on each and every resident where we spent time learning more about them, their background and likes. This year we continued these sessions and encouraged them to relate stories of their earlier lives so we can continue to improve their day to day life in the Allambie Community as our staff get to know residents better. Simply, the more we know about each resident, the more relevant the activities and interests that we can provide.

Our outings, visits from entertainers, church services, beautician and hairdresser were severely curtailed once



*Cathy Higginson,
Recreational Activities and Volunteer Co-ordinator*

COVID hit. But until March we still ran twice weekly bus trips, monthly beautician and weekly hairdressing service, visiting entertainers Sydneysiders Express, the Barbershop Quartet, the Happy Wanderers, Loosely Woven and the Mirrabooka Singers always in front of an appreciative and boisterous audience.

With COVID, these trips and visits stopped but we were determined to ensure we maintained a variety of activities to keep the residents entertained. It meant a revamp of our planned schedule and a more flexible recreation approach during the changing times. Volunteers could no longer visit, so many of their activities were delivered by the recreation team where possible, to maintain a semblance of routine for our residents during this difficult period.

Expanded and new indoor activities were the order of the day and more time allocated for walks around the Village gardens proved very popular on our beautiful sunny days.

Skype phone calls were organised so families could see and keep in touch and our residents took to this new way easily and enthusiastically. Proving very popular, we quickly had to organise a schedule of bookings for specific times for calls as in general, families found this a great initiative.

In-house church services continued in a modified format as we all joined together for Ecumenical Services.



Report of the Recreational Activities and Volunteer Co-ordinator

Contributions were made by residents of choice of songs and scripture readings with residents providing the readings at the Services.

We expanded our usual activities so there were more cooking demonstrations; ball games; jig saw puzzles; word games; trips down memory lane where we discuss their personal memories and life stories; individual and group music playlists and an impromptu fancy dress-up lunch. To support the recreation team, care staff also assisted as hairdressers and beauticians. Many thanks to you all.

And keeping the art and craft team busy was preparation for the Social Evening which took on a life of its own and eventually morphed into Casino Royale, a morale boosting evening for both residents and staff. The residents joined groups to create the props and took part in regular meetings which were more like 'think tanks' to agree layout, costumes and what they would wear themselves for the big night!

A huge success with every resident 'dressed to the nines' enjoying the 'gambling' table and 'professionally' made cocktails from the well-dressed bar staff.

And a huge thank you must go to all the families who supported this event with the generous donations provided for the Door Raffle, Fun Quiz and Spin the Wheel. Nobody left empty handed. A huge thank you to all the support staff for stepping in as croupiers, cocktail waiters and hostesses and making it fun on the night.

So, it has been a year of variables but we all adapted so well and it has once again been a privilege for our Recreation Team to provide our residents with fun, stimulating, personalised activities and experiences each day.

CATHY HIGGINSON
Recreational Activities &
Volunteer Co-ordinator

Report of Catering Industries Pty Ltd.

Whilst 2020 has been a most challenging year, we at Catering Industries are proud of our achievements and, as always, have loved serving our residents. We have worked closely with all the staff and management at Allambie Heights Village Ltd., to ensure everyone is kept safe during the pandemic.

In March, the NSW Food Authority suspended all audits for 60 days, meaning our annual assessment was delayed until July. Led by Chef Manager James Boyes and Area Manager Andrew Haskett, the kitchen team performed well, scoring an A Classification Rating for the Catering Operation for the 11th year in a row and since commencement of such audits.

Despite relevant restrictions, we have continued to celebrate monthly theme days with special lunches for our residents in conjunction with the Allambie staff. In particular, the James Bond themed Casino Royale function was enjoyed by all and was a huge success.

In January, Allambie Heights Village Ltd. hosted Zali Steggall MP in conversation with Ciarán Foley. This was a great opportunity for residents and stakeholders to share ideas and information with our local Member of Parliament. Chefs James & Roger created an outstanding array of canapes for guests to enjoy and the event showcased what a vibrant community Allambie Heights Village is.

Catering Industries would like to deeply thank all staff and management at Allambie Heights Village Ltd. for having us as contractors to provide catering services. We would particularly like to thank our residents and their families for allowing us to work in their home and serve them. This year has been very difficult for many and we are grateful for the support of this community in bringing some positivity back in our lives.

SAM CUSCHIERI
Associate Director
Catering Industries Pty Ltd.



Report of the Maintenance Supervisor

It is a pleasure to be part of the Allambie Heights Village Ltd. family!

Our maintenance team for 2019-2020 consisted of myself, Rob, Tony, Jody and Clarrie. Along with the residents and their families, staff, management and contractors, we try to make everyone's life relaxing, enjoyable and stress-free.

We have a proven system of working which enables us to give quick, efficient and professional services for all requests for maintenance or repairs. Repairs are placed by a resident or staff member in the Request for Maintenance/Repair or Gardening Register located in a central location for our residential aged care facility and retirement villages and we continue to monitor these and prioritise in order of urgency. If a resident, due to poor mobility is unable to access this Register, they can phone our reception/front of office staff who record the request on the appropriate form. This is the same process for our gardening contractors.

While we possess many skills as a team, we have a very professional and competent range of trades persons and consultants who respect us and our Company and whom we call upon when needed.

We aim to divide our time fairly between the retirement villages, residential aged care facility and communal areas and we are engaged in maintenance, preventative maintenance and aspects of renovation work to keep



*Jody Williams, Dennis Caldwell and Rob Watt
Maintenance Team*

properties in good shape and ready for occupancy along with our contractor colleagues.

Customer service with a smile is very much what we are about and I thank all who make our job a pleasure. Thank you to all our contractors and staff.

My thanks to Rob, Clarrie, Jody and Tony for their skills and for their contribution to the team.

DENNIS CALDWELL
Maintenance Supervisor

Report of the Housekeeping Supervisor

A big thank you to my team of Zarina, Ngawang and Lauren who have worked tirelessly over the past 12 months to deliver excellent services in housekeeping, (cleaning and laundry) to our residents and staff colleagues. While most of our work is at Allambie Heights Village Residential Aged Care Facility, we also provide cleaning services to communal areas at Allambie Heights Village, Retirement Village and William Charlton Village, Retirement Village.

Our housekeeping staff have all received training with all the products and equipment that we use while maintaining high standards of hygiene and safety. We continue to be engaged and updated in training from our own Company staff, suppliers and from contracted trainers. We have

also been involved in the safe use of personal protective equipment (PPE).

Our cleaning and laundry hours were increased during the year to respond to residents' needs and extended further to prepare for a threat of COVID-19. This additional work involved daily repeat cleaning of certain surfaces, handrails etc. to keep all our residents and their families, visitors and staff safe during these unpredictable times.

As a team, we are committed to ensuring high standards.

MARLENE MOSES
Housekeeping Supervisor



Annual Financial Report

Directors Report

Your Directors present their report on the Company for the year ended 30 June 2020.

Directors

Ms Wendy Kramer

President, Public Officer and Director

Bachelor of Medical Science, University of Melbourne. Appointed President of the Board in 2009, Director since 2007 and current Member of the Investment sub-committee. Previously served on the Board of SCEGGS Redlands School for 17 years (resigned 2006). Working career covered 40 years in public and private health sectors as Director of Radiotherapy Services and as associate lecturer at University of Sydney. Regional and Commercial Operations Manager for Medical Imaging Australasia (MIA) Corporation. Retired.

Mr Wolfgang Müller

Vice-President and Director

Bachelor of Communications, University of Cologne. Director and Member of the Board since 2005 and current Member of the Investment sub-committee. Founder and owner of Media Advantage Production Company. Former Senior Journalist with SBS TV News. Current Producer with SBS. Member of the Foreign Correspondents' Association of Australia and the South Pacific.

Mr Gerd Wilmer

Treasurer and Director

Bachelor of Arts, University of New England. Director and Member of the Board since 2005. Current Chairperson of the Investment sub-committee. Director of Elzson Pty Ltd since 1978 and Naveco P/L since 1993.

Mr Cameron Harris

Company Secretary and Director

Bachelor of Economics, University of Sydney. Graduate Diploma in Applied Finance, Securities Institute of Australia. Director and Member of the Board since 2015. Cameron has worked in Financial Services for over 22 years in Australia and the United Kingdom,

the majority of this time was spent at Macquarie Bank covering banking, asset management, equities, equity derivatives and sales leadership roles. He is currently working at Winston Capital Partners where they assist Investment Management firms raise capital.

Mr Chris Bennecke

Director

Diplom-Kaufman, University of Göttingen. Graduate Australian Institute of Company Directors, Certified Internal Auditor. Director and Member of the Board since 2018. Non-Executive Director on the Board of Suhner Australia Pty Ltd, Member of the Board Nomination Committee of the Institute of Internal Auditors (IIA) and Vice-Chair of the NSW Chapter Council of the IIA. Over 25 years in internal audit and risk management across various industries and jurisdictions. Currently working as a risk and governance consultant.

Principal Activities

Allambie Heights Village Ltd. is a 'profit for purpose' (not-for-profit) Company Limited by Guarantee providing quality accommodation and care in Retirement Villages and a Residential Aged Care Facility. The Company has been firmly established in the community of Allambie Heights on Sydney's Northern Beaches since opening a Retirement Village in 1966 and its Residential Aged Care Facility in 1996.

The Company acquired William Charlton Village (Retirement Village) on 30 August 2016.

Allambie Heights Village Ltd., a public benevolent institution was endorsed by the Australian Taxation Office (ATO) to access the following tax concessions:

- Income tax exemption
- GST concessions
- FBT concessions
- Deductible gift recipient

The Company's endorsement to access charity concessions, together with the date or period of effect, has been entered in the public register maintained by the Australian Business Registrar at www.abn.business.gov.au.



Mission Statement

The Company's mission statement is "to exercise the best possible duty of care, providing safe accommodation and facilities for residents cognisant of their health needs and rights, irrespective of sex, creed, colour, race or nationality".

The Company's objectives are:

To provide quality accommodation to persons over 55 years within its retirement villages in accordance with the Retirement Villages Act 1999 No 81, the Retirement Villages Regulations 2017, the Residential Tenancies Act 2010 No 42 and as regulated by the New South Wales Office of Fair Trading.

To provide quality respite and permanent care and accommodation to older persons and to persons with dementia within the accredited residential aged care facility in accordance with the Aged Care Act 1997 and as regulated by the Commonwealth Department of Health and the Australian Aged Care Quality and Safety Commission.

To achieve these objectives, the Company implements the following strategies:

Maximisation of occupancy within the residential aged care facility (42 rooms/42 bed licences);

Maximisation of occupancy within the retirement villages (109 independent living units);

Achievement of all of the Australian Aged Care Quality and Safety Commission's 8 Standards and 44 Requirements for the residential aged care facility which is audited normally twice annually. We applied for re-accreditation during 2019 and successfully received a Certificate of Accreditation for a further 3 year period (the maximum period permitted) until September 2022;

Maximisation of accommodation payments for the residential aged care facility;

Maintenance of our excellent record of staff retention, staff training/development, staff remuneration and conditions. We have established ourselves as a workplace of choice and we continue to receive

regular expressions of interest from people wishing to work with us. An increasing number of our staff have achieved 10 years service;

During 2019 - 2020, staff hours, staff and management positions were increased to respond to the changing needs of our residents;

Supporting our volunteers who enrich the lives of our residents and support the services that we provide;

Assessment of the needs of all aged care residents so as to make accurate application for government payments within the Aged Care Funding Instrument (ACFI) and to maximize our income streams;

The active promotion and marketing of our services so that we can plan appropriately with prospective residents and families when wishing and needing to move to our residential aged care facility and retirement villages. This ensures that we plan proactively for future income opportunities;

Adding value to vacant retirement village apartments thereby increasing the entry contributions (apartment prices) that we can charge and sustaining the short and long term viability of the Company;

Managing costs efficiently and effectively through an adherence at all levels of line management to budgetary cost controls;

Negotiating best value from our contractors;

Collaborating and networking with other providers so as to exchange experience and ideas that benefit our services and our Industry;

We completed a building extension during 2012 achieving 4 additional bedrooms in our residential aged care facility thereby maximising the use of our 42 bed licences. We provided a dining room for use by our retirement village residents and visitors and we built a new library and internet suite. In 2014, we renovated lounge and activity areas for residents of the residential aged care facility as well as staff operational areas by creating a new staff station and renovating our laundry. We created a BBQ area in the retirement village, installed a cinema in



the community hall in 2015 and we are consistently improving our gardens and facilities for our residents;

On 30 August 2016, we acquired William Charlton Village, a retirement village of 55 independent living apartments on 3.7 hectares of land. We sought Development Consent in May 2020 for 24 premium apartments plus amenities that will increase our offerings, our value and our diversification. We have renovated vacant apartments to our high standards and we engaged in extensive external renovation of buildings in 2019 to improve overall presentation. We improved plumbing, electrical, phone, TV, Foxtel, and NBN works. We continue to add value to properties that we renovate across our retirement villages.

In 2017, we achieved Development Consent to rebuild our residential aged care facility and expand the number of resident rooms from its existing 42 to 84 rooms. The Board and management decided during 2017 to place these expansion plans on hold as we prioritise the development of the William Charlton Village site;

We continue to explore opportunities to expand our operations so as to achieve greater economies of scale, cost control and increased income given that as a Company, our residential aged care facility and retirement villages are in demand and we have a healthy waiting list. This strategy will allow us to respond to current and future demand as well as to grow and develop our revenue opportunities and overall sustainability.

Meetings of Directors

During the financial year, 11 meetings of Directors were held. Attendances by each Director were as follows:

	Number eligible to attend	Number attended
Ms Wendy Kramer	11	10
Mr Wolfgang Müller	11	11
Mr Gerd Wilmer	11	10
Mr Cameron Harris	11	10
Mr Chris Bennecke	11	10

Directors Benefits

No Director has received or become entitled to receive, during or since the financial year, a benefit because of a contract made by the Company with a Director, a firm of which a Director is a member or an entity in which a Director has a substantial financial interest.

Members Liability

The entity is a Company Limited by Guarantee under the Corporations Act 2001. If the entity is wound up, the Constitution states that each member is required to contribute a maximum of \$30.00 each towards meeting any obligations of the Company.

At 30 June 2020, the collective liability of the members was \$720.00 for full members.

Auditors

Australian Audits & Corporate Services (formerly SCS Audit & Corporate Services Pty Ltd).

Auditor's Declaration of Independence

The Auditor's independence declaration as required under Section 307C of the Corporations Act 2001 is set on page 17.

Wendy Kramer
President, Board of Directors
21 August 2020



Auditor's Declaration of Independence



AUSTRALIAN AUDITS & CORPORATE SERVICES

ABN 75 105 692 207

AUDITOR'S DECLARATION OF INDEPENDENCE

To the Directors of Allambie Heights Village Ltd

In relation to our audit of Allambie Heights Village Ltd for the year ended 30 June 2020, I declare that, to the best of my knowledge, there have been:

- (a) no contravention of the auditor independence requirements of the *Corporations Act 2001* in relation to the audit; and
- (b) no contravention of any applicable code of professional conduct in relation to the audit.

This declaration is in respect of Allambie Heights Village Ltd.

Australian Audits & Corporate Services

Brian Taylor
Registered Company Auditor

Sydney

21 August, 2020.

Liability limited by a scheme approved under Professional Standards Legislation.



Statement of Comprehensive Income

	Note	2020	2019
		\$	\$
Revenue and Other Revenue	4	5,621,354	6,304,679
Catering	5	(505,603)	(411,522)
Depreciation	5	(211,675)	(199,944)
Employment Expenses	5	(2,869,844)	(2,626,439)
Insurance	5	(121,982)	(103,977)
Repairs and Maintenance	5	(70,405)	(114,253)
Other operating expenses	5	(774,321)	(749,875)
Profit for the year		1,067,524	2,098,669
Other comprehensive income:		-	-
TOTAL COMPREHENSIVE PROFIT FOR THE YEAR		1,067,524	2,098,669
Add back depreciation		211,675	199,944
Earnings before Depreciation (EBITDA)		1,279,199	2,298,613



Statement of Financial Position

	Note	2020	2019
		\$	\$
Current Assets			
Cash and cash equivalents	7	1,908,944	1,847,188
Receivables	8	23,279	32,458
Financial assets at fair value	9	20,599,006	19,928,131
Prepayments and deposits		69,634	66,308
Total Current Assets		22,600,863	21,874,085
Non-Current Assets			
Property plant and equipment	10	20,304,306	20,108,043
Intangibles	11	1,400,557	1,400,557
Total Non-Current Assets		21,704,863	21,508,600
TOTAL ASSETS		44,305,726	43,382,685
Current Liabilities			
Payables	12	26,868,862	27,076,528
Provisions	13	249,633	223,821
Total Current Liabilities		27,118,495	27,300,349
Non-Current Liabilities			
Provisions	13	208,318	170,947
Total Non-Current Liabilities		208,318	170,947
TOTAL LIABILITIES		27,326,813	27,471,296
NET ASSETS		16,978,913	15,911,389
Equity			
Accumulated funds	14	12,260,882	11,193,358
Asset revaluation reserve	15	4,718,031	4,718,031
TOTAL EQUITY		16,978,913	15,911,389



Statement of Changes in Equity

	Note	2020	2019
		\$	\$
Total equity at the start of the financial year		15,911,389	13,812,720
Gain from asset revaluation		-	-
Total comprehensive income for the year		1,067,524	2,098,669
TOTAL EQUITY AT END OF FINANCIAL YEAR		16,978,913	15,911,389



Statement of Cash Flows

	Note	2020	2019
		\$	\$
Cash flow from operating activities			
Receipts from residents and government		5,041,561	4,839,771
Interest and dividends received		499,895	590,945
Payments to suppliers and employees		(4,560,213)	(4,132,351)
Net cash provided by (used in) operating activities	16	981,243	1,298,365
Cash flow from investing activities			
Purchase of property plant and equipment		(407,938)	(1,196,534)
Realisation (purchase) of investments		(284,814)	(478,552)
Net cash provided by (used in) investing activities		(692,752)	(1,675,086)
Cash flow from financing activities			
Net Proceeds from tenants deposits		(226,734)	(961,663)
Net cash provided by (used in) financing activities		(226,734)	(961,663)
Net increase (decrease) in cash held		61,757	(1,338,384)
Cash at beginning of the Year		1,847,188	3,185,572
CASH AT END OF YEAR	17	1,908,944	1,847,188



Notes to and Forming Part of the Accounts

For the year ended 30 June 2020

1. Summary of Significant Accounting Policies
2. Financial Instruments
3. Significant Accounting Judgements, Estimates and Assumptions
4. Revenue from Ordinary Activities
5. Expenses from Ordinary Activities
6. Investment Income (Loss)
7. Cash
8. Receivables
9. Financial Assets at Fair Value
10. Property, Plant and Equipment
11. Intangibles
12. Creditors and Borrowings
13. Provisions
14. Accumulated Funds
15. Reserves
16. Reconciliation of Cash Flow from Operations with Operating Profit
17. Reconciliation of Cash
18. Capital Expenditure Commitments
19. Auditor's Remuneration
20. Segment Information
21. Fundraising



1. Summary of Significant Accounting Policies

Basis of Preparation

This financial report is a general purpose financial report that has been prepared in accordance with Australian Accounting Standards, including Australian Accounting Interpretations of the Australian Accounting Standards Board (AASB), the Corporations Act 2001 and the Australian Charities and Not-For-Profits Commission Act 2012.

The financial statements of Allambie Heights Village Ltd. also complies with International Financial Reporting Standards (IFRS).

The financial report has been prepared on an accruals basis and is based on historical costs, modified, where applicable, by the measurement at fair value of selected non-current assets, financial assets and financial liabilities.

Critical Accounting Estimates

The Directors evaluate estimates and judgements incorporated into the financial report based on historical knowledge and best available current information. Estimates assume a reasonable expectation of future events and are based on current trends and economic data, obtained both externally and within the group.

a) Income Tax

The Company is exempt from income tax as it is an income tax exempt charity under section 50-5 of the Income Tax Assessment Act 1997.

b) Cash and cash equivalents

Cash on hand and in banks are stated at nominal value. For the purposes of the statement of cash flows, cash consists of cash at bank and investments which can readily be converted into cash. The Company had no bank overdrafts at 30 June 2020 (2019 \$nil).

c) Receivables

Receivables are non-derivative financial assets with fixed or determinable payments that are not quoted in an active market. Short-term receivables with no stated interest rate are measured at the nominal amount due where the effect of discounting is immaterial. Collectibility of receivables is reviewed on an ongoing basis and, where necessary, an

impairment provision is recorded. Bad debts are written off as incurred.

d) Financial assets at fair value

Allambie Heights Village Ltd. classifies its financial assets after initial recognition and, when allowed and appropriate, re-evaluates them at each financial year end. The Company's investments are measured at "fair value through profit or loss". This classification applies to investments classified as "held for trading" and the investments are measured at fair value. Financial assets are classified as "held for trading" if they are acquired for the purpose of selling in the near term. Derivatives are also classified as held for trading. Gains or losses on these assets are recognised in the operating statement.

The Company's Managed Investment facilities are designated at fair value through profit or loss. These financial assets are managed and their performance is evaluated on a fair value basis, in accordance with the Company's risk management strategy.

Designation at fair value through profit or loss is consistent with the Company's risk management strategy because that strategy requires the Board to monitor the fair value of its managed investments as a basis for assessing the risk associated with the investments.

The movement in the fair value of the Managed Investment facilities incorporates distributions received as well as unrealised movements in fair value and is reported in the income statement line item 'investment income (loss)'.

e) Impairment of financial assets

All financial assets are subject to an annual review for impairment. An allowance for impairment is established when there is objective evidence that the Company will not be able to collect all amounts due.

Any reversals of impairment losses are reversed through the income statement, where there is objective evidence that the reversal is necessary.

f) Derecognition of financial assets and financial liabilities

A financial asset is derecognised when:



- the contractual rights to the cash flows from the financial assets expire, or

- the Company transfers the financial asset such that substantially all the risks and rewards are transferred or control of the financial asset is lost.

A financial liability is derecognised when the obligation specified in the contract is discharged or the obligation is cancelled or expires.

g) Consumable materials

Purchases of consumable materials, including food and other supplies, has been expensed in the year of purchase.

h) Fundraising Activities

The Charitable Fundraising Act 1991 and Regulations prescribe the manner in which fundraising appeals are conducted, controlled and reported in NSW. The amounts shown in note 21 are in accordance with the Act. Although the Act specifies that unsolicited donations, members' donations and bequests are not to be treated as fundraising income, they have been included in note 21 in the interests of full disclosure. Donations and bequests are reported as income when received by the Company.

No costs were incurred in earning fundraising income.

i) Property, Plant and Equipment

Property plant and equipment is carried at cost less any accumulated depreciation and any impairment in value.

At each reporting date, the Company assesses whether there is any indication that an asset may be impaired. Where an indicator of impairment exists, the Company makes a formal estimate of recoverable amount. Where the carrying amount of an asset exceeds its recoverable amount the asset is considered impaired and is written down to its recoverable amount. No such impairment was identified during the year ended 30 June 2020.

At 30 June 2020, in the opinion of the Directors, the valuation of property, plant and equipment represents fair value.

The depreciable amounts of property, plant and equipment assets are depreciated on a straight line basis over their estimated useful lives using the following rates:

Building and Roads	1%
Furniture and Fittings	10%

Plant and Equipment	15%
Motor Vehicles	15%

j) Payables

Payables represent liabilities for goods and services provided to the Company. Short-term payables with no stated interest rate are measured at the original invoice amount where the effect of discounting is immaterial. Trade accounts payable are unsecured and are generally settled within their due date.

k) Provisions

Provisions are recognised when the Company has a present obligation (legal or constructive) as a result of a past event, it is probable that an outflow of resources embodying economic benefits will be required to settle the obligation and a reliable estimate can be made of the amount of the obligation.

Provisions relate to employee annual leave and long service leave benefits. These liabilities are recognised and measured as the amount unpaid at the reporting date at current pay rates in respect of employees' service up to that date. Expenses for non-accumulating sick leave are recognised when the leave is taken and are measured at the rates paid or payable.

The outstanding amount of superannuation, which is consequential to employment, is recognised as liabilities and expenses where the employee entitlements to which they relate, have been recognised.

l) Revenues

Revenue is recognised and measured at the fair value of the consideration received or receivable to the extent that it is probable that the economic benefits will flow to the Company and the revenue can be reliably measured.

m) Comparatives

Where necessary, comparatives have been reclassified and repositioned for consistency with current year disclosures.

n) Going Concern

The financial statements have been prepared on a going concern basis. The continued operations of the Company are dependent upon its ability to attract residents with the capacity to provide entry contributions and accommodation payments that may be required to replace entry contributions and accommodation payments in the normal course of business and to maximise Government Subsidies.



Allambie Heights Village Ltd. continues to refund all accommodation payments and all entry contributions on time and in compliance with the Prudential Requirements of the Aged Care Act 1997 and the Principles and involving compliance with Liquidity and Governance Standards.

o) Leasing

Lease payments for operating leases, where substantially all the risks and benefits remain with the lessor, are charged as expenses in the periods in which they are incurred.

p) Disclosures

Allambie Heights Village Ltd. has recorded Resident accommodation payments and Resident entry contributions as current liabilities for the current financial year ended 30 June 2020 in accordance with Australian Accountancy Standard AASB 101 (69).

The comparatives for 30 June 2020 have also been disclosed as current liabilities.

2. Financial Instruments

Allambie Heights Village Ltd's. principal financial instruments comprise of cash, investments, receivables, payables and funds held in trust. The Company manages its exposure to key financial risks in accordance with its risk management policy. The objective of the policy is to facilitate the effective management of potential opportunities and adverse effects.

The main risks arising from the Company's financial instruments are interest rate risk, credit risk and

liquidity risk. The Company uses different methods to measure and manage the different types of risks to which it is exposed. These include monitoring levels of exposure to interest rate risk and assessments of market forecasts for interest rates. Ageing analyses and monitoring of specific credit allowances are undertaken to manage credit risk, and liquidity risk is monitored through the development of budgets.

Primary responsibility for identification and control of financial risks rests with the Board.

a) Financial instrument categories

	2020	2019
	\$	\$
Financial Assets		
Cash and cash equivalents	1,908,944	1,847,188
Receivables	23,279	32,458
Investments	20,599,006	19,928,131
Financial Liabilities		
Payables	26,868,862	27,076,528

b) Credit risk

Credit risk arises from the financial assets of the Company, which comprise cash and cash equivalents, investments and receivables. The Company's exposure to credit risk arises from potential default of the counter party, with a maximum exposure equal to the carrying amount of these financial assets (net of any allowance for impairment). The Company trades only with

recognised, creditworthy third parties, and as such collateral is not requested. The Company has not securitised its trade and other receivables and has not granted any financial guarantees. Credit risk associated with the Company's financial assets, other than receivables, is managed through the selection of counter parties and investment managers.



Cash

Cash comprises cash on hand and at bank.

Receivables

All debtors relate to amounts receivable from residents. Collectibility of debtors is reviewed on an ongoing basis. Established procedures are followed to recover outstanding amounts. Debts which are known to be uncollectible are written off. An allowance for impairment is raised when there is objective evidence that the Company will not be able to collect all amounts due.

Based on past experience, no receivables are considered impaired. There are no debtors which would otherwise be past due or impaired whose terms have been renegotiated.

Investments

Allambie Heights Village Ltd. has investment portfolios which are managed by Evans & Partners and Morgan Stanley. The objective is to achieve a balance between risk and return, whilst ensuring adequate liquidity. During the year a net gain in investment income amounting to \$715,021 was recorded (2019: \$1,545,309 Gain).

c) Liquidity risk

The Company's exposure to liquidity risk is considered to be low. Liquidity risk is the risk that Allambie Heights Village Ltd. will be unable to meet its payment obligations when they fall due. The Company continuously manages liquidity risk through monitoring future cash flows and maturities planning to ensure adequate holding of high quality liquid assets when required. The objective is to maintain a balance between continuity of funding and flexibility through the use of available liquid resources.

During the current and prior years, there were no defaults or breaches on any amounts payable. No assets have been pledged as collateral.

Liabilities are recognised for amounts due to be paid in the future for goods or services received, whether or not invoiced. Amounts owing to suppliers (which are unsecured) are settled in accordance with normal trade terms.

The table below summarises the expected maturity profile of the Company's financial liabilities, together with the interest rate exposure. All obligations are shown at undiscounted cash flow amounts. Residents' entry contributions and accommodation payments have no specific maturity date as repayment is required on the resident's departure. Expected maturity dates have been estimated based on past experience.

	Maturity Dates			
	Amount Due	< 1 year	1-5 years	> 5 years
30 June 2020				
Financial Assets				
Cash	1,908,944	1,908,944	-	-
Receivables	23,279	23,279	-	-
Financial Liabilities				
Creditors	247,501	247,051	-	-
Contributions and payments	26,621,810	26,621,810	-	-
30 June 2019				
Financial Assets				
Cash	1,847,188	1,847,188	-	-
Receivables	32,458	32,458	-	-
Financial Liabilities				
Creditors	228,017	228,017	-	-
Contributions and payments	26,848,511	26,848,511	-	-



Interest Rate Exposure	Interest Rate	Fixed Rate	Variable Rate	Non-interest Bearing
30 June 2020				
Cash	0.01%	-	1,908,944	-
Receivables	5.00%	23,279	-	-
Creditors	-	-	-	247,051
Contributions and payments	-	-	-	26,621,810
30 June 2019				
Cash	0.01%	-	1,847,188	-
Receivables	5.00%	32,458	-	-
Creditors	-	-	-	228,017
Contributions and payments	-	-	-	26,848,511

d) Market risk

Market risk is the risk that the fair value or future cash flows of financial instruments will fluctuate because of changes in market prices. Allambie Heights Village Ltd.'s exposure to market risk is primarily through price risks associated with the movement in the market prices of its investments. The Company has a managed exposure to foreign currency risks.

The effect on profit and equity due to a reasonably possible change in risk variable is outlined in the information below, for interest rate risk and other price risk. A reasonably possible change in risk variable has been determined after taking into account the economic environment in which the Company operates and the time frame for the assessment (i.e. until the end of the next annual reporting period).

The sensitivity analysis is based on risk exposures in existence at the balance sheet date. The analysis is performed on the same basis for 2019. The analysis assumes that all other variables remain constant.

Interest Rate Risk

The Company also has some exposure to interest rate risk arising from its investment in interest-bearing cash balances. In assessing sensitivity, a reasonably possible change of +/- 2% is used, consistent with current trends in interest rates. The basis will be reviewed annually and amended where there is a structural change in the level of interest rate volatility. The Company's exposure to interest rate risk is set out below.

	Carrying Amount	+/- 2% Profit
2020		
Cash and cash equivalents	1,908,944	38,179
BT Portfolio - Cash Account	2,905	58
2019		
Cash and cash equivalents	1,847,188	36,944
BT Portfolio - Cash Account	2,988	60



Other Price Risk

Exposure to 'other price risk' primarily arises through the investment in the Evans & Partners & Morgan Stanley Portfolio facilities, which are held for strategic rather than trading purposes. Allambie Heights Village Ltd. has investments in the following categories:

- Interest Bearing Securities
- Australian Equities
- Global Equities
- Property
- Cash

The majority of the investments are listed and the value is determined by reference to market prices.

One property investment is unlisted, and the value of this investment is determined on the basis of net tangible asset backing. A provision for impairment has been recorded in relation to one investment at 30 June 2020 as trading has ceased in that investment and recovery is uncertain.

Investment in the Portfolios is intended to manage the Company's exposure to risk, as it allows diversification across a pool of funds, with different investment horizons and a mix of investments.

The investment facilities are designated at fair value through profit or loss and therefore any change in value impacts directly on profit (rather than equity).

	Book Value	Change In Value	Impact
2020			
Interest Bearing Securities	3,815,524	+/- 1%	38,155
Term deposits and Cash	2,977,524	+/- 1%	29,775
Global & Australian Equities	13,236,206	+/- 10%	1,323,621
Property	545,371	+/- 20%	109,074
2019			
Interest Bearing Securities	3,508,784	+/- 1%	35,088
Term deposits and Cash	1,919,302	+/- 1%	19,193
Global & Australian Equities	13,056,187	+/- 10%	1,305,619
Property	1,453,148	+/- 20%	290,630

3. Significant Accounting Judgements, Estimates and Assumptions

The preparation of the financial statements requires management to make judgements, estimates and assumptions that affect the reported amounts in the financial statements. Management continually evaluates its judgements and estimates in relation to assets, liabilities, contingent liabilities, revenue and expenses. Management bases its judgements and estimates on historical experience and on other factors it believes to be reasonable under the circumstances, the result of which form the basis of the carrying values of assets and liabilities that are not readily apparent from other sources. Actual

results may differ from these estimates under different assumptions and conditions.

Management has identified the following critical accounting policies for which significant judgements, estimates and assumptions are made. Actual results may differ from these estimates under different assumptions and conditions and may materially affect financial results or the financial position reported in future periods. Further details of the nature of these assumptions and conditions may be found in the relevant notes to the financial statements.



Significant Accounting Judgements

Impairment of non-financial assets

Allambie Heights Village Ltd. assesses impairment of all assets at each reporting date by evaluating possible impairment conditions. These include changes in technology, economic and political environments and future resident expectations. If an impairment trigger exists, the recoverable amount of the asset is determined. In relation to the year ended 30 June 2020, management did not identify significant triggers for impairment testing and as such these assets have not been tested for impairment.

Long service leave provision

Long service leave is measured on a nominal basis. Allambie Heights Village Ltd. periodically compares the difference between using the nominal method and the full present value method. The calculation using the full present value method requires assumptions such as application of employment legislation, and expected future salary levels and expected future salary on-cost expenses. These uncertainties may result in future actual expenditure differing from the amounts currently provided.

Estimation of useful lives of assets

The estimation of the useful lives of assets has been based on historical experience as well as manufacturers' warranties (for plant and equipment) and turnover policies (for motor vehicles). In addition, the condition of the assets is assessed at least once per year and considered against the remaining useful life. Adjustments to useful lives are made when considered necessary.

Additional Financial Information

The additional financial data presented below is in accordance with the books and records of Allambie Heights Village Ltd. which have been subjected to the auditing procedures applied by Australian Audits & Corporate Services in this statutory audit of the Company for the year ended 30 June 2020.

It will be appreciated that the statutory audit performed by Australian Audits & Corporate Services did not cover all details of the financial data presented in the accounts. Accordingly, Australian Audits & Corporate Services does not express an opinion on such financial data and no warranty of accuracy or reliability is given. Australian Audits & Corporate Services does not undertake any responsibility in any way whatsoever to any person in respect of such data, including any error or omissions therein however caused.

4. Revenue from Ordinary Activities

	2020	2019
Income from residents	\$	\$
Retirement Villages and RACF fees	2,392,095	2,417,661
Services fees	313,470	312,404
Other income		
Medicare government subsidies	2,079,345	1,947,777
Fundraising and donations	5,352	1,201
Kitchen income	17,018	13,023
Other income	99,053	67,304
Investment Income	715,021	1,545,309
	5,621,354	6,304,679



5. Expenses from Ordinary Activities

	2020	2019
Accounting services	55,692	47,485
Advertising	7,152	14,431
Audit fees	16,134	18,229
Bank fees	2,507	2,701
Capital Works Fund	-	4,748
Cleaning, waste disposal, medical and care supplies	235,422	197,737
Contractors	89,603	82,104
Depreciation	211,675	199,944
Donations	110	1,552
Electricity and gas	122,068	106,761
Function and meeting expenses	3,063	4,204
Insurance	66,068	60,030
Interest Paid	25,156	18,907
Kitchen expenses	505,603	411,522
Legal and accreditation fees	-	12,908
Memberships and subscriptions	4,667	3,092
Motor vehicle expenses	11,872	32,672
Payroll services	15,081	13,903
Postage, printing, stationery and software	52,405	42,835
Rates and crown lease	39,510	38,287
Recreational activities	1,369	2,584
Repairs and maintenance	70,405	114,253
Salaries and salary sacrifice	2,641,505	2,425,495
Security and fire monitoring	28,093	19,723
Telstra / iCare	3,497	4,856
Staff Recruitment	3,228	673
Staff training	10,809	12,042
Strategic Development	-	13,000
Mirus Training & Support	5,964	5,994
Sundry expenses	7,869	9,358
Superannuation	228,339	200,944
Telephone	12,747	13,996
Water and sewage	20,303	25,093
Workers compensation	55,914	43,947
	4,553,830	4,206,010



6. Investment Income (Loss)	2020	2019
Interest and dividends received	499,895	590,945
Gain / Loss on investments	386,060	1,101,240
Investment advisor fees	(170,934)	(146,876)
	715,021	1,545,309
7. Cash		
Westpac trading account	181,750	754,329
Westpac investment account	1,720,963	1,069,863
Petty cash	6,231	22,996
	1,908,944	1,847,188
8. Receivables		
Residents payments in arrears	9,312	21,499
Net GST receivable	13,967	10,959
	23,279	32,458
9. Financial Assets at Fair Value		
Mirvac Property Trust (at current value)	113,908	80,237
Managed Asset Trusts (at current value)	20,574,625	19,937,421
Loan to Residents - Petty Cash Float	10,000	10,000
Provision for diminution in investments	(99,527)	(99,527)
	20,599,006	19,928,131
10. Property, Plant & Equipment		
Buildings at 2018 valuation	17,880,000	17,880,000
Additions - at cost	797,465	121,442
Less Accumulated Depreciation	(364,713)	(179,631)
Buildings at 2018 valuation and cost	18,312,752	17,821,811
Plant & Equipment at 2018 valuation	445,000	445,000
Additions - at cost	135,255	61,850
Less Accumulated Depreciation	(24,406)	(9,063)
Plant & Equipment at 2018 valuation and cost	555,849	497,787
Motor Vehicles at 2018 valuation	75,000	75,000
Additions - at cost	-	-
Less accumulated depreciation	(22,500)	(11,250)
Motor Vehicles at 2018 valuation and cost	52,500	63,750
Work in Progress	1,383,205	1,724,695
TOTAL PROPERTY, PLANT & EQUIPMENT	20,304,306	20,108,043



Revaluation 2018

Building improvements, plant and equipment and motor vehicles were revalued as of 30 June 2018 by Australian Valuations by Blithe Robinson Valuation & Asset Advisory ASA.

Buildings were revalued using Depreciated Replacement Cost Approach. Plant & Equipment & Motor Vehicles used a variety of methods including sales comparison, reference to reputable dealers, or discount to new basis.

11. Intangibles

Approved places at Cost

2020	2019
1,400,557	1,400,557
1,400,557	1,400,557

During the 2016 Financial Year the Company acquired a number of approved places as a strategic investment.

12. Creditors and Borrowings

Current

Residents' deposits

26,621,810 26,848,511

Residents' fees received in advance

103,819 80,318

Payables and accruals

143,233 147,699

26,868,862 27,076,528

Non-Current

Residents' deposits

- -

Residents' accommodation payments

- -

- -

The Australian Securities and Investments Commission (ASIC) and the Australian Accounting Standard AASB 101 (69) require accommodation payments and resident entry contributions be treated as current liabilities and not as non-current liabilities.

Allambie Heights Village Ltd. has recorded resident accommodation payments and resident entry contributions as current liabilities in accordance with Australian Accounting Standard AASB 101 (69).

Allambie Heights Village Ltd. continues to refund all accommodation payments and all entry contributions on time and in compliance with the Prudential Requirements of the Aged Care Act 1997 and the Principles and involving compliance

with a Liquidity Standard; a Records Standard; a Disclosure Standard and a Governance Standard. We provide to the Department of Health an Annual Compliance Statement in this regard each financial year along with an Independent Audit Report on the Annual Prudential Compliance Statement.

During the current and prior years, there were no defaults or breaches on any amounts payable.



13. Provisions	2020	2019
Current		
Provision for annual leave	249,633	223,821
Non-current		
Provision for long service leave	208,318	170,947
	457,951	394,768
Movements in provisions		
i) Annual leave		
Carrying amount at the beginning of the year	223,821	179,901
Additional provision	25,812	43,920
Carrying amount at the end of the year	249,633	223,821
ii) Long Service Leave		
Carrying amount at the beginning of the year	170,947	139,144
Additional provision	37,371	31,803
Carrying amount at the end of the year	208,318	170,947
14. Accumulated Funds		
Accumulated funds at beginning of period	11,193,358	9,094,689
Profit /(Loss) From Ordinary Activities	1,067,524	2,098,669
Accumulated funds at end of period	12,260,882	11,193,358
15. Reserves		
The asset revaluation reserve is used to record increments and decrements in the value of non-current assets.		
Balance at beginning of year	4,718,031	4,718,031
Gain from revaluation	-	-
Balance at end of year	4,718,031	4,718,031
16. Reconciliation of Cash Flow from Operations with Operating Profit		
Operating Profit (Loss)	1,067,524	2,098,669
Non-Cash Flows in Operating Profit		
Depreciation	211,675	199,944
Unrealised investment losses (gains)	(386,060)	(1,101,240)
Changes in Assets and Liabilities		
Decrease (Increase) in Receivables	31,090	(22,906)
Decrease (Increase) in Prepayments	(3,292)	(3,646)
Increase (Decrease) in Creditors and Provisions	60,306	127,544
CASH FLOW FROM OPERATIONS	981,243	1,298,365



17. Reconciliation of Cash

Cash at the end of the financial year as shown in the Statement of Cash Flows is reconciled to the related item in the Statement of Financial Position as follows:

	2020	2019
Cash on Hand and at Bank	1,908,944	1,847,188
	1,908,944	1,847,188

18. Capital Expenditure Commitments

Estimated capital expenditure contracted for at the reporting date, but not provided for, payable not later than one year	8,000,000	1,000,000
later than one year and not later than five years	10,500,000	10,000,000
later than five years	-	-
	18,500,000	11,000,000

19. Auditor's Remuneration

Amounts received or due and receivable by the auditor:		
Auditing the financial report for the Company	15,000	16,000
	15,000	16,000

20. Segment Information

The Company operates in a single geographical location (Australia) and has three operating segments (Allambie Heights Village Residential Aged Care Facility - AHV RACF, Allambie Heights Village Retirement Village - AHV RV and William Charlton Village Retirement Village - WCV RV). There are no transactions between the segments. Costs are differentiated between segments based on actual expenditure and joint costs are shared between the segments based on management's estimate of the benefit derived by each segment.

	AHV RV	AHV RACF	WCV RV	Non- Segment
Revenue	2020	2020	2020	2020
Medicare Government Subsidies	-	2,079,345	-	-
Resident Fees	410,843	1,287,407	683,518	-
Retentions	323,798	-	-	-
Other	468,959	530,463	2,603	(165,582)
Total Revenue	1,203,600	3,897,215	686,121	(165,582)
Expenses				
Employee Expenses	(427,547)	(2,342,756)	(99,540)	-
Interest	-	(25,156)	-	-
Depreciation	(93,077)	(82,674)	(35,924)	-
Other	(329,156)	(1,159,994)	(128,830)	170,824
Total Expenses	(849,780)	(3,610,580)	(264,294)	170,824
SEGMENT RESULT	353,280	286,635	421,827	5,242



	AHV RV	AHV RACF	WCV RV	Non- Segment
Assets	2020	2020	2020	2020
Current Assets	85,055	104,367	98,972	22,312,469
Non-Current Assets	8,368,459	9,183,128	4,153,276	-
	8,453,514	9,287,495	4,252,248	22,312,469
Liabilities				
Current Liabilities	(10,828,814)	(16,247,771)	(41,910)	-
Non-Current Liabilities	(41,664)	(166,654)	-	-
	(10,870,478)	(16,414,425)	(41,910)	-
Other segment information				
Accommodation Payment Liabilities	-	15,874,040	-	-
Entry Contribution Liabilities	10,722,337	-	-	-
Borrowings	-	-	-	-
	AHV RV	AHV RACF	WCV RV	Non- Segment
Revenue	2019	2019	2019	2019
Medicare Government Subsidies	-	1,947,777	-	-
Resident Fees	410,194	1,261,054	643,965	-
Retentions	406,576	8,275	-	-
Other	860,787	889,901	21,825	(145,675)
Total Revenue	1,677,557	4,107,007	665,790	(145,675)
Expenses				
Employee Expenses	(410,190)	(2,116,708)	(99,540)	-
Interest	-	(18,907)	-	-
Depreciation	(90,956)	(77,990)	(30,998)	-
Other	(329,582)	(1,021,570)	(150,145)	140,576
Total Expenses	(830,728)	(3,235,175)	(280,683)	140,576
SEGMENT RESULT	846,829	871,832	385,107	(5,099)



	AHV RV	AHV RACF	WCV RV	Non- Segment
	2019	2019	2019	2019
Assets				
Current Assets	279,403	300,902	293,286	21,000,494
Non-Current Assets	8,506,973	9,317,060	3,684,567	-
	8,786,376	9,617,962	3,977,853	21,000,494
Liabilities				
Current Liabilities	(11,671,993)	(15,581,051)	(47,305)	-
Non-Current Liabilities	(34,190)	(136,757)	-	-
	(11,706,183)	(15,717,808)	(47,305)	-
Other segment information				
Accommodation Payment Liabilities	-	15,254,323	-	-
Entry Contribution Liabilities	11,568,788	-	-	-
Borrowings	-	-	-	-

21. Fundraising

Information furnished under the Charitable Fundraising Act 1991.

	2020	2019
Fundraising monies received		
Donations	5,352	1,201
Fundraising	-	-
	5,352	1,201
Costs incurred in fundraising	-	-



Directors' Declaration

The Directors of the Company declare that:

The Financial Report and Notes, as set out on pages 22 to 36 are in accordance with the Corporations Act 2001, including

- (a) Giving a true and fair view of the financial position as at 30 June 2020 and of the performance and cash flows for the year ended on that date; and
- (b) Complying with Accounting Standards (including Australian Interpretations) in Australia and the Corporations Regulation 2001 and other mandatory professional reporting requirements; and
- (c) There are reasonable grounds to believe that the Company will be able to pay its debts as and when they become due and payable.

Note 1 confirms that the financial statements also comply with International Financial Reporting Standards as issued by the International Accounting Standards Board.

The declaration is made in accordance with a resolution of the Board of Directors.

Wendy Kramer
Director

21st August 2020
Sydney



Independent Auditor's Report



AUSTRALIAN AUDITS & CORPORATE SERVICES

ABN 75 105 692 207

ALLAMBIE HEIGHTS VILLAGE LTD

ABN 37 137 083 964

Independent Auditor's Report to the Members

Report on the Audit of the Financial Report

We have audited the financial report of Allambie Heights Village Ltd, which comprises the statement of Financial Position as at 30 June 2020, the statement of income, statement of changes in equity and statement of cash flows for the period 1 July 2019 to 30 June 2020 then ended, and notes to the financial statements, including a summary of significant accounting policies.

In our opinion the financial report of Allambie Heights Village Ltd, has been prepared in accordance with the *Corporation Act 2001* and Division 60 of the Australian Charities and Not-for-Profits Commission Act 2012, including:

- a) giving a true and fair view of the company's financial position as at 30 June 2020 and of its financial performance for the period then ended; and
- b) complying with Australian Accounting Standards, the Corporations Regulations 2001 and Division 60 the Australian Charities and Not-for-profits Commission Regulation 2013.
- c) the financial report also complies with International financial Reporting Standards as disclosed in Note 1 to the financial statements.

Basis for Opinion

We conducted our audit in accordance with Australian Auditing Standards. Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Report section of our report. We are independent of the registered entity in accordance with the ethical requirements of the Accounting Professional and Ethical Standards Board's APES 110 Code of Ethics for Professional Accountants (the Code) that are relevant to our audit of the financial report in Australia. We have also fulfilled our other ethical responsibilities in accordance with the Code.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.



Director' Responsibility for the Financial Report

The Directors of the company are responsible for the preparation and fair presentation of the financial report in accordance with Australian Accounting Standards, the ACNC Act and the *Corporations Act 2001*, and for such internal control as directors determine is necessary to enable the preparation of the financial report that is free from material misstatement, whether due to fraud or error.

In preparing the financial report, directors are responsible for assessing the Allambie Heights Village Ltd.'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 responsible entities either intends to liquidate the registered entity or to cease operations, or has no realistic alternative but to do so.

Auditor's Responsibilities for the Audit of the Financial Report

Our objectives are to obtain reasonable assurance about whether the financial report as a whole is 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 Australian Auditing Standards 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 the financial report.

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

- Identify and assess the risks of material misstatement of the financial report, 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 registered entity's internal control.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by responsible entities.
- Conclude on the appropriateness of the responsible entity's 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 registered entity'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 report 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 registered entity to cease to continue as a going concern.



- Evaluate the overall presentation, structure and content of the financial report, including the disclosures, and whether the financial report represents the underlying transactions and events in a manner that achieves fair presentation.

We communicate with the responsible entity 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.

AUSTRALIAN AUDITS & CORPORATE SERVICES

.....
Brian Taylor

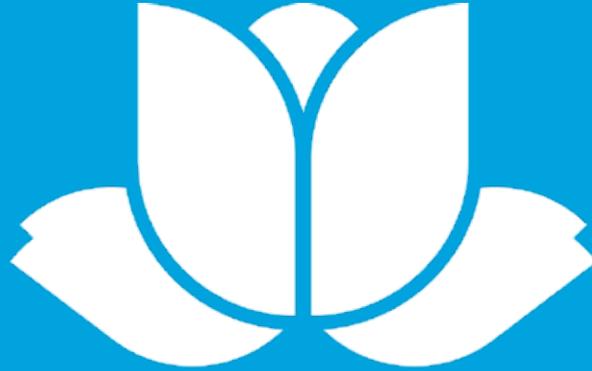
Registered Company Auditor

Sydney

Date: 21 August, 2020

Liability limited by a scheme approved under Professional Standards Legislation





Allambie Heights Village Ltd.

Retirement Villages and Residential Aged Care Facility

Head Office : 3 Martin Luther Place, Allambie Heights NSW 2100

T : 02 9975 5800 F : 02 9451 2017 E : general@alhvillage.com.au

www.alhvillage.com.au