

# Kiama Alpine Club Cooperative Limited



## Annual Report 2013

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## Club Contacts

|   |                                    |
|---|------------------------------------|
| President                               | Liz Wynn                           |
| Vice President                          | Tony Lloyd                         |
| Treasurer                               | Steven Walker                      |
| Secretary                               | Karyn Bartholomew                  |
| Booking Director                        | James Garner                       |
| Club Captain                            | Anton Lindell                      |
| Communications Director                 | Ian McKnight                       |
| Lodge Operations Director               | Andrew Heggie                      |
| Property Maintenance Director           | Andrew Waters                      |
| Promotions and Village Liaison Director | Phill Deer                         |
| Club Solicitors                         | Sandy Rendel                       |
| Lodge Managers                          | Michelle Palmer and John Callaghan |

## Life Members in 2013

Barry Booth, Geoff Boxsell, John East, John Fraser,  
Joan Fraser, Alan Fredericks, Anne Honey, Geoff Honey, Robert Walker, Sandy Rendel

### **Deceased Life Members**

Eugene Baranowsky, Lala Baranowsky,  
Geoff Walker, Howard Waters, Fred Wynn,  
Ron Wynn, Val Wynn, Keith Young

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# NOTES

## President

2013 was a year of consolidation following a period of considerable change during 2012. We bedded down the new accommodation booking system and our new club rules; our lodge managers Michelle Palmer and John Callaghan became more familiar with our members and our policies; and the Board managed our finances responsibly to ensure we were able to renovate the upstairs bathrooms and lounge seating in 2014.

Financially we finished the year with a loss of -\$14,110 after depreciation and amortisation. This was a solid result given our accommodation revenues were down on our budgeted figures after a poor snow and some 2012 costs such as the history DVD and lodge manager payments being carried over to 2013. Tight control of our lodge expenditures and the deferring of some maintenance projects to more cost effective timing meant we finished the year in a positive position with \$137k in cash reserves (including \$60k earmarked for the bathrooms) and further reducing our loan to \$180k at year end. Full details are contained in the Treasurer's Report and Financial Statements.



Despite one of the worst snow seasons in 10 years, our lodge was well used with 3,654 bed nights and 30% utilisation (compared to 3,952 bed nights and 33% utilisation in 2012). On a very positive note, it was extremely pleasing to see the increase in summer usage with a number of large hiking, biking and sporting groups using the “stay 3, pay 2” group offer we introduced a few summers ago. Undoubtedly this was also due to the expanded hiking and mountain biking trails in and around Thredbo and the improved summer marketing by Thredbo's management team KT Pty Limited which we hope to see continue.

Our lodge managers, Michelle and John (ably assisted by son Liam), became more proficient with our new booking system and by the end of 2013 we had successfully implemented new reporting and refined all our booking processes, including adding automatic responses from our lodge emails.

At the 2013 AGM, Karyn Bartholomew, James Garner and I re-nominated for Board roles along with Tony Lloyd for a one year term to replace Trevor Wilson who had decided to retire early. Thank you to all the members who have put their faith in me as President. I am genuinely appreciative of the opportunity and look forward to continuing to serve in the role for another 3 years.

The following Office Bearers were elected at the 2013 AGM:

- |                  |                   |                |               |
|------------------|-------------------|----------------|---------------|
| • President      | Liz Wynn          | • Treasurer    | Steven Walker |
| • Vice-President | Tony Lloyd        | • Club Captain | Anton Lindell |
| • Secretary      | Karyn Bartholomew |                |               |

Our new Club Rules were accepted just before the 2013 AGM by NSW Cooperatives and Fair Trading with no changes required, which was a great testament to the working group's diligence in coordinating the changes.

Throughout 2013 our club membership continued to grow gradually as planned, with 383 members in total as at 31 December 2013. Sadly we farewelled 3 members – Margaret and Ted Ledner who, after many years of active membership, resigned as they were no longer using the lodge, and Sally Walker who sadly passed away in April 2013.

As I finalise this report, I am sad to report that life member Geoff Honey passed away in April 2014. Geoff was one of the founding members and driving forces of our club and he will be sadly missed.

In November the Board decided to re-open family membership for the first time since 2008. This will provide the club with a cash injection allowing us to reduce our loan and ensure our long term financial viability. In doing so, the Board will restrict new memberships to only one or two families each year to avoid over-saturation of membership numbers. We are currently working through the existing waiting list and hope to finalise this shortly.

On the racing front, Kiama finished a very credible 6<sup>th</sup> in the Interclub Races, improving on our 9<sup>th</sup> place in 2012.



The Club Weekend in August was again well attended, with an almost full lodge sharing in our club championship races, an off-piste golf course run, a “heroes, villains and movie stars” theme and an evening trivia competition. Congratulations to all the Club Champions. It certainly was fantastic to see snowboarding so well represented this year. And in keeping with the family feel of the club, we had two families with three generations attending the club weekend – the Balaks (family of founding members Eugene and Lala Baronowsky) and the Lindells. Details of Interclub results and Club Champions are contained in Anton Lindell’s Club Captain’s report.

Our May and October working bees were reasonably well attended with much needed maintenance jobs, painting, cleaning and wood-chopping undertaken. We prepared for the upstairs bathroom renovations, engaging member and builder Craig Morris to manage the work (overseen by Vice-President Tony Lloyd). The renovations have progressed well - being mostly complete in time for Easter 2014. Huge thanks to Craig Morris, Tony Lloyd, Drew Waters and Michelle Palmer and all of the members who helped jackhammer tiles, install the new bathrooms, electrical and paint ceilings and walls. I’m sure all members will enjoy having all the bathrooms at a consistent standard.

Chas Keys, with help from Alan Fredericks and myself, has continued to document our Club’s written history. Member and author of our first history book, *Kiama in the Mountains*, Chas has researched and documented the history of the Club and the Lodge as well as Thredbo from 1997 (when the first book was launched) to 2014, interviewing many members, updating the appendices and gathering appropriate photos to complement the written text. The book is now due for completion later in 2014, however, we have sufficient to be able to show members and hold a “soft launch” at the 2014 AGM. Orders will be taken from members who wish to purchase a copy.

Not only has the Kiama Alpine Club Board been busy working on major capital works, in 2013, the Board, assisted by member Stuart Waters, have been establishing the ground work for a long-term strategic plan for our Club. We expect to be presenting a strategic plan to answer questions on where we are heading, our long-term goals and how we intend to address the potential repercussions of climate change at the 2015 AGM.

In 2014 we will elect a new Treasurer, with Steven Walker deciding it is time for him to retire after a mammoth 13 years in the role. Steven has been a driving force on the Board and has worked tirelessly over this time to ensure the Club is in a strong financial position. Taking over the role from Mike Hutton (who had been in the role for 10 years previously) in May 2000, Steven and wife Bernadette have managed the administration aspects through Steven’s accounting firm, delivering 13 sets of audited financial statements and ensuring our accounting practices have been compliant with legislative changes over this time. Steven has overseen the financials and subsequent funding and



bank loans for two major renovations, implemented GST in 2000, negotiated and managed new auditors, establishing structured expenditure controls and updated our asset registry. All of this was achieved whilst building his own successful accounting business in Tumut and balancing his time with his family.

Steven's contribution to the Club during his time on the Board has been a highly positive one, and he will hand over to the new Treasurer a Club in a strong and healthy financial position. I have thoroughly enjoyed working with Steven during my time on the board as a Secretary and President and I'm sure all members will join me in thanking Steven and Bernadette for their considerable contribution.

Finally, I wish to thank all the members of the Board - Tony Lloyd, Steven Walker, Karyn Bartholomew, James Garner, Anton Lindell, Ian McKnight, Andrew Heggie, Drew Waters, Phill Deer for such a solid result. Thanks also to Michelle and John who manage our lodge to an outstanding level, Sandy Rendel and Kathryn Telford for their legal assistance, Alistair Waters for his help with the website, all the members who attended working bees throughout 2013 and lastly my wonderful husband Paul for his lasting support.

Liz Wynn

President



### **Kiama Alpine Club Directors – 2013**

Back row: Ian McKnight, James Garner, Tony Lloyd, Lodge Manager Michelle Palmer, Karyn Bartholomew, Phill Deer, Drew Waters

Seated: Andrew Heggie, Liz Wynn, Steven Walker

Missing: Anton Lindell

# Treasurer

Well, after 13 years serving on the board as the club's treasurer the time has now arrived where I have made the decision it's time for me to step down at the May AGM. So it is with some emotion that I write this, my last treasurer's report. I have absolutely enjoyed this period serving on the board with a bunch of enthusiastic, dedicated and committed directors. It has been a tremendous honour to service on the board and my sincere thanks go to Alan Fredericks and Liz Wynn, the only 2 Presidents I have known during my time on the board. I will always be amazed by Alan's sustained commitment over 26 years and Liz's commitment, energy and drive she has put in over the past three years as President. The club is in great hands.

## Operating Results

The financial statements show a loss for the year of \$14,110 after depreciation and amortisation. Core revenues were down but expenditure was also down which assisted in ensuring the club's result was within budgeted targets. As always, the financial results from year to year fluctuated according to the quality of the winter snow season. In a good to excellent season revenues increase and the reverse occurs when we have poor snow conditions, as was the case for the 2013. Accommodation revenue was down \$20,451 or 11.7% from \$174,008 in 2012 to \$153,557 in 2013. Membership subscriptions totalled \$58,584 and were slightly down due to a change in policy whereby under 21 year old members now receive the working bee discount.

## Expenditure

Total expenditure for the year was \$233,689 down from \$282,282 in 2012. Last year was up due to the DVD production costs and loss on scrapping old furniture and equipment items. These items totalled some \$28,000. Savings of \$24,000 were also made on repair and maintenance. Gas expenditure is now our major overhead. It continues to increase at alarming rates - 20% increase in 2013, and we are expecting a further 20% increase in 2014.

## Capital Expenditure

Capital expenditure totalled \$4,488 which was down from \$14,530 in 2012. Some items we had planned on acquiring were deferred due to the poor winter and subsequent fall in revenues. Five new beds were acquired as part of our ongoing bed replacement program and 2 new vacuum cleaners were purchased.

## Cash Flow and ANZ Loan

Cash on hand at 31 December 2013 was \$137,981 resulting in a net decrease in cash held of \$15,513 over the year. Overall, our operating cash flows were down \$47,620 due to falls in operating revenue, an increase in receivables and a decrease in account payables and accrued wages for the lodge manager carried over from the previous year. Receivables from members at year end were \$23,940, an increase of around \$6,500 whereas creditors and accrued wages were down \$21,387.

ANZ loan repayments totalled \$31,692 of which \$14,110 was interest costs and \$16,130 was principal loan reduction. The loan balance at 31 December 2013 was \$180,066. Since year-end the club has made an additional \$10,000 repayment and the loan balance as at the end of March 2014 was \$165,663. The club's current monthly commitment is \$2,641 at an interest rate of 8.06%.

## The year ahead – 2014



In later 2013 and now 2014 I have been focussing on improving the bookkeeping and accounting IT systems, moving away from desktop applications to the Xero cloud based online accounting application. This will streamline the accounting function and make it accessible anywhere on a smart device like a phone or tablet. It will also allow for full integration with the online cloud based booking system, "Reservations". This should hopefully be achieved by the end of 2014. I and my team at Walker BDS Accountants will continue to be involved but on a contract basis running the Xero accounting application, BAS preparation and monthly payroll until the new board decides to make other arrangements.

Thank you to Bernadette and my staff for all their assistance over the past 13 years. I would not have been able to do it without you. Finally, I wish the board and in particular my successor all the very best for the year ahead in what will be, as always, a rewarding experience working alongside some wonderful people leading and running our club lodge into the future.

Steven Walker

Treasurer

Below: The new office and raised games room floor which can now fit a table tennis table



# Secretary

2013 saw some changes to the New Membership Guidelines. The circumstances and procedures around early share transfers were clarified, and the definition of “children” was updated to recognise children of adult members who divorce.

The most significant changes occurred with the introduction of instalment payment options for over-18 members to recognise the limited capacity of eighteen-year-olds to pay a lump sum entrance fee. Instalment options introduced in 2013 are as follows:

- i) full payment upon joining (\$800 and full member benefits);
- ii) payment of annual instalments until age 21 (\$900 and full member benefits); or
- iii) defer payment to age 21 (\$1,000 and no member benefits until payment received. Offer must be taken up prior to age 22 or offer of membership will lapse.)

In addition, all 18 - 21 year-olds receive a working bee credit to keep their annual subscription affordable and encourage our 18 year-olds to take up the offer to join the club. As a result, membership applications were received from every eligible 18 year-old in 2013.



## Membership

The total number of members in the Register of Shareholders at the end of 2013 was 383, which compares to 379 in 2012.

|  |     |
|--|-----|
| Total number of members as at 1 Jan 2013                         | 379 |
| Number of members as at 31 Dec 2013 (all hold shares)            | 383 |
| New members in 2013  | 7   |
| Resignations / cancelled   | 3   |
| Life Members (all hold shares)                                   | 10  |
| Members who have received early share transfer (all hold shares) | 13  |

Once again, the careful management of the Club receivables through annual subscriptions continues to ensure limited activity by the Board with respect to forfeiture of shares under the provision of the Club rules.

## New Members

The following new members were introduced to the Club in 2013:

- Tom Parker – 18 year old
- Emily Hinton – 18 year old
- Matthew Hubner – 18 year old
- William Carroll – 18 year old
- Lina Wallberg - 18 year old

## Share Transfers

The following share transfers were approved:

- Gerri Mildren to her daughter, Lauren Walker
- Ray Mildren to his stepson, Ben Starkey

## Resignations

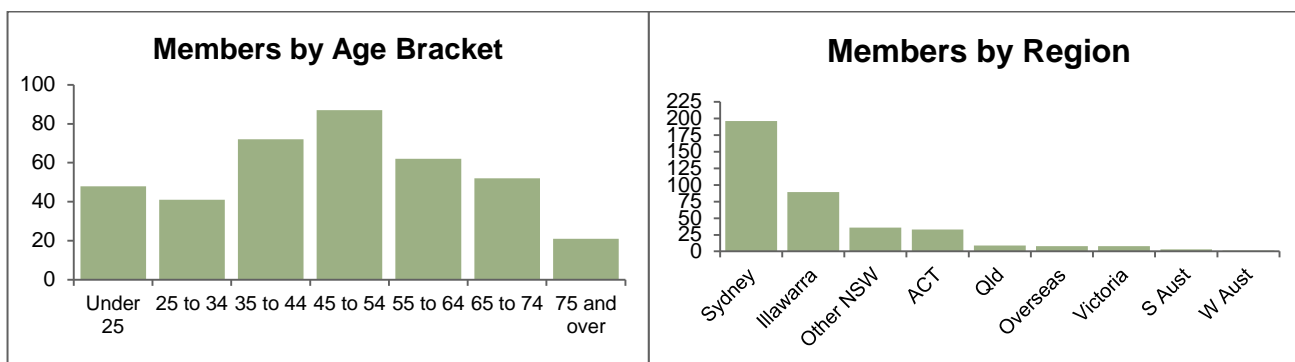
The following resignations were received:

- Margaret and Ted Ledner (members since 1984)

## Member Demographics

| Home Region       |            |             |
|-------------------|------------|-------------|
| ACT               | 33         | 9%          |
| Illawarra         | 89         | 23%         |
| Sydney            | 196        | 51%         |
| Other NSW         | 36         | 9%          |
| Victoria          | 8          | 2%          |
| Queensland        | 9          | 2%          |
| South Australia   | 3          | 1%          |
| Western Australia | 1          | 0%          |
| Overseas          | 8          | 2%          |
| <b>TOTAL</b>      | <b>383</b> | <b>100%</b> |

| Member Age |    |     |
|------------|----|-----|
| Under 25   | 48 | 13% |
| 25-34      | 41 | 11% |
| 35-44      | 72 | 19% |
| 45-54      | 87 | 23% |
| 55-64      | 62 | 16% |
| 65-74      | 52 | 14% |
| 75 +       | 21 | 5%  |



## Board meetings

The Board held a total of four meetings since the last Annual General Meeting (AGM) with attendance as follows:

|             |                                      |   |
|-------------|--------------------------------------|---|
| 15 Jun 2013 | Level 10, 51 Druitt Street, Sydney   | Liz Wynn, Tony Lloyd, Karyn Bartholomew, James Garner, Anton Lindell, Steven Walker, Ian McKnight, Phill Deer, Andrew Heggie Apologies: Drew Waters   |
| 14 Sep 2013 | Home of Karyn Bartholomew, Mt Kembla | Liz Wynn, Tony Lloyd, Karyn Bartholomew, James Garner, Andrew Heggie, Stuart Waters (temporary board member). Apologies: Drew Waters, Steven Walker, Ian McKnight, Anton Lindell, Phill Deer (nb: Phill & Anton attended the Strategic Planning session prior to the meeting) |
| 16 Nov 2013 | North Sydney Rugby Club              | Liz Wynn, Tony Lloyd, Karyn Bartholomew, James Garner, Andrew Heggie, Steven Walker, Phill Deer, Ian McKnight, Anton Lindell Apologies: Drew Waters Guests: Julie Christensen, Andrew Wearne, Stuart Waters   |
| 2 Mar 2014  | Kiama Lodge, Thredbo                 | Liz Wynn, Tony Lloyd, Steven Walker, Karyn Bartholomew, James Garner, Andrew Heggie, Drew Waters, Ian McKnight, Phill Deer Apologies: Anton Lindell. Guest - Michelle Palmer  |

It is important to note that, outside of the meetings, Board members regularly communicate via email about matters of significance relating to the day-to-day functioning of the Club. A Director's role is generally very active with most operating in peaks and troughs based in the nature of the position.

## AGM – 2014

The 2014 AGM will again be held at The Pavilion at Kiama Showground. Members are invited to attend and are encouraged to comment on the operation of the Club and to provide feedback to the Board. Dinner at the Little Blowhole Café will follow the AGM. The AGM and dinner provide a fabulous opportunity for a social gathering for members outside of ski season.

Karyn Bartholomew

Secretary

## Club Captain

With the 2013 Club Weekend being held in late August compared to early September, the result was new faces, blue skies and the best snow of the season! It was a welcome change, bringing the Club Weekend forward to coincide with Thredbo's kids' ski free weekend.

Club weekend was a full house with lots of smiles and laughter from the heroes, villains and movie stars fancy dress, to tree skiing on the golf course and cocktails by the Alpine Hotel pool. We also had founding member Eugene Baranowskys legacy continuing with a 3rd generation Baranowsky (Julia Balak) hitting the slopes for the first time.



Congratulations to the 2013 Club Champions:

### **2013 Skiing Champions:**

|        |                 |
|--------|-----------------|
| Girls  | Amy Kaleski     |
| Womens | Chaylee Kaleski |
| Boys   | Liam Callaghan  |
| Mens   | Andrew Balak    |

### **2013 Snowboarding Champions:**

|        |                |
|--------|----------------|
| Womens | Belinda Wearne |
| Boys   | Josh Telford   |
| Mens   | Andrew Wearne  |

2014 Club Weekend will be held 23<sup>rd</sup> & 24<sup>th</sup> August, again coinciding with the Thredbo kids ski free weekend and the weekend before the Inter school Championships – so perfect time for practice!

### **Senior Interclub Races**

A great result – Kiama finished a very credible 6<sup>th</sup> in fastest minimum team and 6<sup>th</sup> fastest on handicap – out of 13 competing clubs in the Senior Interclub Races. This compared to 9<sup>th</sup> in 2012 / 11<sup>th</sup> on handicap.

The team consisted of 12 in total: Anton Lindell (Captain), Sven Lindell, Rob Molino, Ben Starkey, James Garner, Deon Hubner, Jaime Hubner, Kim Hubner, Paul John, Len Lindell, Elaine Lindell and Peter Hyde.

2014 Senior InterClubs will be held on Saturday 9<sup>th</sup> August for those interested in representing Kiama on the mountain and in the bar!

See you in the mountains!

Anton Lindell  
Club Captain



## Bookings

2013 at Kiama Alpine Lodge started with many exciting possibilities. We started with a full lodge for New Year Day in the lodge and over the previous year our lodge managers (Michelle, John and Liam) had become familiar with the running of the lodge. Over the rest of summer Michelle and John did a great job of looking after the lodge and filling the lodge especially in the lead up to winter through the autumn months.



The winter season opened with great encouragement, and saw some excellent conditions for the July school holiday and a high level of occupancy in the lodge. Unfortunately things took a change for the worst, weather wise, and we experienced a warm spell with persistent rain at the end of July and bare patches appeared in Thredbo. Fortunately it didn't spoil the club's spirit, and many members and guests were able to have a great time throughout the rest of the winter season despite the relative lack of snow, high temperatures, and regular rainfalls!

The 2013 winter season is one we would all probably prefer to forget and presented us with some difficult conditions to achieve good bed nights for the year. Through the hard work of our lodge managers and our loyal members and guests, Kiama Alpine Lodge still managed 3,654 bed nights and 30% utilisation (compared to 3,952 bed nights and 33% utilisation in 2012). This result is good, considering how many other lodges in Thredbo fared much worse last year, and this result is in line with some of our previous years' results.

It has been great to see the work Thredbo is doing to promote summer activities and a great family atmosphere all year round in the resort. This has worked positively with our lodge managers' hard work to fill the lodge, with an increase in numbers utilising the lodge over summer including a record result this January and very high numbers in December.

This year is shaping up to be a good one, with some great monthly bed nights already recorded and strong winter bookings.

I wish all members a great year ahead, and look forward to seeing you at the lodge in 2014!!

James Garner

Booking Director

## Lodge Operations

Exciting changes are happening inside your lodge this year.

It's been a while coming but finally the upstairs bathrooms have been brought into the 21<sup>st</sup> century. They now sport a fresh new look and feel, a little more privacy and will match those on the lower levels. For the bulk of this work, the Club accepted a competitive quote from builder and long term member Craig Morris. Craig has also been assisted by volunteers on a couple of working bees.





The Board has decided to update the built-in seating around the lounge room to make it more comfortable and pleasing to the eyes. The tired old vinyl cushions have reached their use-by date and are in the process of being replaced with new fabric-covered seating that better matches the current décor.

The Club is now the proud owner of a snow blower. On several occasions over the last few seasons, overnight snow falls have made accessing the driveway hazardous. Whilst it is a condition of staying in the lodge that everyone pitches in to clear the driveway of snow, nobody likes having to work when fresh snow on the slopes is beckoning. Too often, despite it not being their job, this has been left to lodge managers John and Michelle to either recruit reluctant members and guests or do it themselves with shovels. John has occasionally been able to borrow a snow blower but the Board decided it would be better if we had our own. Personally I can't wait to try it out. Apparently it can throw snow up to 35 feet! Sounds like fun to me.

We had a great response to the "Phantastic Photos" competition. I have lots of stunning alpine landscape images to choose from. Thanks so much to everyone who contributed. Some photos have already made it onto the walls of the Lodge and look great. Many more are being printed on canvas and will be hung on the walls of the bedrooms and common areas over the next couple of months.

You'll probably notice a change to the games room this year. The floor has been levelled to make it safer and more practical and the lodge manager now has an office separated from their apartment that is accessed through the games room. We will be purchasing a new ping pong table, which we hope to have in place before winter.



Just prior to last season we replaced 4 single beds, one queen bed and 24 pillows as part of our rotational bedding programme. We also purchased a camera to record club events and to document any accidents as required by our insurance. Hopefully we won't be needing it for the latter. We added a couple of heaters for the rooms at the back of the lodge where on the colder nights the regular lodge heating struggles to keep those rooms warm. We also added extra bed lamps to those rooms where there was only one.

In the kitchen we replaced all the older frypans and added new grabbers, veggie peelers, a slow cooker, glasses, coffee mugs and various other cooking utensils.

We are trialling a pod style coffee machine this season and have added a hand-held mini vacuum cleaner in the kitchen above the drinks fridge to enable you to clean up those little mishaps in the lounge and kitchen area, and also to use to vacuum your kitchen drawers on leaving.

If there is anything you can think of that would make the lodge a better place to stay, we are always open to suggestions. You can send me an email on [andrew@originindustries.com](mailto:andrew@originindustries.com). Remember it is *your* lodge so your input is most welcome

Andrew Heggie

Lodge Operations

## Lodge Maintenance

Another busy year in the Lodge, with the usual maintenance schedule keeping the property in good shape for Members and Guests.

Work parties during the year were generally well attended, and most of the Lodge got some TLC, from the garbage enclosure at the bottom of the drive, to the Vane on top of the chimney. In between there was painting, gardening, wood stacking, cleaning and tidying to keep the Lodge interior and surrounds at the standard we now enjoy. Some dead trees were removed at the rear of the building, the inside windows were sanded and re-lacquered, and the exterior was sprayed for insects and spiders.

Thank you to those members who attended the spring and autumn working bees:

May - James Garner, Ian Jones, Landon and Rebecca Hodgkinson, Wal and Mary Balak

October - Liz Wynn, Paul John, Susan Wynn, Craig Morris, Bruce and Margaret Piggott

Thanks also to Liz for her constant help, and Andrew Heggie for his efficiency in managing equipment purchases.

Several extra working weekends have been held early in 2014 to ensure the bathroom renovations were underway and completed as soon as possible, with a special mention to the tile removal team who had a big couple of days. I'm sure everyone will enjoy the work Craig Morris has done to improve the upstairs bathrooms, as well as the transformation of the games room to level the floor and include a new manager's office.

Below: partially completed upstairs bathrooms with extended nib wall for more privacy. The mirrors and new windows are to be installed



In addition to maintenance works, Michelle and John have done well to manage some tricky issues during the course of the year, including ongoing plumbing maintenance and the welcome increase in numbers of Mountain Bikers and their extra space requirements.

Remember that members attending a formal working bee at the lodge receive a working bee credit which more than halves the annual subscription. Not only that, but your accommodation is free and we always have a great time. If you haven't been on a working bee yet, I strongly recommend it. It can "bee" a lot of fun.

Hope to so see you there....

Drew Waters

Maintenance Director

## Communications

This year has been a great year for the lodge! ALL communications are now only by email, which has saved the club a reasonable amount of time and money in postage.

We are using a bulk mail system called "Mailchimp" which tracks all emails so we can see whether they are opened, bounced or clicked on. It also tells us that an email address is dead (somebody's changed jobs etc). Most people seem to be getting all the emails however if you are aware of members who are not then please ask them to let me have their email address (c/- [ian.mcknight@kiamaalpineclub.org.au](mailto:ian.mcknight@kiamaalpineclub.org.au)). Members can also update their "subscription preferences" at the bottom of each email they receive.

I've tried to make the newsletters entertaining and engaging to all members, and we are seeing good numbers of people opening our emails. E-blasts have also been very effective ways for sending out last minute reminders of lodge availability. These can happen on a more regular basis depending on the winter season on a daily or weekly basis. What is sent out by email is usually also put up on our Facebook page and on the club's website.

I'm happy to have all feedback!

Ian McKnight

Communications Director



## Lodge Managers' Report

I am pleased to report that Kiama Lodge saw in the 2013 New Year with a full lodge and finished the year exactly as it started. We were busy on either side of winter 2013, with the lodge hosting a wedding and a multitude of family and friend get-together's.

This summer, autumn and spring period saw higher occupancy than 2012, assisted by a school group, a walking company and some fundraising motorbike enthusiasts all making bookings for dates that may otherwise have seen us empty.

Both Thredbo music festivals however, were lightly attended. At a village level, the Blues Festival ran at a small profit but unfortunately the Jazz Festival ran at such a loss that the Thredbo Chamber of Commerce looked close to folding. Fortunately, KT and others have stepped in with funding, and with better marketing and management the annual Chamber events should prove more successful in 2014.

May brought copious amounts of snow, building excitement for what might come. The anticipation increased as KT announced improvements to the slopes and an injection of fun events for the young at heart, including the Snow Dome and heated pool parties at the Thredbo Alpine Hotel.

Mother Nature however, had a different agenda and we saw a seasonal rollercoaster of rain, snow and dry spells of both. Fun was had by all, and occupancy at Kiama Lodge far exceeded our counterparts, but mostly I am pleased that winter 2013 is behind us.

To finish the year off, December held the inaugural Cannonball Mountain Bike Festival, with the band Potbellies playing a free concert in the Village Square. This was a hugely successful event, which saw a guest of Kiama Lodge receive a 1<sup>st</sup> place. There is a great sense of things to come for summer occupancy regarding future Mountain Biking events.

2013 Christmas saw the lodge near empty, which leaves these dates open to endless possibilities for this next coming Christmas. Let me know if your family or friends wish to lock in these dates.

Exciting things are well on the way for 2014. I look forward to reporting back on an even more exceptional year for the next AGM.

Michelle Palmer  
Lodge Manager





## Village Liaison Report

Prior to last winter Liz Wynn and I met with Jordan Rogers, the new GM of Thredbo. Jordan was quite engaging and talked very openly about his plans for Thredbo and his ability to deliver on those plans. It was a very positive meeting but we, like many Thredbo businesses, wanted to see those plans turn into action.

I'm pleased to say that this past year has seen a marked change in the focus of the Kosciusko Thredbo business. Jordan has delivered greater involvement from the parent company, Amalgamated Holdings, in the business.

Some highlights in the past twelve months have been:

- Winter ticket price reductions – for the first time tickets were offered for pre-purchase, on-line at prices less than the day ticket price of 2012. Down as low as \$84 for an adult pass.
- Upgrading of the Friday Flat area including the cutting of a new access to the Gunbarrel Chair for skiers from High Noon so that advanced skiers were not mixing with beginner skiers.
- The announcement in September 2013, reported in the Financial Review, of a new Master Plan for the resort with investment of \$135 million planned. This would include a rebuild of the Thredbo Alpine Hotel, an upgraded village centre and a new quad chairlift from the village.
- The recent summer works to upgrade and extend the mountain bike trails for summer.
- A revamped Thredbo Blues festival with a big line-up of acts including Wendy Matthews, The Mighty Reapers, Kevin Borich, and The Foreday Riders.
- A new 4 day Thredbo Mountain Bike Event – The Cannonball MTB Festival – with over \$25,000 in prize money to help bring more summer visitors to Thredbo and showcase the mountain bike experience in Thredbo.
- The introduction of low-priced early bird season passes for 2014 - priced down to \$649 for adults (a saving of \$350 or 35%) if purchased with a \$199 deposit before October 31.
- The announcement of Thredbo joining The Mountain Collective as the exclusive Australian resort. This gives Thredbo Season pass-holders access to discounts of 50% off lift passes at some of North America's best resorts like Aspen, Whistler/Blackcomb, Jackson Hole, Mammoth, Alta Snowbird and Squaw Valley. A great incentive for people planning to ski North America.

Many people in the village feel that all of this recent activity has been a long time coming. Certainly, from our perspective as a long-term business in the village with a significant investment, we are pleased to see our 'landlords' KT making positive changes to help grow summer and winter visitation to the village.

We will remain connected with what KT are planning through both regular contact with KT management and with The Thredbo Chamber of Commerce.

Phill Deer

Thredbo Village Liaison



# Financial Statements for the Year Ended 31 December 2013

## KIAMA ALPINE CLUB CO-OPERATIVE LIMITED

### DIRECTORS' REPORT

#### AS AT 31 DECEMBER 2013

The Directors present their report together with the accounts of Kiama Alpine Club Co-operative Limited for the year ended 31 December 2013 and the auditors' report thereon.

#### DIRECTORS

The Directors in office at the date of this report are:-

|               |                   |
|---------------|-------------------|
| Liz Wynn      | Ian McKnight      |
| Tony Lloyd    | James Garner      |
| Steven Walker | Drew Waters       |
| Phill Deer    | Karyn Bartholomew |
| Anton Lindell | Andrew Heggie     |

#### PRINCIPAL ACTIVITIES

The principal activity of the co-operative in the course of the financial year was the maintenance of a ski lodge at Thredbo NSW. There were no significant changes in the nature of activities of the co-operative during the year.

#### RESULT

The operating loss amounted to \$14,110.

#### REVIEW OF OPERATIONS

The loss for the year of \$14,110 was compared with a loss of \$35,684 from the previous year.

#### STATE OF AFFAIRS

In the opinion of the Directors there were no significant changes in the state of affairs of the co-operative that occurred during the financial year under review not otherwise disclosed in this report or the accounts.

#### SECRETARIAL, ADMINISTRATIVE AND ACCOUNTING SERVICES

During the course of the financial year secretarial, administration and accounting services have been performed by various members of the co-operative on a voluntary basis.

Services performed by related parties where a fee has been charged are disclosed at Note 15 of this report.

**KIAMA ALPINE CLUB CO-OPERATIVE LIMITED**  
**DIRECTORS' REPORT**  
**AS AT 31 DECEMBER 2013**

**EVENTS SUBSEQUENT TO BALANCE DATE**

There has not arisen in the interval between the end of the financial year and the date of this report any item, transaction or event of a material and unusual nature likely, in the opinion of the Directors, to affect significantly the operations of the co-operative, the results of those operations, or the state of affairs of the co-operative in subsequent financial years.

**AUDITOR'S INDEPENDENCE DECLARATION**

A copy of the Auditor's independence declaration as required under section 307C of the Corporations Act 2001 is set out on the following page.

**Signed in accordance with a resolution of Directors.**

  
L Wynn  
Director

  
S Walker  
Director

**Dated this 21<sup>st</sup> February 2014**

**AUDITOR'S INDEPENDENCE DECLARATION UNDER SECTION 307C OF THE CORPORATIONS ACT 2001  
TO THE DIRECTORS OF KIAMA ALPINE CLUB CO-OPERATIVE LIMITED**

I declare that, to the best of my knowledge and belief, during the year ended 31 December 2013 there have been:

- (a) No contraventions of the auditor independence requirements as set out in the Corporations Act 2001 in relation to the audit; and
- (b) No contraventions of any applicable code of professional conduct in relation to the audit.

**JOHN L BUSH & CAMPBELL**  
Chartered Accountants

  
Daniel Uden  
Partner

Wagga Wagga  
21 February 2014

**KIAMA ALPINE CLUB CO-OPERATIVE LIMITED**  
**STATEMENT OF COMPREHENSIVE INCOME**  
**FOR THE YEAR ENDED 31 DECEMBER 2013**

|   | Note     | 2013                   | 2012                   |
|---|----------|------------------------|------------------------|
|   |          | \$                     | \$                     |
| Revenues from ordinary activities                                     | <b>2</b> | 219,579                | 246,579                |
| Administrative expenses   |          | (16,574)               | (16,529)               |
| Amortisation Expense  |          | (2,156)                | (2,156)                |
| Depreciation expense  |          | (47,054)               | (47,903)               |
| Caretaker   |          | (32,903)               | (32,526)               |
| Rental and lease option   |          | (42,158)               | (41,244)               |
| Heating and electricity   |          | (35,108)               | (29,693)               |
| Insurance   |          | (22,677)               | (23,872)               |
| Finance costs   |          | (14,806)               | (18,152)               |
| Other expenses from ordinary activities                               |          | (20,252)               | (70,186)               |
| Profit / (loss) from ordinary activities before income tax expense    |          | <u>(14,110)</u>        | <u>(35,684)</u>        |
| Income tax expense relating to operating activities                   |          | -                      | -                      |
| Net profit / (loss) from ordinary activities after income tax expense |          | <u>(14,110)</u>        | <u>(35,684)</u>        |
| Other comprehensive income  |          | <u></u>                | <u></u>                |
| <b>Total Comprehensive Income</b>                                     |          | <u><b>(14,110)</b></u> | <u><b>(35,684)</b></u> |

The Statement of Comprehensive Income is to be read in conjunction with the notes to and forming part of the accounts.

**KIAMA ALPINE CLUB CO-OPERATIVE LIMITED**  
**STATEMENT OF FINANCIAL POSITION**  
**AS AT 31 DECEMBER 2013**

|                                      | Note | 2013<br>\$       | 2012<br>\$       |
|--------------------------------------|------|------------------|------------------|
| <b>CURRENT ASSETS</b>                |      |                  |                  |
| Cash and cash equivalents            | 4    | 137,981          | 153,394          |
| Trade and other receivables          | 5    | 23,783           | 17,323           |
| Other current assets                 | 6    | 22,815           | 16,591           |
| <b>TOTAL CURRENT ASSETS</b>          |      | <u>184,579</u>   | <u>187,308</u>   |
| <b>NON-CURRENT ASSETS</b>            |      |                  |                  |
| Property, plant and equipment        | 7    | 1,173,036        | 1,215,603        |
| Intangibles                          | 8    | 172,857          | 175,013          |
| <b>TOTAL NON-CURRENT ASSETS</b>      |      | <u>1,345,893</u> | <u>1,390,616</u> |
| <b>TOTAL ASSETS</b>                  |      | <u>1,530,472</u> | <u>1,577,924</u> |
| <b>CURRENT LIABILITIES</b>           |      |                  |                  |
| Trade and other payables             | 9    | 18,899           | 39,361           |
| Interest bearing liabilities         | 11   | 31,687           | 31,687           |
| <b>TOTAL CURRENT LIABILITIES</b>     |      | <u>50,586</u>    | <u>71,048</u>    |
| <b>NON-CURRENT LIABILITIES</b>       |      |                  |                  |
| Other liabilities                    | 10   | 95,750           | 92,500           |
| Interest Bearing Liabilities         | 11   | 148,379          | 164,509          |
| <b>TOTAL NON CURRENT LIABILITIES</b> |      | <u>244,129</u>   | <u>257,009</u>   |
| <b>TOTAL LIABILITIES</b>             |      | <u>294,715</u>   | <u>328,057</u>   |
| <b>NET ASSETS</b>                    |      | <u>1,235,757</u> | <u>1,249,867</u> |
| <b>EQUITY</b>                        |      |                  |                  |
| Retained earnings                    |      | 1,235,757        | 1,249,867        |
| <b>TOTAL EQUITY</b>                  |      | <u>1,235,757</u> | <u>1,249,867</u> |

The Statement of Financial Position is to be read in conjunction with the notes to and forming part of the accounts.



**KIAMA ALPINE CLUB CO-OPERATIVE LIMITED**  
**STATEMENT OF CHANGES IN EQUITY**  
**FOR THE YEAR ENDED 31 DECEMBER 2013**

|  | 2013<br>\$       | 2012<br>\$       |
|--|------------------|------------------|
| Retained earnings at the beginning of the year     | 1,249,867        | 1,285,550        |
| Net Profit/(loss) from ordinary activities         | (14,110)         | (35,684)         |
| Retained earnings at the end of the financial year | <u>1,235,757</u> | <u>1,249,867</u> |

The Statement of Changes in Equity is to be read in conjunction with the notes to and forming part of the financial statements.

**KIAMA ALPINE CLUB CO-OPERATIVE LIMITED**  
**STATEMENT OF CASH FLOWS**  
**FOR THE YEAR ENDED 31 DECEMBER 2013**

|  | Note          | 2013<br>\$            | 2012<br>\$            |
|--|---------------|-----------------------|-----------------------|
| <b>CASH FLOWS FROM OPERATING ACTIVITIES</b>                  |               |                       |                       |
| Cash receipts in the course of operations                    |               | 196,770               | 267,564               |
| Cash payments in the course of operations                    |               | (179,106)             | (200,522)             |
| Interest received  |               | 2,347                 | 3,935                 |
| Interest paid  |               | (14,806)              | (18,152)              |
| <b>Net cash provided by operating activities</b>             | <b>13(ii)</b> | <u>5,205</u>          | <u>52,825</u>         |
| <b>CASH FLOWS FROM INVESTING ACTIVITIES</b>                  |               |                       |                       |
| Payment for plant and equipment                              |               | (4,488)               | (14,530)              |
| <b>Net cash provided by / (used in) investing activities</b> |               | <u>(4,488)</u>        | <u>(14,530)</u>       |
| <b>CASH FLOWS FROM FINANCING ACTIVITIES</b>                  |               |                       |                       |
| Repayment of loans   |               | (16,130)              | (25,647)              |
| <b>Net cash provided by / (used in) financing activities</b> |               | <u>(16,130)</u>       | <u>(25,647)</u>       |
| Net increase / (decrease) in cash held                       |               | 15,413                | 12,648                |
| Cash at the beginning of the financial year                  |               | 153,394               | 140,747               |
| <b>Cash at the end of the financial year</b>                 | <b>13(i)</b>  | <u><u>137,981</u></u> | <u><u>153,394</u></u> |

The Statement of Cash Flows is to be read in conjunction with the notes to and forming part of the accounts.

**KIAMA ALPINE CLUB CO-OPERATIVE LIMITED**  
**NOTES TO AND FORMING PART OF THE ACCOUNTS**  
**FOR THE YEAR ENDED 31 DECEMBER 2013**

**NOTE 1 - STATEMENT OF SIGNIFICANT ACCOUNTING POLICIES**

The financial report is a general purpose financial report that has been prepared in accordance with Australian Accounting Standards including Australian Accounting Interpretations, other authoritative pronouncements of the Australian Accounting Standards Board and the Co-operatives Act 1992 and the relevant regulations (NSW).

The financial report is for Kiama Alpine Club Co-operative Limited as an individual entity, incorporated and domiciled in Australia. Kiama Alpine Club Co-operative Limited is a co-operative.

The following is a summary of the material accounting policies adopted by the economic entity in the preparation of the financial report. The accounting policies have been consistently applied, unless otherwise stated.

***Reporting Basis and Conventions***

The financial report has been prepared on an accruals basis and is based on historical costs modified by the revaluation of selected non-current assets, and financial assets and financial liabilities for which the fair value basis of accounting has been applied.

**(a) Property, plant & equipment**

Each class of property, plant and equipment is capitalised at historical cost and depreciated as outlined below:-

**(b) Depreciation**

The depreciable amount of all fixed assets including building is depreciated on a diminishing value basis over their useful lives to the Co-operative commencing from the time the asset is held ready for use.

Leasehold improvements are depreciated over the shorter of either the unexpired period of the lease or the estimated useful lives of the improvements.

The depreciation rates used for each class of depreciable assets are:

| Class of Fixed Assets          | Depreciation Rate |
|--------------------------------|-------------------|
| Leasehold buildings            | 2%                |
| Plant, furniture and equipment | 10-40%            |

**(c) Leasehold buildings**

Leasehold buildings refer to buildings on land leased by The Department of Environment and Conservation to the Co-operative. This lease is due to expire on 30 June 2057. The purchase option lease asset is amortised over the period of the lease.

**(d) Income tax**

The Co-operative operates for the mutual benefit of members. Accordingly, the Director's are of the opinion that the Co-operative is not liable for income tax on income received from members, nor are the related outgoings allowable as an income tax deduction.

**KIAMA ALPINE CLUB CO-OPERATIVE LIMITED**  
**NOTES TO AND FORMING PART OF THE ACCOUNTS**  
**FOR THE YEAR ENDED 31 DECEMBER 2013**

**(e) Share capital repayable on demand**

The Co-operative's share capital consists of the amount of shares issued to the members by the Co-operative. From time to time, existing members leave the Co-operative and new members join the Co-operative. Members who leave the Co-operative are entitled to have their share capital amounts repaid to them. New members have to buy shares in the Co-operative. The Co-operative's Rules (and the Co-operatives Act) requires that when a member is not presently an active member and has not been an active member at any time during the past three years, the Co-operative must declare the membership of the member cancelled and then has twelve months within which to repay to the former member the amount of the paid up value of the former member's shares. Due to the Co-operative's above obligations, the Co-operative's share capital meets the definition of financial liabilities as per AASB 132: Financial Instruments: Disclosure and Presentation and hence the issued paid up capital is classified as a financial liability.

**(f) Financial instruments recognition**

Financial instruments are initially measured at cost on trade date, which includes transaction costs, when the related contractual rights or obligations exist. Subsequent to initial recognition these instruments are measured as set out below.

**Loans and receivables**

Loans and receivables are non-derivative financial assets with fixed or determinable payments that are not quoted in an active market and are stated at amortised cost using the effective interest rate method.

**Held-to-maturity investments**

These investments have fixed maturities, and it is the entity's intention to hold these investments to maturity. Any held-to-maturity investments held by the entity are stated at amortised cost using the effective interest rate method.

**Financial liabilities**

Non-derivative financial liabilities are recognised at amortised cost, comprising original debt less principal payments and amortisation.

**Impairment**

At each reporting date, the entity assesses whether there is objective evidence that a financial instrument has been impaired. Impairment losses are recognised in the statement of comprehensive income.

**(g) Cash and cash equivalents**

Cash and cash equivalents include cash on hand, deposits held at-call with banks, other short-term highly liquid investments with original maturities of three months or less, and bank overdrafts.

**(h) Amendments to Australian Accounting Standards**

The directors have considered the application of AASB108 "Accounting Policies, Changes in Accounting Estimates and Errors" and are of the opinion that the standard does not result in a material impact on the entity's financial report.

**KIAMA ALPINE CLUB CO-OPERATIVE LIMITED**  
**NOTES TO AND FORMING PART OF THE ACCOUNTS**  
**FOR THE YEAR ENDED 31 DECEMBER 2013**

|                         | 2013<br>\$     | 2012<br>\$     |
|-------------------------|----------------|----------------|
| <b>NOTE 2 - REVENUE</b> |                |                |
| Accommodation fees      | 153,557        | 174,008        |
| Entrance fees           | 5,091          | 8,500          |
| Membership fees         | 58,584         | 60,136         |
| Interest received       |                | 3,935          |
| Other                   | -              | -              |
|                         | <u>219,579</u> | <u>246,579</u> |

**NOTE 3 - PROFIT FROM ORDINARY ACTIVITIES**

Profit from ordinary activities before income tax  
has been determined after:

|                        |       |        |
|------------------------|-------|--------|
| Charging expenses      |       |        |
| Depreciation           |       | 47,903 |
| Amortisation           | 2,156 | 2,156  |
| Auditor's remuneration | 4,720 | 4,500  |
| Bad & doubtful debts   | 375   | 764    |

**NOTE 4 - CASH AND CASH EQUIVALENTS**

|                          |                |                |
|--------------------------|----------------|----------------|
| ANZ working account      | 11,681         | 27,967         |
| ANZ membership account   | 62,550         | 62,827         |
| ANZ Term Deposit - 10797 | 42,712         | 40,922         |
| ANZ Term Deposit - 81026 | 10,749         | 10,295         |
| Business online account  | 5,020          | 5,566          |
| ANZ online               | 5,020          | 5,566          |
| Cash on hand             | 250            | 250            |
|                          | <u>137,981</u> | <u>153,394</u> |

**NOTE 5 - TRADE AND OTHER RECEIVABLES**

|   |               |               |
|---|---------------|---------------|
| Receivable from members                       | 23,940        | 17,404        |
| Less: provision for impairment of receivables | (1,315)       | (940)         |
| Goods and services tax                        | 471           | -             |
| Accrued interest                              | 687           | 860           |
|   | <u>23,783</u> | <u>17,323</u> |



**KIAMA ALPINE CLUB CO-OPERATIVE LIMITED**  
**NOTES TO AND FORMING PART OF THE ACCOUNTS**  
**FOR THE YEAR ENDED 31 DECEMBER 2013**

|   | 2013<br>\$       | 2012<br>\$       |
|---|------------------|------------------|
| <b>NOTE 6 - OTHER ASSETS</b>                    |                  |                  |
| Current   |                  |                  |
| Prepaid expenses                                | 22,815           | 16,591           |
|   | <u>22,815</u>    | <u>16,591</u>    |
| <b>NOTE 7 - PROPERTY, PLANT AND EQUIPMENT</b>   |                  |                  |
| Leasehold improvements - at cost                | 1,742,580        | 1,742,580        |
| Less: accumulated depreciation                  | (628,723)        | (593,872)        |
|   | <u>1,113,857</u> | <u>1,148,708</u> |
| <br>Furniture, fittings and equipment - at cost | <br>210,443      | <br>205,955      |
| Less: accumulated depreciation                  | (151,263)        | (139,060)        |
|   | <u>59,179</u>    | <u>66,895</u>    |
|   | <u>1,173,036</u> | <u>1,215,603</u> |
| <b>Leasehold improvements</b>                   |                  |                  |
| Balance at the beginning of the year            | 1,148,708        | 1,183,559        |
| Additions                                       | -                | 23               |
| Depreciation                                    | (34,851)         | (34,874)         |
| <b>Carrying amount at the end of the year</b>   | <u>1,113,857</u> | <u>1,148,708</u> |
| <b>Furniture, fittings and equipment</b>        |                  |                  |
| Balance at the beginning of the year            | 66,895           | 81,155           |
| Additions                                       | 4,488            | 14,530           |
| Disposals                                       | -                | (15,738)         |
| Depreciation                                    | (12,203)         | (13,052)         |
| <b>Carrying amount at the end of the year</b>   | <u>59,179</u>    | <u>66,895</u>    |
| <b>NOTE 8 - INTANGIBLES</b>                     |                  |                  |
| Additional bed availability                     | 80,145           | 80,145           |
| Lease renewal                                   | 116,554          | 116,554          |
| Less: accumulated amortisation                  | (23,842)         | (21,686)         |
|   | <u>172,857</u>   | <u>175,013</u>   |

**KIAMA ALPINE CLUB CO-OPERATIVE LIMITED**  
**NOTES TO AND FORMING PART OF THE ACCOUNTS**  
**FOR THE YEAR ENDED 31 DECEMBER 2013**

|  | 2013<br>\$    | 2012<br>\$    |
|--|---------------|---------------|
| <b>NOTE 9 - TRADE AND OTHER PAYABLES</b> |               |               |
| Current                                  |               |               |
| Income in advance                        | 9,792         | 150           |
| Trade creditors                          | 4,539         | 17,296        |
| Accrued Wages                            | -             | 8,630         |
| Superannuation Liability                 | 94            | 1,667         |
| PAYG                                     | 2,100         | 4,238         |
| GST Payable control account              | 2,125         | 7,381         |
| Members Shares paid in advance           | 250           | -             |
|  | <u>18,899</u> | <u>39,361</u> |

**NOTE 10 - OTHER LIABILITIES**

|  |               |  |
|--|---------------|--|
| Non-current                            |               |  |
| 383 fully paid ordinary members shares | <u>95,750</u> |  |

**NOTE 11 - INTEREST BEARING LIABILITIES**

|                   |                |                |
|-------------------|----------------|----------------|
| Current           |                |                |
| ANZ Building Loan | <u>31,687</u>  | <u>31,687</u>  |
|                   | <u>31,687</u>  | <u>31,687</u>  |
| Non - Current     |                |                |
| ANZ Building Loan | <u>148,379</u> | <u>190,156</u> |

**NOTE 12 - DIRECTORS REMUNERATION AND EXPENSES**

|  |     |     |
|--|-----|-----|
| Amounts received or due and receivable by all directors of the company   | Nil | Nil |
| Number of directors of the company whose total income received or due and receivable from the company fell within the following bands: |     |     |
| Nil  | 10  | 10  |

**KIAMA ALPINE CLUB CO-OPERATIVE LIMITED**  
**NOTES TO AND FORMING PART OF THE ACCOUNTS**  
**FOR THE YEAR ENDED 31 DECEMBER 2013**

**NOTE 13 - NOTES TO THE STATEMENT OF CASH FLOWS**

**(i) Reconciliation of cash**

For the purpose of the Statement of Cash Flows, cash includes cash on hand and at bank and short term deposits at call, net of outstanding bank overdrafts. Cash as at the end of the financial year as shown in the Statement of Cash Flows is reconciled to the related items in the Statement of Financial Position as follows:

|  | 2013                | 2012                 |
|--|---------------------|----------------------|
|  | \$                  | \$                   |
| Cash and cash equivalents  | 137,981             | 153,394              |
|  | <u>137,981</u>      | <u>153,394</u>       |
| <b>(ii) Reconciliation of operating profit to the net cash provided / (used) by operating activities</b> |                     |                      |
| Operating profit / (loss)  | (14,110)            | (35,684)             |
| <b>Add / (less) non-cash items</b>   |                     |                      |
| Depreciation   | 47,054              | 47,903               |
| Amortisation   | 2,156               | 2,156                |
| Loss on sale of property, plant & equipment  | -                   | 15,739               |
| <b>Net cash provided by / (used in) operating activities before change in assets and liabilities</b>     | <u>35,101</u>       | <u>30,114</u>        |
| <b>Change in assets and liabilities</b>  |                     |                      |
| (Increase) / decrease in other assets  | (6,224)             | 10,735               |
| (Increase) / decrease in receivables   | (6,459)             | (12,194)             |
| Increase / (decrease) in payables  | (20,462)            | 24,920               |
| Increase / (decrease) in other liabilities   | 3,250               | (750)                |
| <b>Net cash provided by / (used in) operating activities</b>   | <u><u>5,205</u></u> | <u><u>52,825</u></u> |

**KIAMA ALPINE CLUB CO-OPERATIVE LIMITED**  
**NOTES TO AND FORMING PART OF THE ACCOUNTS**  
**FOR THE YEAR ENDED 31 DECEMBER 2013**

**NOTE 14 – CAPITAL COMMITMENTS**

There are no capital commitments outstanding at the end of the year.

**NOTE 15 – RELATED PARTY TRANSACTIONS**

Walker BDS has received remuneration for bookkeeping services rendered to the club throughout the course of the year. Steve Walker has a beneficial interest in Walker BDS. These transactions were made on normal commercial terms.

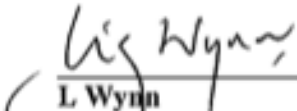
No other Director has received or become entitled to receive any benefit (other than a benefit included in the aggregate amount of remuneration received or due and receivable by Directors shown in the accounts) because of a contract made by the company or a related corporation with a Director or with a firm of which a Director is a member, or with a company in which the Director has a substantial interest.

**KIAMA ALPINE CLUB CO-OPERATIVE LIMITED**  
**DIRECTORS DECLARATION**

The director's of the co-operative declare that:

1. the financial statements and notes are in accordance with the Cooperatives Act 1992:
  - (a) comply with Accounting standards and the Co-operative's Regulations; and
  - (b) give a true and fair view of the financial position as at 31 December 2013 and of the performance for the year ended on that date of the Co-operative.
  
2. In the Directors' opinion there are reasonable grounds to believe that the Co-operative will be able to pay its debts as and when they fall due and payable.

**This declaration is made in accordance with a resolution of the Directors.**

  
\_\_\_\_\_  
L Wynn  
Director

  
\_\_\_\_\_  
S Walker  
Director

**Dated this 21<sup>st</sup> day of February 2014**



**DIRECTORS:**

C.J. Long  
T.J. Fuller  
S.J. Taylor  
P.J. King  
A.P. Powell  
J.K. Maxwell  
D.R. Uden  
G.A. Watson

**INDEPENDENT AUDITORS' REPORT  
TO THE MEMBERS OF:**

**KIAMA ALPINE CLUB  
CO-OPERATIVE LIMITED**

**Report on the Financial Report**

We have audited the accompanying financial report of Kiama Alpine Club Co-operative Limited, which comprises the statement of financial position as at 31 December 2013 and the statement of comprehensive income, statement of changes in equity and cash flow statement for the year ended on that date, a summary of significant accounting policies and other explanatory notes and the directors' declaration.

**Directors' Responsibility for the Financial Report**

The directors of the co-operative are responsible for the preparation and fair presentation of the financial report in accordance with Australian Accounting Standards (including the Australian Accounting Interpretations) and the Co-operatives Act 1992. This responsibility includes establishing and maintaining internal control relevant to the preparation and fair presentation of the financial report that is free from material misstatement, whether due to fraud or error; selecting and applying appropriate accounting policies; and making accounting estimates that are reasonable in the circumstances.

**Auditor's Responsibility**

Our responsibility is to express an opinion on the financial report based on our audit. We conducted our audit in accordance with Australian Auditing Standards. These Auditing Standards require that we comply with relevant ethical requirements relating to audit engagements and plan and perform the audit to obtain reasonable assurance whether the financial report is free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial report. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial report, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial report 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 entity's internal control. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of accounting estimates made by the directors, as well as evaluating the overall presentation of the financial report. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

## **Independence**

In conducting our audit, we have complied with the independence requirements of the Australian professional accounting bodies.

## **Auditor's Opinion**

In our opinion the financial report of Kiama Alpine Club Co-operative Limited is in accordance with the provisions of the Co-operatives Act 1992 and relevant regulations (NSW):

- a) so as to give a true and fair view of:
  - (i) the state of affairs of the Co-operative as at 31 December 2013, and the result of the Co-operative for the financial year ended on that date; and
  - (ii) the rules relating to the administration of the co-operative have been observed.
- b) are in accordance with applicable Australian Accounting Standards and other mandatory professional reporting requirements in Australia.

**JOHN L BUSH & CAMPBELL**  
Chartered Accountants



Daniel Uden  
Partner

Wagga Wagga  
21 February 2014

**DIRECTORS:**

C.J. Long  
T.J. Fuller  
S.J. Taylor  
P.J. King  
A.P. Powell  
J.K. Maxwell  
D.R. Uden  
G.A. Watson


**KIAMA ALPINE CLUB CO-OPERATIVE LIMITED**

**DISCLAIMER:**

The additional financial data presented with this report being the profit and loss statement is in accordance with the books and records of the Kiama Alpine Club Co-Operative Limited which have been subjected to the audit procedures applied in our statutory audit of the entity for the year ended 31 December 2013. It will be appreciated that our statutory audit did not cover all details of additional financial data. Accordingly, we do not express an opinion on such financial data and no warranty of accuracy or reliability is given.

In accordance with our Firm's policy, we advise that neither the Firm nor any member or employee of the Firm undertakes responsibility arising in any way whatsoever to any person (other than the entity) in respect of such data, including any errors or omissions therein, arising through negligence or otherwise however caused.

**JOHN L BUSH & CAMPBELL**  
Chartered Accountants



**Daniel Uden**  
Partner

Wagga Wagga  
21 February 2014

**KIAMA ALPINE CLUB CO-OPERATIVE LIMITED**  
**PROFIT AND LOSS STATEMENT**  
**FOR THE YEAR ENDED 31 DECEMBER 2013**

|   | 2013<br>\$           | 2012<br>\$           |
|---|----------------------|----------------------|
| <b>INCOME</b>                               |                      |                      |
| Accommodation fees                          | 153,557              | 174,008              |
| Interest                                    | 2,347                | 3,935                |
| Membership fees                             | 58,584               | 60,136               |
|   | <hr/> 214,488        | <hr/> 238,079        |
| <b>EXPENDITURE</b>                          |                      |                      |
| Accountancy                                 | 4,780                | 3,012                |
| Advertising and promotion                   | -                    | 250                  |
| Amortisation                                | 2,156                | 2,156                |
| Audit                                       | 4,720                | 4,500                |
| Bad & doubtful debts                        | 375                  | 764                  |
| Bank charges                                | 3,985                | 4,300                |
| Borrowing costs                             | 14,806               | 18,152               |
| Caretaker                                   | 32,903               | 32,526               |
| Depreciation - leasehold improvements       | 34,851               | 34,851               |
| - furniture and fittings                    | 12,203               | 13,052               |
| Electricity                                 | 10,323               | 10,421               |
| General                                     | 3,909                | 2,014                |
| Insurance                                   | 22,677               | 23,872               |
| Meeting expenses                            | 2,969                | 1,890                |
| Printing, postage and stationery            | 2,378                | 3,541                |
| Rental and lease option                     | 42,158               | 41,244               |
| Repairs and maintenance                     | 30,751               | 10,829               |
| Telephone                                   | 2,461                | 3,786                |
| Gas   | 24,785               | 19,272               |
| Replacements & consumables                  | 4,943                | 4,019                |
| DVD Production (Members)                    | -                    | 12,150               |
| Loss on sale of property, plant & equipment | -                    | 15,739               |
|   | <hr/> 233,689        | <hr/> 282,263        |
| Surplus/(deficit) before other income       | (19,201)             | (44,184)             |
| Entrance fees                               | 5,091                | 8,500                |
| <b>Profit / (loss) for the year</b>         | <hr/> (14,110) <hr/> | <hr/> (35,684) <hr/> |

# Minutes of the Annual General Meeting

**Location:** The Pavilion, Kiama

**Date:** 4 May 2013

**Time:** 3:20pm – 6:00pm

## **Attendees:**

Liz Wynn, Trevor Wilson, Steven Walker, Bernadette Walker, Karyn Bartholomew, Stuart Waters, Phill Deer, James Garner, Tony Chapman, David Schier, Craig Morris, Julie Christensen, Susan Wynn, Robert Walker (Life Member), Adam Walker, Bruce & Margaret Piggott, Geoffrey Wilson, Marla & Mitch Coleman, Catherine & David Jones, Sandy Rendel (Life Member), Peter Henry, Viv & Geoff Boxsell (Life Member), Tony Lloyd, Paul John, Gayle & Graeme Pugh, Paula & Andrew Heggie, Gayle & Ian McKnight.

## **Apologies:**

Anne & Geoff Honey (Life Members), Kate & Alan Fredericks (Life Member), Sandra & Barry Booth (Life Member) Anna Fredericks, Belinda & Damien Wilde, Gary & Dot Schier, Daniel Jones, Dianne, Pippa and James Rendell, Cathie & Robert Garner, Sam, Josh and Cam McKnight, Brett Burrridge, Carin Bertmar, Peter Ferguson, Ian Barden, Anita Rogers, Andrew Dubyk, Alla Dubyk, Briony & Mike Tyquin, Ross Elsom, Lois Woollams, Darryn Booth, Carolyn Mercer, the De Zwart family, Catherine Pemberton, Kim & Deon Hubner, Karin & Greg Davis, Beth & David Reid, the Lapin family, Chaylee & John Kaleski, the Kellaway family, Maree & Bob Anderson, Karen-Anne & Peter Herald, Scott Wilson, Elaine & Len Lindell, Emma & Anton Lindell, the Carroll family, Chas Keys.

## **Introduction**

Welcome and apologies – the President welcomed all members to the 2013 Annual General Meeting and introduced the Life Members in attendance - Geoff Boxsell, Robert Walker and Sandy Rendel, and also noted the directors in attendance.

## **Confirmation of the minutes of the 2012 AGM**

Minutes of the previous AGM held Saturday 5 May 2012, in Kiama were confirmed.

**Motion:** To adopt the minutes of the 2012 AGM as a true record:

Moved: Geoff Boxsell      Seconded: Trevor Wilson      Carried

## **2012 Directors Reports**

### **President**

Liz Wynn presented the highlights of her 2012 report with the following key points:

- 2012 was a very good year for the Club, with strong bookings and increased revenues as a result of the very good season.
- The Board has continued to focus on expenditure management while spending on necessary lodge maintenance.
- Additional challenges arose as a result of the unexpected need to replace the lodge managers, as well as the implementation of a new booking system and a new system for the management of subscriptions. Liz thanked everyone involved in these processes for their efforts in meeting these challenges and reaching good outcomes.
- The new Club Rules were adopted at a Special General Meeting in November 2012.
- Robert Walker and Sandy Rendel were honoured with Life Memberships in recognition of their extraordinary support for the Club over many years.
- The Club has ended the year in a strong position, both financially and operationally.
- Liz thanked the Board and Lodge Managers for their efforts in their respective roles over the past twelve months

## **Treasurer**

Steven Walker presented his financial report noting:

- With respect to the apparent loss position, there have been several major expenditures in the past twelve months, including the production of Vol.2 of the DVD “Kiama Alpine Club - 50 years in Thredbo”, the purchase of new lounges, exterior painting and paving.
- There has also been a loss on plant and equipment as a result of depreciation of assets. This is a non-cash flow item which therefore has no effect on the Club’s actual financial position.
- Despite these one-off expenditures, the Club has maintained a positive cash flow position in the past twelve months.

**Motion:** To adopt the Treasurer’s Report and Financial Statements for 2012

Moved: Tony Lloyd                      Seconded: Phill Deer    Carried

## **Club Captain**

In Anton’s absence, the Club Captain’s report was delivered by Liz.

Kiama had great representation in the Senior Inter-Club Races, and Anton urges anyone who is keen to race in 2013 to let him know.

With the best snow for many years, the 2012 Club Weekend was a great success, with the first Dead Horse Gap Run since 2005.

## **Booking Director**

The Booking Director’s report was delivered by Liz Wynn on behalf of James Garner, who arrived later to the meeting.

Bookings in 2012 were very strong, with almost 300 more bed nights than in 2011, and record spring bookings from members and guests.

## **OFFICIAL BUSINESS**

### **Election of the Directors**

The President advised, in accordance with the Club Rules, four Directors were retiring including Liz Wynn, Trevor Wilson, Karyn Bartholomew and James Garner. All but Trevor indicated they would seek re-election for a three-year term. A nomination for Director was received from Tony Lloyd. Tony indicated he is willing to take the role of Vice-President, initially for a one-year period.

**Motion:** To accept the nominations to the Board Directors for three-year terms.

Moved: Tony Chapman                      Seconded: Gayle Pugh                      Carried

**Motion:** To accept the nomination of Tony Lloyd to the Board Directors for a one-year term.

Moved: Trevor Wilson                      Seconded: James Garner                      Carried



## **Election of Office Bearers**

Geoff Boxsell took the chair for the purpose of calling for nominations for President.

**Motion:** to accept the nomination of Liz Wynn as President

Moved: Andrew Heggie      Seconded: Tony Lloyd      Carried

**Motion:** to accept the nomination of Tony Lloyd as Vice President

Moved: Liz Wynn      Seconded: Steven Walker      Carried

**Motion:** to accept the nomination of Karyn Bartholomew as Secretary

Moved: Tony Lloyd      Seconded: James Garner      Carried

**Motion:** to accept the nomination of Steven Walker as Treasurer

Moved: Geoff Boxsell      Seconded: Stuart Waters      Carried

**Motion:** to accept the nomination of Anton Lindell as Club Captain

Moved: James Garner      Seconded: Tony Chapman      Carried

## **Election of Auditor and Approval of Fees**

Steven Walker indicated Bush and Campbell of Wagga Wagga are interested in continuing as auditors for the Club.

**Motion:** To accept Bush & Campbell Pty Limited of Wagga as the auditor of the Club and to accept an estimate of \$4000 for fees.

Moved: Susan Wynn      Seconded: Tony Lloyd      Carried

Liz Wynn warmly thanked Trevor Wilson for his invaluable contribution as Vice-President and presented him with a bottle of wine as a token of the Club's gratitude. She also read a statement from Alan Fredericks which paid tribute to Trevor's long involvement in the Club.

## **GENERAL BUSINESS**

### **Club Update**

Liz noted the involvement of Sandy Rendel in the Planning Committee for The Pavilion and will write to Kiama Council to thank them for their support in making the facility available to us.

On behalf of the Club, Liz congratulated Alex Lloyd for his selection in the Oarsome Foursome.

### **Determination of Annual Subscriptions**

Having adopted the Model Rules, the Board now has capacity to set annual subscription amounts.

In 2013 Annual Subscriptions have been set at \$215. The Working Bee credit has been set at \$125, and \$50 for over-65 years. A late penalty fee of \$50 will apply for subscriptions not paid by 30 November 2013.

## **By-laws update**

In response to a query by a member, the Board has decided to introduce three options for payment of over-18 membership fees:

- payment of full fee when taking up the offer of membership;
- payment by instalments, with the total amount to be paid by the member's 21<sup>st</sup> birthday. The member will be entitled to member rates and be required to pay subs in the same way as a spouse member when paying by instalments.
- Defer payment until aged 21 and be charged guest rates until that time.

## **Planned Maintenance Update**

Liz reported on the following capital works which have been approved to be carried out in 2013:

- Replace beds x 6 in rooms 2/3 and refresh the prints in the older bedrooms
- Purchase a snow blower (\$1,000 budgeted)
- Reconfigure the Games Room by partitioning to create a separate office space, and removing the built-in benches.
- Lounge Room - purchase coffee tables and new soft furnishings, and rebuild built-in sofa backs. (\$10,000 budgeted for work to Games Room and Lounge Room)
- Install guttering along front verandah (\$2,000 budgeted)
- Paint the chimney flue.
- Commence planning on upgrading the upstairs bathrooms for Feb/Mar 2014.

## **Cloud-based Accounting**

Steven Walker gave a presentation on cloud-based accounting, with the goal of streamlining accounting procedures prior to his planned retirement from the Board in 2014.

## **Club Survey**

Liz reported on outcomes from the survey of members.

## **Meeting with KT**

Phill Deer reported on a meeting he and Liz had with new KT General Manager, Jordan Rogers.

## **The Future**

Liz flagged the intention of the Board to consider various means to secure the financial future of the Club, and will present recommendations at the 2014 AGM.

A general discussion regarding the benefits of making limited membership offers to the waiting list followed.

Liz extended the thanks of the Club to Margaret and Bruce Piggott for all their efforts in sending Vol.2 of the Club History DVD to all members.

Meeting closed at 6:00 pm and was followed by a well-attended dinner.