



# **SHL CONSOLIDATED BHD**

Company No.: 293565-W

**(Incorporated in Malaysia)**

## **INTERIM FINANCIAL REPORT**

**FOR**

**2ND QUARTER ENDED**

**30 SEPTEMBER 2014**

# **SHL CONSOLIDATED BHD.**

Company No.: 293565-W  
(Incorporated in Malaysia)

## **Interim Financial Report – 30 September 2014**

	Page No.
Condensed Consolidated Statement of Comprehensive Income	1
Condensed Consolidated Statement of Financial Position	2
Condensed Consolidated Statement of Changes In Equity	3
Condensed Consolidated Statement of Cash Flow	4
Notes to the Interim Financial Report	5 – 7
Additional Information Required by the Listing Requirements of Bursa Malaysia Securities Berhad (BMSB)	8 – 12

**SHL CONSOLIDATED BHD.** (Company No.: 293565-W)  
(Incorporated in Malaysia)

**CONDENSED CONSOLIDATED STATEMENT OF COMPREHENSIVE INCOME**  
**Financial Period Ended 30 September 2014**

(The figures have not been audited)

	INDIVIDUAL QUARTER		CUMULATIVE QUARTER		Increase / (Decrease)	
	CURRENT	PRECEDING	CURRENT	PRECEDING		
	YEAR	YEAR	YEAR	YEAR		
	QUARTER	CORRESPONDING	TO DATE	CORRESPONDING		
	30-09-14	30-09-13	30-09-14	30-09-13	RM'000	%
	RM'000	RM'000	RM'000	RM'000	A - B	
			A	B		
1. Revenue	56,168	55,859	108,507	114,684	(6,177)	-5%
2. Cost of Sales	(36,237)	(36,119)	(69,511)	(79,224)	(9,713)	-12%
3. Gross Profit	19,931	19,740	38,996	35,460	3,536	10%
4. Other Income	2,705	2,219	5,640	3,958	1,682	42%
5. Distribution Costs	(1,557)	(2,482)	(1,994)	(5,982)	(3,988)	-67%
6. Administration Expenses	1,638	(1,805)	1,026	(3,504)	(4,530)	-129%
7. Profit from Operations	22,717	17,672	43,668	29,932	13,736	46%
8. Finance Costs	(16)	(39)	(37)	(80)	(43)	-54%
9. Profit from Associate	3,939	1,923	6,115	2,911	3,204	110%
10. Profit before Taxation	26,640	19,556	49,746	32,763	16,983	52%
11. Taxation	(6,455)	(4,872)	(12,229)	(8,028)	4,201	52%
12. Profit for the Period	20,185	14,684	37,517	24,735	12,782	52%
13. Other Comprehensive Income	-	-	-	-	-	-
14. Total Comprehensive Income for the Period	20,185	14,684	37,517	24,735	12,782	52%
<b>Profit Attributable to:</b>						
15. Owners of the Parent	20,060	14,560	37,251	24,494	12,757	52%
16. Non-controlling Interests	125	124	266	241	25	10%
	20,185	14,684	37,517	24,735	12,782	52%
<b>Total Comprehensive Income Attributable to:</b>						
17. Owners of the Parent	20,060	14,560	37,251	24,494	12,757	52%
18. Non-controlling Interests	125	124	266	241	25	10%
	20,185	14,684	37,517	24,735	12,782	52%
<b>Earnings Per Share Attributable to Owners of the Parent:</b>						
19. Basic & Fully Diluted (Sen)	8.29	6.01	15.39	10.12	5.27	52%

(The Condensed Consolidated Statement of Comprehensive Income should be read in conjunction with the Annual Audited Financial Report for the year ended 31 March 2014 and the accompanying explanatory notes attached to the interim financial report)

**CONDENSED CONSOLIDATED STATEMENT OF FINANCIAL POSITION**  
**As at 30 September 2014**

	<b>(UNAUDITED)</b>	<b>(AUDITED)</b>
	<b>As At</b>	<b>As At</b>
	<b>30-09-2014</b>	<b>31-03-2014</b>
	<b>RM'000</b>	<b>RM'000</b>
<b>ASSETS</b>		
<b>Non-current assets</b>		
1. Property, plant and equipment	185,237	188,472
2. Investment in associate	17,963	11,848
3. Investment properties	65,312	65,312
4. Land held for property development	9,262	9,088
5. Investments	7,732	7,732
6. Trust account	2,009	1,902
7. Deferred tax assets	1,824	1,825
8. Prepaid lease payments	716	716
	<b>290,055</b>	<b>286,895</b>
<b>9. Current assets</b>		
9.1 Property development costs	99,473	108,849
9.2 Inventories	13,004	10,756
9.3 Trade and other receivables	36,867	45,342
9.4 Current tax assets	2,747	1,694
9.5 Cash and deposits	267,974	306,665
	<b>420,065</b>	<b>473,306</b>
<b>10. TOTAL ASSETS</b>	<b>710,120</b>	<b>760,201</b>
<b>EQUITY AND LIABILITIES</b>		
<b>Equity attributable to owners of the parent</b>		
11. Share capital	242,124	242,124
12. Reserves	360,994	352,797
	603,118	594,921
13. Non-controlling Interests	19,321	19,055
<b>14. Total equity</b>	<b>622,439</b>	<b>613,976</b>
<b>15. Non-current liabilities</b>		
15.1 Borrowings	638	961
15.2 Deferred tax liabilities	24,864	22,819
15.3 Club establishment fund	11,805	11,826
	<b>37,307</b>	<b>35,606</b>
<b>16. Current liabilities</b>		
16.1 Trade and other payables	45,769	108,281
16.2 Borrowings	695	866
16.3 Taxation	3,910	1,472
	<b>50,374</b>	<b>110,619</b>
<b>17. TOTAL LIABILITIES</b>	<b>87,681</b>	<b>146,225</b>
<b>18. TOTAL EQUITY AND LIABILITIES</b>	<b>710,120</b>	<b>760,201</b>
<b>19. Net assets per share (RM)</b>	<b>2.49</b>	<b>2.46</b>

*(The Condensed Consolidated Statement of Financial Position should be read in conjunction with the Annual Audited Financial Report for the year ended 31 March 2014 and the accompanying explanatory notes attached to the interim financial report)*

**SHL CONSOLIDATED BHD.** (Company No.: 293565-W)  
(Incorporated in Malaysia)

**CONDENSED CONSOLIDATED STATEMENT OF CHANGES IN EQUITY**

**Financial Period Ended 30 September 2014**

*(The figures have not been audited)*

	Non-distributable					Distributable	Total	Non-	Total
	Share Capital	Share Premium	Revaluation Surplus	Merger Deficit	Capital Reserve	Retained Profits		controlling Interests	Equity
	RM'000	RM'000	RM'000	RM'000	RM'000	RM'000	A RM'000	B RM'000	A+B RM'000
<b>1. 6 months ended</b>									
<b>30 September 2014</b>									
1.1 At 1 April 2014	242,124	1,225	40,537	(130,464)	11,040	430,459	594,921	19,055	613,976
1.2 Total comprehensive income for the period	-	-	-	-	-	37,251	37,251	266	37,517
1.3 Dividends paid	-	-	-	-	-	(29,054)	(29,054)	-	(29,054)
<b>1.4 At 30 September 2014</b>	<b>242,124</b>	<b>1,225</b>	<b>40,537</b>	<b>(130,464)</b>	<b>11,040</b>	<b>438,656</b>	<b>603,118</b>	<b>19,321</b>	<b>622,439</b>
<b>2. 6 months ended</b>									
<b>30 September 2013</b>									
2.1 At 1 April 2013	242,124	1,225	42,477	(130,464)	11,040	410,977	577,379	18,569	595,948
2.2 Total comprehensive income for the period	-	-	-	-	-	24,494	24,494	241	24,735
2.3 Realisation of revaluation reserve	-	-	(802)	-	-	802	-	-	-
2.4 Dividends paid	-	-	-	-	-	(21,791)	(21,791)	-	(21,791)
<b>2.5 At 30 September 2013</b>	<b>242,124</b>	<b>1,225</b>	<b>41,675</b>	<b>(130,464)</b>	<b>11,040</b>	<b>414,482</b>	<b>580,082</b>	<b>18,810</b>	<b>598,892</b>

*(The Condensed Consolidated Statement of Changes In Equity should be read in conjunction with the Annual Audited Financial Report for the year ended 31 March 2014 and the accompanying explanatory notes attached to the interim financial report)*

**CONDENSED CONSOLIDATED STATEMENT OF CASH FLOW**  
**Financial Period Ended 30 September 2014**

	<b>6 months ended 30-09-2014</b>	<b>6 months ended 30-09-2013</b>
	<b>RM'000</b>	<b>RM'000</b>
<b>1 Cash flows from operating activities</b>		
1.1 Profit before taxation	49,746	32,763
1.2 Adjustments for :-		
1.2.1 Depreciation and amortisation	3,494	1,116
1.2.2 Loss / (gain) on disposal of property, plant and equipment and investment property	-	(30)
1.2.3 Interest expenses	47	92
1.2.4 Interest income	(5,153)	(3,545)
1.2.5 Provision for doubtful debts	(1)	3
1.2.6 Loss / (profit) from associate	(6,115)	(2,911)
1.3 Operating profit / (loss) before working capital changes	42,018	27,488
1.4 (Increase)/decrease in inventories and property development expenditure	7,128	77,114
1.5 (Increase)/decrease in receivables	8,474	(5,139)
1.6 Increase/(decrease) in payables	(62,512)	9,792
1.7 Cash generated from / (absorbed by) operations	(4,892)	109,255
1.8 Tax paid	(8,796)	(3,736)
<b>1.9 Net cash inflow / (outflow) from operating activities</b>	<b>(13,688)</b>	<b>105,519</b>
<b>2 Cash flows from investing activities</b>		
2.1 Receipt/(Deposit) from/(to) trust account	(107)	(104)
2.2 Purchase of property, plant and equipment	(260)	(1,806)
2.3 Purchase of land held for property development	(174)	(269)
2.4 Proceeds from disposal of property, plant and equipment	1	30
2.5 Interest received	5,153	3,545
<b>2.6 Net cash inflow / (outflow) from investing activities</b>	<b>4,613</b>	<b>1,396</b>
<b>3 Cash flows from financing activities</b>		
3.1 Receipt / (Refund) of members' deposit	(21)	10
3.2 Payment of finance lease liabilities	(494)	(631)
3.3 Interest paid	(47)	(92)
3.4 Dividends paid to shareholders of the Company	(29,054)	(21,791)
<b>3.5 Net cash inflow / (outflow) from financing activities</b>	<b>(29,616)</b>	<b>(22,504)</b>
4 Net increase / (decrease) in cash and cash equivalents	(38,691)	84,411
<b>5 Cash and cash equivalents at 1 April 2014 / 2013</b>	<b>306,665</b>	<b>193,214</b>
<b>6 Cash and cash equivalents at 30 September 2014 / 2013</b>	<b>267,974</b>	<b>277,625</b>
7 Analysis of Cash and Cash Equivalents :-		
8 Cash & deposits	267,974	277,625

(The Condensed Consolidated Statement of Cash Flow should be read in conjunction with the Annual Audited Financial Report for the year ended 31 March 2014 and the accompanying explanatory notes attached to the interim financial report)

## NOTES TO THE INTERIM FINANCIAL REPORT

### 1. Basis of preparation

The interim financial report is unaudited and has been prepared in compliance with Financial Reporting Standard 134, Interim Financial Reporting.

The interim financial report should be read in conjunction with the audited financial statements of the Group for the year ended 31 March 2014.

The accounting policies and methods of computation adopted by the Group in these quarterly financial statements are consistent with those adopted in the audited financial statements for the year ended 31 March 2014, except for the adoption of the following new and revised Financial Reporting Standards (FRSs), Amendments to FRSs and Interpretations Committee (IC) interpretations.

	<b>Effective for financial periods beginning on or after</b>
Amendments to FRS 132 : Offsetting Financial Assets and Financial Liabilities	1 January 2014
Amendments to FRS 136 : Recoverable Amount Disclosures for Non-Financial Assets	1 January 2014
Amendments to FRS 10, FRS 12 and FRS 127 : Investment Entities	1 January 2014
Amendments to FRS 119 : Defined Benefit Plans : Employee Contributions	1 July 2014
Amendments to FRS 11 : Accounting for Acquisitions of Interest in Joint Operations	1 January 2016
Amendments to FRS 116 and FRS 138 : Clarification of Acceptable Methods of Depreciation and Amortisation	1 January 2016
IC Interpretation 21 : Levies	1 January 2014
Annual Improvements to FRS 2010 – 2012 Cycle	1 July 2014
Annual Improvements to FRS 2011 – 2013 Cycle	1 July 2014

The adoption of the above revised standards and amendments to existing standards did not have any significant impact on the financial statements of the Group

### Malaysian Financial Reporting Standards (MFRSs)

To converge with International Financial Reporting Standards (“IFRSs”) in 2012, the Malaysian Accounting Standards Board (“MASB”) had on 19 November 2011, issued a new MASB approved accounting framework, the Malaysian Financial Reporting Standards (“MFRSs”), which are mandatory for financial periods beginning on or after 1 January 2012, with the exception of transitioning entities.

Transitioning entities include:

(a) Entities that are within the scope of :

- MFRS 141 Agriculture; and
- IC Interpretation 15 Agreements for Construction of Real Estate

(b) The parent, significant investor and venture of entities as stated in (a) above.

On 30 June 2012, the MASB has announced that, all transitioning entities are allowed to further defer the adoption of MFRSs for additional two years. However, due to the revision of the timeline by International Accounting Standard Board on 7 August 2013, MASB extended again the transitional period for another year from 1 January 2014. As a result, the adoption of the MFRSs by transitioning entities is mandatory for financial periods beginning on or after 1 January 2015.

On 2 September 2014, MASB announced that transitioning entities shall be required to apply the Malaysian Financial Reporting Standards Framework for annual periods beginning on or after 1 January 2017. MASB has also issued the following:

- MFRS 15 *Revenue from Contracts with Customers*.
- *Agriculture: Bearer Plants* (Amendments to MFRS 116 and MFRS 141).

MFRS 15 is effective for annual periods beginning on or after 1 January 2017 while the Bearer Plants amendment is effective for annual periods beginning on or after 1 January 2016.

The Group and the Company will be adopting the MFRS 15 *Revenue from Contracts with Customers* from the financial year ending 31 March 2018. The Group and the Company are making assessment of the financial impact and effects on disclosures and measurement ensuing from such convergence.

## **2. Audit report for the preceding annual financial statements**

The audit report for the financial statements for the year ended 31 March 2014 was not qualified.

## **3. Seasonal or cyclical factors**

The business operations of the Group are generally affected by the prevailing market condition of the Malaysian property development and construction sectors that have historically shown long term cyclical trend.

## **4. Exceptional items**

There were no exceptional items during the current period under review.

## **5. Changes in estimates**

There were no changes in the nature and amount of estimates reported in prior interim periods of the current financial year or in estimates reported in prior financial year that have a material effect in the current periods under review.

## **6. Debt and equity securities**

There were no issuance, cancellations, repurchases, resale and repayment of debt and equity securities for the current financial year-to-date.



## 7. Dividends Paid

During the financial year ending 31 March 2015:-

- (i) a second interim single-tier dividend of 7 sen per share, amounting to a net dividend payable of approximately RM16.95 million in respect of the financial year ended 31 March 2014, was paid on 27 June 2014.
- (ii) The final single-tier dividend of 5 sen per share, amounting to a net dividend payable of approximately RM12.11 million in respect of the financial year ended 31 March 2014, was paid on 30 September 2014.

## 8. Valuations of property, plant and equipment

The valuations of land and buildings have been brought forward, without amendment from the previous annual financial statements.

## 9. Material events subsequent to the end of the reporting period

There were no material events subsequent to the end of current quarter to 19 November 2014, the latest practicable date that is not earlier than 7 days from the date of issue of this quarterly report.

## 10. Segmental information

The segmental analysis for the period ended 30 September 2014 is tabulated below:

	Investment and services RM'000	Property development RM'000	Construction RM'000	Trading RM'000	Manufacturing RM'000	Quarrying RM'000	Eliminations RM'000	Consolidated RM'000
<b>REVENUE</b>								
External sales	3,917	101,786	35	42	764	1,963	-	108,507
Inter-segment sales	11,259	-	66,935	31,965	3,920	-	(114,079)	-
<b>Total revenue</b>	<b>15,176</b>	<b>101,786</b>	<b>66,970</b>	<b>32,007</b>	<b>4,684</b>	<b>1,963</b>	<b>(114,079)</b>	<b>108,507</b>
<b>RESULTS</b>								
Segment results	3,411	33,684	(12)	22	(551)	1,961	-	38,515
Interest income								5,153
Finance costs								(37)
Profit from associate								6,115
Profit before tax								49,746
Taxation								(12,229)
<b>Profit for the period</b>								<b>37,517</b>

Segmental reporting by geographical locations has not been presented as all the activities of the Group's operations are carried out in Malaysia only.

## 11. Changes in the composition of the Group

There were no changes in the composition of the Group arising from business combinations, acquisition or disposal of subsidiaries and long-term investments, restructurings, and discontinued operations.

## 12. Changes in contingent liabilities or contingent assets

There were no contingent liabilities or contingent assets as at 30 September 2014.

**13. Capital commitments**

No capital commitment was outstanding as at 30 September 2014.

**14. Related party transactions**

The significant related party transactions for the current financial year-to-date under review are as follows:

- a) Income from rental of premises for approximately RM0.06 million.
- b) Sales of building materials for approximately RM0.63 million.
- c) Procurement of engineering consultancy services for approximately RM2.23million.
- d) Rental expense of premises for approximately RM0.49 million.
- e) Procurement of insurance for approximately RM0.18 million.

**ADDITIONAL INFORMATION REQUIRED BY THE LISTING  
REQUIREMENTS OF BURSA MALAYSIA SECURITIES BERHAD (BMSB)**

**1. Review of performance**

**1.1 Current Year-To-date vs Preceding Year-To-date**

The Group recorded a profit before taxation for the period ended 30 September 2014 of RM49.74 million, increased by RM16.98 million or 52% as compared to preceding year's profit before taxation of RM32.76 million. The increase of the Group's profit is mainly due to the good response for the Group's project in Rawang Corporate Industrial Park, Sungai Choh, and a newly launched housing project development in Goodview Heights, Bandar Sungai Long South, both situated in Selangor.

Performance of the respective operating business segments for the current year-to-date as compared to the preceding year-to-date is analysed as follows:

- (i) Property development – The increase of the profit before taxation was mainly due to:
  - (a) sales of higher margin properties in Rawang Corporate Industrial Park, Sungai Choh, and a newly launched housing project development in Goodview Heights, Bandar Sungai Long South, both situated in Selangor.
  - (b) sharing of higher profits from our associate
- (ii) There are no significant variations for other business segments.

**1.2 Current Quarter vs Preceding Year Corresponding Quarter**

The Group recorded a profit before taxation for the period ended 30 September 2014 of RM26.64 million, increased by RM7.08 million or 36% as compared to preceding year's profit before taxation of RM19.56 million. The increase of the Group's profit is mainly due to increase in progress billings in relation to our project in Rawang Corporate Industrial Park, Sungai Choh, and a newly launched housing project development in Goodview Heights, Bandar Sungai Long South, both situated in Selangor.

Performance of the respective operating business segments for the current year-to-date as compared to the preceding year-to-date is analysed as follows:

- (i) Property development – The increase of the profit before taxation was mainly due to:
  - (a) increase in progress billings in relation to our project in Rawang Corporate Industrial Park, Sungai Choh, and a newly launched housing project development in Goodview Heights, Bandar Sungai Long South, both situated in Selangor.
  - (b) sharing of higher profits from our associate
- (ii) There are no significant variations for other business segments.

**2. Variation of results against preceding quarter**

The Group's profit before taxation of RM26.64 million for the current quarter was higher by RM3.53 million compared to RM23.11 million achieved in the immediate preceding quarter. The higher profit registered for the current quarter is due to increase in progress billings in relation to our project in Rawang Corporate Industrial Park, Sungai Choh, and newly launched housing project development in Goodview Heights, Bandar Sungai Long South, both situated in Selangor and sharing of higher profits from our associate.

**3. Current year prospects**

Supported by strong demand for landed properties, the Group's result is expected to improve for the current financial year, with the introduction of new phases of the newly launched housing project development in Goodview Heights, Bandar Sungai Long South, Selangor in the remaining quarters under the property development segment.

The operating environment for other business segments is expected to remain constant for the rest of the current financial year.

Barring any unforeseen circumstances, the Board of Directors is positive that the Group's performance for the current financial year will be satisfactory.

**4. Profit forecast or profit guarantee**

Not applicable as no profit forecast or profit guarantee was published.

**5. Notes to Condensed Consolidated Statement of Comprehensive Income**

Profit before tax is arrived at after charging / (crediting) the following items:

	<b>Current year quarter <u>RM'000</u></b>	<b>Current year-to- date <u>RM'000</u></b>
Interest income	(2,523)	(5,153)
Other income	(182)	(487)
Interest expense	16	47
Depreciation and amortisation	2,754	3,494
Provision for doubtful debts	-	(1)

On 12 April 2004, an indirect subsidiary of the Group, SHL-M Sdn. Bhd. has instituted legal proceedings against the Director of Lands and Mines Selangor ("State Government") relating to the revision of quit rent rate. The Court of Appeal on 26 June 2013 has ruled in favour of the subsidiary. On 13 June 2014, the subsidiary has recovered the excess payment of quit rent and the interest thereon from the State Government and the said recovery of the excess payment of quit rent and interest is recognised under the administration expenses.

**6. Tax expense**

	<b>Current quarter ended 30 September</b>		<b>Year-to-date ended 30 September</b>	
	<b>2014</b>	<b>2013</b>	<b>2014</b>	<b>2013</b>
	<u>RM'000</u>	<u>RM'000</u>	<u>RM'000</u>	<u>RM'000</u>
Current	4,408	4,890	10,182	7,914
Under / (Over) provision in prior year	-	-	-	-
Deferred	<u>2,047</u>	<u>(18)</u>	<u>2,047</u>	<u>114</u>
	<b><u>6,455</u></b>	<b><u>4,872</u></b>	<b><u>12,229</u></b>	<b><u>8,028</u></b>
Effective tax rate	<u>24%</u>	<u>25%</u>	<u>25%</u>	<u>25%</u>

The effective tax rate of the Group for the year-to-date was approximately equal to the statutory rate.

**7. Status of corporate proposals announced**

There were no corporate proposals announced but not completed as at 19 November 2014.

**8. Borrowings**

The borrowings as at 30 September 2014 are as follows: -

	<b>Secured</b>
	<u>RM'000</u>
Short Term	695
Long Term	<u>638</u>
	<b><u>1,333</u></b>

The above borrowings are denominated in Ringgit Malaysia.

**9. Realised and Unrealised Profits/Losses**

The realised and unrealised profits/losses as at 30 September 2014 are as follows: -

	<b>Current financial year</b>	<b>As at the end of last financial year</b>
	RM'000	RM'000
Total retained profits of Company and its subsidiaries:		
- Realised	433,160	445,048
- Unrealised	159,197	145,243
	<u>592,357</u>	<u>590,291</u>
Total share of accumulated profits / (losses) from associate company:		
- Realised	16,658	10,543
	<u>609,015</u>	<u>600,834</u>
Less: Consolidation adjustments	(170,359)	(170,375)
<b>Total group retained profits as per consolidated accounts</b>	<b><u>438,656</u></b>	<b><u>430,459</u></b>

**10. Dividend**

The Board of Directors has declared an interim dividend of single-tier dividend of 7 sen per share (2014: 7 sen per share less 25% tax), amounting to a net dividend payable of approximately RM16.95 million (2014: RM12.71 million) for the financial year ending 31 March 2015, to be paid on 30 December 2014.

**11. Earnings per share (Basic and fully diluted)**

Earnings per share of the Group is calculated by dividing profit for the period attributable to ordinary equity holders of SHL Consolidated Bhd by the number of ordinary shares in issue during the said financial period.

For and on behalf of the Board  
**SHL CONSOLIDATED BHD.**

---

**Dato' Ir. Yap Chong Lee**  
**Executive Director**  
26 November 2014