



## PAN-UNITED CORPORATION LTD

(Company Reg No: 199106524G)

FULL YEAR FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 DECEMBER 2013

### PART I - INFORMATION REQUIRED FOR ANNOUNCEMENTS OF QUARTERLY (Q1, Q2 & Q3), HALF-YEAR AND FULL YEAR RESULTS

1(a) An income statement (for the group) together with a comparative statement for the corresponding period of the immediately preceding financial year.

	Group			Group		
	4Q 2013 \$'000	4Q 2012 \$'000	+ /(-) %	FY 2013 \$'000	FY 2012 \$'000	+ /(-) %
<b>Revenue</b>	<b>186,261</b>	<b>186,379</b>	<b>(0)</b>	<b>727,396</b>	<b>715,327</b>	<b>2</b>
Other income	1,279	1,345	(5)	4,064	7,730	(47)
Raw materials, subcontract costs and other direct costs	(144,954)	(143,986)	1	(557,095)	(550,722)	1
Staff costs	(8,845)	(9,185)	(4)	(34,146)	(34,283)	(0)
Depreciation expenses	(4,364)	(5,143)	(15)	(19,378)	(20,639)	(6)
Other expenses	(12,847)	(13,699)	(6)	(53,058)	(48,917)	8
Finance costs	(1,406)	(1,280)	10	(5,463)	(4,955)	10
	<b>15,124</b>	<b>14,431</b>	<b>5</b>	<b>62,320</b>	<b>63,541</b>	<b>(2)</b>
Share of results of associates	730	652	12	2,084	1,931	8
<b>Profit before income tax</b>	<b>15,854</b>	<b>15,083</b>	<b>5</b>	<b>64,404</b>	<b>65,472</b>	<b>(2)</b>
Income tax	(2,586)	(3,939)	(34)	(12,299)	(14,208)	(13)
<b>Profit for the period, net of tax</b>	<b>13,268</b>	<b>11,144</b>	<b>19</b>	<b>52,105</b>	<b>51,264</b>	<b>2</b>
<b>Profit attributable to:</b>						
Equity holders of the Company	11,983	8,749	37	44,599	43,065	4
Non-controlling interests	1,285	2,395	(46)	7,506	8,199	(8)
	<b>13,268</b>	<b>11,144</b>	<b>19</b>	<b>52,105</b>	<b>51,264</b>	<b>2</b>

#### Notes to the income statement

A. Profit before income tax is arrived at after crediting/ (charging) the following:	Group			Group		
	4Q 2013 \$'000	4Q 2012 \$'000	+ /(-) %	FY 2013 \$'000	FY 2012 \$'000	+ /(-) %
Interest income from external parties	146	88	66	511	460	11
Interest expense from external parties	(1,358)	(1,138)	19	(4,920)	(4,714)	4
Dividend income from other investments	302	627	(52)	1,470	2,850	(48)
Allowance for doubtful receivables	(82)	(387)	(79)	(2,223)	(204)	nm
Reversal of write-down of inventories	8	388	-	8	314	(97)
Foreign exchange gain/(loss)	764	(948)	(181)	1,187	(615)	(293)
Fair value (loss)/gain on held for trading investments	(24)	92	(126)	(81)	(228)	(64)
Fair value loss on financial instruments	(214)	-	nm	(214)	-	nm
Impairment in value of property, plant and equipment	-	(2,156)	(100)	-	(2,156)	(100)
(Provision for)/write-back of impairment in value of other investments	(31)	-	-	133	(168)	(179)
(Loss)/gain on disposal of vessels, property, plant and equipment	(23)	(124)	(81)	15	2,434	(99)
Write-off of property, plant and equipment	(546)	(21)	nm	(555)	(1,733)	(68)

nm: Not meaningful

1(b)(i) A statement of financial position (for the issuer and group), together with a comparative statement as at the end of the immediately preceding financial year.

STATEMENT OF FINANCIAL POSITION

	Group		Company	
	31 Dec 2013 \$'000	31 Dec 2012 \$'000	31 Dec 2013 \$'000	31 Dec 2012 \$'000
<b>Non-current assets</b>				
Vessels, property, plant and equipment	291,391	273,641	233	487
Subsidiaries	-	-	194,774	91,411
Associates	5,096	5,104	-	-
Other investments	2,341	17,011	11	16
Other receivables	169	259	-	-
Goodwill	2,345	2,345	-	-
Deferred tax assets	194	755	-	-
	<b>301,536</b>	<b>299,115</b>	<b>195,018</b>	<b>91,914</b>
<b>Current assets</b>				
Cash and short-term deposits	79,183	90,361	27,509	60,435
Trade and other receivables	157,502	153,505	2,440	2,693
Prepayments	2,980	2,526	357	130
Work-in-progress	470	997	-	-
Inventories	24,364	20,740	-	-
	<b>264,499</b>	<b>268,129</b>	<b>30,306</b>	<b>63,258</b>
<b>Current liabilities</b>				
Bank loans	45,953	1,264	7,000	-
Payables and accruals	120,898	108,821	2,715	2,354
Deferred income	3,706	4,371	-	-
Provisions	1,023	1,308	-	-
Income tax payable	8,106	11,821	68	-
	<b>179,686</b>	<b>127,585</b>	<b>9,783</b>	<b>2,354</b>
<b>Net current assets</b>	<b>84,813</b>	<b>140,544</b>	<b>20,523</b>	<b>60,904</b>
<b>Non-current liabilities</b>				
Bank loans	81,575	69,580	45,000	-
Deferred tax liabilities	6,529	5,300	-	-
Deferred income	1,454	1,541	-	-
Other liabilities	548	540	-	-
Provisions	2,850	3,050	-	-
Derivatives	214	-	214	-
	<b>93,170</b>	<b>80,011</b>	<b>45,214</b>	<b>-</b>
<b>Net assets</b>	<b>293,179</b>	<b>359,648</b>	<b>170,327</b>	<b>152,818</b>
<b>Equity attributable to equity holders of the Company</b>				
Share capital	90,630	88,323	90,630	88,323
Treasury shares	-	(1,054)	-	(1,054)
Reserves	182,642	231,581	79,697	65,549
	<b>273,272</b>	<b>318,850</b>	<b>170,327</b>	<b>152,818</b>
<b>Non-controlling interests</b>	<b>19,907</b>	<b>40,798</b>	<b>-</b>	<b>-</b>
<b>Total equity</b>	<b>293,179</b>	<b>359,648</b>	<b>170,327</b>	<b>152,818</b>

**Explanatory Notes to Statement of Financial Position**

The decrease in other investments was due to the redemption of \$14.8 million of listed preference shares upon its maturity in the first quarter.

The increase in short term loan is partly due to the reclassification of \$37.6 million bank loan from non-current liabilities to current liabilities, as it is repayable within the next 12 months.

The Company drew down bank loans of \$52.0 million to finance the acquisition of an additional 36% equity interest in Singapore Changshu Development Co. Pte Ltd, at a cash consideration of \$100.98 million in the third quarter.

As a result of the acquisition, the non-controlling interests have been adjusted accordingly. The difference between the consideration paid and the carry value of the additional interest acquired, amounting to \$70.89 million, has been recognised as "Premium paid on acquisition of non-controlling interest" within Total equity.

1(b) (ii) Aggregate amount of group's borrowings and debt securities.

	As at 31 Dec 2013		As at 31 Dec 2012	
	Secured \$'000	Unsecured \$'000	Secured \$'000	Unsecured \$'000
<b>Amount repayable in one year or less, or on demand</b>	1,333	44,620	1,264	-
<b>Amount repayable after one year</b>	-	81,575	-	69,580

**Details of any collateral**

The secured short term bank loan is backed by a mortgage over certain assets of a foreign subsidiary.

1(c) A statement of cash flows (for the group), together with a comparative statement for the corresponding period of the immediately preceding financial year.

	Group		Group	
	4Q 2013 \$'000	4Q 2012 \$'000	FY 2013 \$'000	FY 2012 \$'000
<b>Cash flows from operating activities</b>				
Profit before income tax	15,854	15,083	64,404	65,472
Adjustments for:				
Depreciation expenses	4,364	5,143	19,378	20,639
Dividend income from other investments	(302)	(627)	(1,470)	(2,850)
Interest expense, net	1,212	1,050	4,409	4,254
Loss on write-off of property, plant and equipment	546	21	555	1,733
Loss/(gain) on disposal of vessels, property, plant and equipment	23	124	(15)	(2,434)
Impairment in value of property, plant and equipment	-	2,156	-	2,156
Reversal of write-down of inventories	(8)	(388)	(8)	(314)
Provision for /(write-back of) impairment in value of other investments	31	-	(133)	168
Provisions/(reversal of provisions)	146	(1,956)	146	(1,956)
Fair value loss/(gain) on held for trading investments	24	(92)	81	228
Fair value loss on financial instruments	214	-	214	-
Share based payment expenses	87	61	249	170
Share of results of associates	(730)	(652)	(2,084)	(1,931)
Foreign exchange differences	148	134	(1,237)	1,117
Operating cash flows before working capital changes	21,609	20,057	84,489	86,452
Decrease/(Increase) in:				
Trade and other receivables	9,541	254	(3,907)	(31,642)
Prepayments	140	921	(454)	(1,387)
Inventories and work-in-progress	2,525	872	(3,089)	(4,532)
Increase/(Decrease) in:				
Trade payables and accruals	3,275	3,433	11,146	23,029
Deferred income	(3,426)	(189)	(752)	(893)
Cash flow generated from operating activities	33,664	25,348	87,433	71,027
Interest paid	(1,358)	(1,138)	(4,920)	(4,714)
Income tax paid	(1,212)	(1,830)	(14,224)	(12,042)
Interest received	146	88	511	460
Net cash flows generated from operating activities	31,240	22,468	68,800	54,731
<b>Cash flows from investing activities</b>				
Acquisition of property, plant and equipment	(7,161)	(13,363)	(30,260)	(41,627)
Acquisition of non-controlling interests	-	-	(100,980)	-
Other investments	-	-	(312)	(2)
Capital refund from other investments	99	-	263	-
Capital reduction from associated company	-	-	481	-
Proceeds from disposal of property, plant and equipment	5	214	270	10,107
Proceeds from disposal of other investments	-	-	14,780	-
Dividend income from associates	-	-	1,973	1,233
Dividend income from other investments	302	627	1,470	2,850
Net cash flows used in investing activities	(6,755)	(12,522)	(112,315)	(27,439)
<b>Cash flows from financing activities</b>				
(Repayment of)/proceeds from bank borrowings, net	(9,356)	930	52,038	1,256
Proceeds from issuance of share capital	217	-	1,969	183
Purchase of treasury shares	-	(763)	-	(4,940)
Proceeds from reissuance of treasury shares	-	4,177	908	4,253
Contribution from non-controlling interests	-	-	-	1,530
Dividends paid to shareholders	-	-	(22,364)	(19,395)
Dividends paid to non-controlling interests	-	(5,280)	(764)	(10,151)
Net cash flow (used in)/from financing activities	(9,139)	(936)	31,787	(27,264)
<b>Net increase/(decrease) in cash and cash equivalents</b>	15,346	9,010	(11,728)	28
<b>Cash and cash equivalents as at beginning of period/year</b>	63,731	81,338	90,361	91,191
<b>Effects of exchange rate changes on opening cash and cash equivalents</b>	106	13	550	(858)
<b>Cash and cash equivalents as at end of period/year</b>	79,183	90,361	79,183	90,361

1(d)(i) A statement (for the issuer and group) showing either (i) all changes in equity or (ii) changes in equity other than those arising from capitalisation issues and distributions to shareholders, together with a comparative statement for the corresponding period of the immediately preceding financial year.

#### STATEMENT OF COMPREHENSIVE INCOME

	Group			Group		
	4Q 2013 \$'000	4Q 2012 \$'000	+ / (-) %	FY 2013 \$'000	FY 2012 \$'000	+ / (-) %
<b>Profit for the period, net of tax</b>	<b>13,268</b>	<b>11,144</b>	<b>19</b>	<b>52,105</b>	<b>51,264</b>	<b>2</b>
<b>Other comprehensive income:</b>						
Foreign currency translation	1,319	271	nm	2,408	(4,846)	(150)
<b>Other comprehensive income for the period, net of tax</b>	<b>1,319</b>	<b>271</b>	<b>nm</b>	<b>2,408</b>	<b>(4,846)</b>	<b>(150)</b>
<b>Total comprehensive income for the period/year</b>	<b>14,587</b>	<b>11,415</b>	<b>28</b>	<b>54,513</b>	<b>46,418</b>	<b>17</b>
<b>Total comprehensive income attributable to:</b>						
Equity holders of the Company	13,097	8,844	48	44,548	40,412	10
Non-controlling interests	1,490	2,571	(42)	9,965	6,006	66
	<b>14,587</b>	<b>11,415</b>	<b>28</b>	<b>54,513</b>	<b>46,418</b>	<b>17</b>

#### STATEMENTS OF CHANGES IN EQUITY

GROUP	Attributable to equity holders of the Company						Non-controlling interests	Total equity	
	Share capital	Treasury shares	Capital reserve *	Foreign currency translation reserve	Accumulated Profits	Other reserves			Total reserves
	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	
Balance at 1 January 2013	88,323	(1,054)	3,000	(4,526)	231,867	1,240	231,581	40,798	359,648
Total comprehensive income for the period	-	-	-	(1,165)	32,616	-	31,451	8,475	39,926
Premium paid on acquisition of non-controlling interest	-	-	-	-	-	(70,888)	(70,888)	-	(70,888)
Acquisition of non-controlling interest	-	-	-	-	-	-	-	(30,092)	(30,092)
Cost of share-based payment (share options)	-	-	-	-	-	162	162	-	162
Issue of shares under share option plan	2,051	-	-	-	-	(299)	(299)	-	1,752
Reissuance of treasury shares	-	1,054	-	-	-	(146)	(146)	-	908
Dividends paid to non-controlling interests	-	-	-	-	-	-	-	(764)	(764)
Dividends on ordinary shares	-	-	-	-	(22,364)	-	(22,364)	-	(22,364)
<b>Balance at 30 September 2013</b>	<b>90,374</b>	<b>-</b>	<b>3,000</b>	<b>(5,691)</b>	<b>242,119</b>	<b>(69,931)</b>	<b>169,497</b>	<b>18,417</b>	<b>278,288</b>
Total comprehensive income for the period	-	-	-	1,114	11,983	-	13,097	1,490	14,587
Cost of share-based payment (share options)	-	-	-	-	-	87	87	-	87
Issue of shares under share option plan	256	-	-	-	-	(39)	(39)	-	217
<b>Balance at 31 December 2013</b>	<b>90,630</b>	<b>-</b>	<b>3,000</b>	<b>(4,577)</b>	<b>254,102</b>	<b>(69,883)</b>	<b>182,642</b>	<b>19,907</b>	<b>293,179</b>
Balance at 1 January 2012	88,104	-	3,000	(1,873)	208,197	739	210,063	42,841	341,008
Total comprehensive income for the period	-	-	-	(2,748)	34,316	-	31,568	3,435	35,003
Cost of share-based payment (share options)	-	-	-	-	-	109	109	-	109
Issue of shares under share option plan	219	-	-	-	-	(36)	(36)	-	183
Purchase of treasury shares	-	(4,177)	-	-	-	-	-	-	(4,177)
Treasury shares reissued pursuant to share option plan	-	101	-	-	-	(25)	(25)	-	76
Incorporation of a subsidiary	-	-	-	-	-	-	-	2,102	2,102
Dividends paid to non-controlling interests	-	-	-	-	-	-	-	(4,871)	(4,871)
Dividends on ordinary shares	-	-	-	-	(19,395)	-	(19,395)	-	(19,395)
<b>Balance at 30 September 2012</b>	<b>88,323</b>	<b>(4,076)</b>	<b>3,000</b>	<b>(4,621)</b>	<b>223,118</b>	<b>787</b>	<b>222,284</b>	<b>43,507</b>	<b>350,038</b>
Total comprehensive income for the period	-	-	-	95	8,749	-	8,844	2,571	11,415
Cost of share-based payment (share options)	-	-	-	-	-	61	61	-	61
Purchase of treasury shares	-	(763)	-	-	-	-	-	-	(763)
Treasury shares reissued pursuant to share option plan	-	3,785	-	-	-	392	392	-	4,177
Dividends paid to non-controlling interests	-	-	-	-	-	-	-	(5,280)	(5,280)
<b>Balance at 31 December 2012</b>	<b>88,323</b>	<b>(1,054)</b>	<b>3,000</b>	<b>(4,526)</b>	<b>231,867</b>	<b>1,240</b>	<b>231,581</b>	<b>40,798</b>	<b>359,648</b>

**Note**  
\* The capital reserve comprises the reserve fund, enterprise expansion fund and staff welfare fund transferred from retained earnings by a foreign subsidiary in compliance with statutory requirements.

1(d)(i) A statement (for the issuer and group) showing either (i) all changes in equity or (ii) changes in equity other than those arising from capitalisation issues and distributions to shareholders, together with a comparative statement for the corresponding period of the immediately preceding financial year.

<b>COMPANY</b>	<b>Share capital</b>	<b>Treasury shares</b>	<b>Accumulated profits</b>	<b>Other reserves</b>	<b>Total reserves</b>	<b>Total equity</b>
	<b>\$'000</b>	<b>\$'000</b>	<b>\$'000</b>	<b>\$'000</b>	<b>\$'000</b>	<b>\$'000</b>
Balance at 1 January 2013	88,323	(1,054)	64,309	1,240	65,549	152,818
Total comprehensive income for the period	-	-	12,427	-	12,427	12,427
Cost of share-based payment (share options)	-	-	-	162	162	162
Issue of shares under share option plan	2,051	-	-	(299)	(299)	1,752
Reissuance of treasury shares	-	1,054	-	(146)	(146)	908
Dividends on ordinary shares	-	-	(22,364)	-	(22,364)	(22,364)
<b>Balance at 30 September 2013</b>	<b>90,374</b>	<b>-</b>	<b>54,372</b>	<b>957</b>	<b>55,329</b>	<b>145,703</b>
Total comprehensive income for the period	-	-	24,320	-	24,320	24,320
Cost of share-based payment (share options)	-	-	-	87	87	87
Issue of shares under share option plan	256	-	-	(39)	(39)	217
<b>Balance at 31 December 2013</b>	<b>90,630</b>	<b>-</b>	<b>78,692</b>	<b>1,005</b>	<b>79,697</b>	<b>170,327</b>
Balance at 1 January 2012	88,104	-	66,841	739	67,580	155,684
Total comprehensive income for the period	-	-	(829)	-	(829)	(829)
Cost of share-based payment (share options)	-	-	-	109	109	109
Issue of shares under share option plan	219	-	-	(36)	(36)	183
Purchase of treasury shares	-	(4,177)	-	-	-	(4,177)
Treasury shares reissued pursuant to share option plan	-	101	-	(25)	(25)	76
Dividends on ordinary shares	-	-	(19,395)	-	(19,395)	(19,395)
<b>Balance at 30 September 2012</b>	<b>88,323</b>	<b>(4,076)</b>	<b>46,617</b>	<b>787</b>	<b>47,404</b>	<b>131,651</b>
Total comprehensive income for the period	-	-	17,692	-	17,692	17,692
Cost of share-based payment (share options)	-	-	-	61	61	61
Purchase of treasury shares	-	(763)	-	-	-	(763)
Treasury shares reissued pursuant to share option plan	-	3,785	-	392	392	4,177
<b>Balance at 31 December 2012</b>	<b>88,323</b>	<b>(1,054)</b>	<b>64,309</b>	<b>1,240</b>	<b>65,549</b>	<b>152,818</b>

1(d)(ii) Details of any changes in the company's share capital arising from right issue, bonus issue, shares buy-backs, exercise of shares options or warrants conversion of other issues of equity securities, issue of shares or cash or as consideration for acquisition or for any other purpose since the end of the previous period reported on.

	4Q 2013 ended 31 Dec 2013	3Q 2013 ended 30 Sep 2013
Issued and fully paid ordinary shares:		
As at beginning of period	559,330,160	559,330,160
Issued during the period	387,000	-
As at end of period	559,717,160	559,330,160

During the quarter ended 31 December 2013, the Company issued 387,000 new shares to employees for share options exercised pursuant to the Pan-United Share Option Scheme.

	As at 31 Dec 2013	As at 31 Dec 2012
The number of shares that may be issued on exercise of share options outstanding at the end of the year	6,435,000	9,022,000

1(d)(iii) To show the total number of issued shares excluding treasury shares as at end of the current financial period and as at the end of the immediately preceding year.

	As at 31 Dec 2013	As at 31 Dec 2012
Total number of issued shares	559,717,160	556,479,160
Less: Treasury shares	-	(1,706,000)
Total number of issued shares excluding treasury shares	559,717,160	554,773,160

1(d)(iv) A statement showing all sales, transfers, disposal, cancellation and/or use of treasury shares as at end of the current financial period reported on.

There were no sales, transfers, disposal, cancellation and/or use of treasury shares for the financial period ended 31 December 2013.

2 Whether the figures have been audited or reviewed, and in accordance with which standard (e.g. the Singapore Standard on Auditing 910 (Engagement to Review Financial Statements), or an equivalent standard).

The figures have not been audited or reviewed by our auditors, Messrs Ernst & Young LLP.

3 Where the figures have been audited or reviewed the auditors' report (including any qualification or emphasis of matter).

Not applicable.

4 Whether the same accounting policies and methods of computation as in the issuer's most recently audited annual financial statements have been applied.

The Group has applied the same accounting policies and methods of computation in the financial statements for the current reporting period compared with those of the audited financial statements as at 31 December 2012, except as disclosed in note 5 below.

5 If there are any changes in accounting policies and methods of computation, including any required by an accounting standard, what has changed as well as the reasons for and the effect of the change.

The Group has adopted all the applicable new/revised Financial Reporting Standards (FRS) that become effective for accounting periods beginning 1 January 2013. The adoption of these new/revised FRS does not have any material impact to the Group financial statements.

6 Earnings per ordinary share of the group for the current period reported on and the corresponding period of the immediately preceding financial year, after deducting any provision for preference dividends.

Earnings per ordinary share for the period based on equity holders of the company	Quarter ended 31 December			Full Year		
	2013	2012	Change	2013	2012	Change
Based on weighted average number of ordinary shares in issue (in cents)	2.1	1.6	31%	8.0	7.8	3%
On a fully diluted basis (in cents)	2.1	1.6	31%	8.0	7.8	3%

7 Net asset value (for the issuer and group) per ordinary share based on issued share capital of the issuer at the end of the (a) current period reported on (b) immediately preceding financial year.

	Group	Company
Net asset value per ordinary share based on issued share capital at 31 December 2013 (in cents)	48.8	30.4
Net asset value per ordinary share based on issued share capital at 31 December 2012 (in cents)	57.5	27.5

- 8 A review of the performance of the group, to the extent necessary for a reasonable understanding of the group's business. The review must discuss any significant factors that affected the turnover, costs, and earnings including (where applicable) seasonal or cyclical factors. It must also discuss any material factors that affected the cash flow, working capital, assets or liabilities of the group during the current period reported on.**

**Review of Full Year 2013 Performance**

The Group's revenue increased 2% year-on-year (yoy) to \$727.4 million, driven primarily by the Basic Building Resources (BBR) and Port divisions which offset lower trading activities from the Shipping division.

The Group's net attributable profit after tax to shareholders increased 4% yoy to \$44.6 million. This was partly due to the increase in Port activities as well as the increase in Group's share of Changshu Xinghua Port (CXP) from 51.3% to 85.5% in September 2013 and higher contribution from the BBR division. Excluding vessel disposal gains of \$2.2 million in FY2012, Group PATMI would be 9% higher yoy.

Overheads were higher yoy, mainly due to the one-off allowance for doubtful receivables from Alpine Bau GmbH, one of the main contractors of LTA's Downtown Line 2 project, and acquisition cost totalling about \$3.0 million in the year.

Finance costs increased with the draw down of long term bank loans for the acquisition of the increased stake in CXP.

- 9 Where a forecast, or a prospect statement, has been previously disclosed to shareholders, any variance between it and the actual results.**

Not applicable.

- 10 A commentary at the date of the announcement of the competitive conditions of the industry in which the group operates and any known factors or events that may affect the group in the next reporting period and the next 12 months.**

The Building Construction Authority of Singapore has projected a construction output of \$34-36 billion in 2014, up from 2013's preliminary estimate of \$33 billion. Based on the projection, the BBR division expects demand for its cement, ready-mixed concrete and aggregates to remain steady in FY2014.

The Group announced on 19 February 2014 that CXP has entered into an agreement to acquire a 90% interest in Changshu Changjiang International Port Co., Ltd (CCIP). As reported, CCIP commenced operation only in November 2012, and CCIP recorded a loss of about S\$5.1 million (Rmb 24.3 million) for the first nine months of FY2013. Before the change of ownership and management, CCIP's port utilisation rate was 30% in FY2013.

The results of CCIP are expected to be consolidated from 2Q FY2014. The Group plans to reduce CCIP's losses at least by half in FY2014. Overall, the Port division is expected to remain profitable in FY2014.

The overall market conditions for the Shipping division are expected to improve gradually.

## 11 Dividend

### (a) Current Financial Period Reported On

Any dividend recommended for the current financial period reported on? Yes.

The Board proposes a final dividend of 2.75 cents per ordinary share in respect of the financial year ended 31 December 2013.

Name of dividend:	Interim, paid	Final, proposed
Dividend type:	Cash	Cash
Dividend rate:	S\$0.015 per ordinary share (One-tier tax exempt)	S\$0.0275 per ordinary share (One-tier tax exempt)

### (b) Corresponding Period of the Immediately Preceding Financial Year

Any dividend declared for the corresponding period of the immediately preceding financial year? Yes.

Name of dividend:	Interim, paid	Final, paid
Dividend type:	Cash	Cash
Dividend rate:	S\$0.015 per ordinary share (One-tier tax exempt)	S\$0.025 per ordinary share (One-tier tax exempt)

### (c) Date payable:

The final dividend, if approved at the forthcoming Annual General Meeting, will be paid on 12 May 2014.

### (d) Books closure date

NOTICE IS HEREBY GIVEN that subject to the approval of the shareholders of the final dividend at the Annual General Meeting, the Register of Members and the Transfer Books of the Company will be closed on 29 April 2014 for the preparation of dividend warrants. Registrable share transfers received by the Company's Share Registrar, Boardroom Corporate & Advisory Services Pte Ltd, 50 Raffles Place, Singapore Land Tower #32-01, Singapore 048623 by 5.00 p.m. on 28 April 2014 will be registered before the entitlement to the dividend is determined.

## 12 If no dividend has been declared/recommended, a statement to that effect.

Not applicable.

## 13 If the Group has obtained a general mandate from shareholders for interested person transactions ('IPT'), the aggregate value of such transactions as required under Rule 920(1)(a)(ii). If no IPT mandate has been obtained, a statement to that effect.

The Group does not have a general mandate from shareholders for interested person transactions. There was no interested person transaction as defined in Chapter 9 of the Listing Manual of the Singapore Exchange Securities Trading Limited, entered into by the Group or by the Company during the quarter ended 31 December 2013.



**PART II - ADDITIONAL INFORMATION REQUIRED FOR FULL YEAR ANNOUNCEMENTS (Q1, Q2 & Q3) or HALF-YEAR AND FULL YEAR RESULTS**

**14 Segmented revenue and results for business or geographical segments (of the group) in the form presented in the issuer's most recently audited annual financial statements, with comparative information for immediately preceding period.**

12 Months ended 31 December 2013  
Business Segments

	<b>Basic Building Resources \$'000</b>	<b>Shipping \$'000</b>	<b>Port &amp; Logistics \$'000</b>	<b>Others \$'000</b>	<b>Eliminations \$'000</b>	<b>Total \$'000</b>
<b>Revenue</b>						
External sales	598,805	59,577	69,014	-	-	727,396
Inter-segment sales	244	4,719	-	-	(4,963)	-
Total revenue	<u>599,049</u>	<u>64,296</u>	<u>69,014</u>	<u>-</u>	<u>(4,963)</u>	<u>727,396</u>
<b>Results</b>						
Segment results	53,672	7,731	29,174	(4,389)	-	86,188
Interest income	45	1	252	213	-	511
Fair value loss on held for trading investments	-	-	-	(81)	-	(81)
Depreciation expenses	(7,942)	(5,225)	(5,935)	(276)	-	(19,378)
Interest expense	(183)	-	(4,522)	(215)	-	(4,920)
Share of results of associates	-	-	2,084	-	-	2,084
Profit/(loss) before income tax	<u>45,592</u>	<u>2,507</u>	<u>21,053</u>	<u>(4,748)</u>	<u>-</u>	<u>64,404</u>
Income tax	(6,186)	(275)	(5,691)	(147)	-	(12,299)
Profit/(loss) for the year	<u>39,406</u>	<u>2,232</u>	<u>15,362</u>	<u>(4,895)</u>	<u>-</u>	<u>52,105</u>
<b>Attributable to:</b>						
Equity holders of the Company	38,340	1,595	9,559	(4,895)	-	44,599
Non-controlling interests	1,066	637	5,803	-	-	7,506
	<u>39,406</u>	<u>2,232</u>	<u>15,362</u>	<u>(4,895)</u>	<u>-</u>	<u>52,105</u>
<b>Balance Sheet</b>						
Investment in associates	-	-	5,096	-	-	5,096
Additions to non-current assets	27,672	1,115	1,463	10	-	30,260
Segment assets	<u>273,408</u>	<u>58,693</u>	<u>197,123</u>	<u>36,811</u>	<u>-</u>	<u>566,035</u>
Segment liabilities	<u>110,078</u>	<u>6,552</u>	<u>102,974</u>	<u>53,252</u>	<u>-</u>	<u>272,856</u>

**PART II - ADDITIONAL INFORMATION REQUIRED FOR FULL YEAR ANNOUNCEMENTS (Q1, Q2 & Q3) or HALF-YEAR AND FULL YEAR RESULTS**

**14 Segmented revenue and results for business or geographical segments (of the group) in the form presented in the issuer's most recently audited annual financial statements, with comparative information for immediately preceding period. (continued)**

12 Months ended 31 December 2012  
Business Segments

	<b>Basic Building Resources \$'000</b>	<b>Shipping \$'000</b>	<b>Port &amp; Logistics \$'000</b>	<b>Others \$'000</b>	<b>Eliminations \$'000</b>	<b>Total \$'000</b>
<b>Revenue</b>						
External sales	577,884	73,002	64,441	-	-	715,327
Inter-segment sales	570	1,823	-	-	(2,393)	-
Total revenue	<u>578,454</u>	<u>74,825</u>	<u>64,441</u>	<u>-</u>	<u>(2,393)</u>	<u>715,327</u>
<b>Results</b>						
Segment results	53,225	10,521	28,562	(3,646)	-	88,662
Interest income	60	-	189	211	-	460
Fair value loss on held for trading investments	-	-	-	(228)	-	(228)
Depreciation expenses	(9,514)	(5,203)	(5,571)	(351)	-	(20,639)
Interest expense	(114)	-	(4,600)	-	-	(4,714)
Share of results of associates	-	-	1,931	-	-	1,931
Profit/(loss) before income tax	<u>43,657</u>	<u>5,318</u>	<u>20,511</u>	<u>(4,014)</u>	<u>-</u>	<u>65,472</u>
Income tax	(8,115)	(449)	(5,636)	(8)	-	(14,208)
Profit/(loss) for the year	<u>35,542</u>	<u>4,869</u>	<u>14,875</u>	<u>(4,022)</u>	<u>-</u>	<u>51,264</u>
<b>Attributable to:</b>						
Equity holders of the Company	35,355	4,124	7,608	(4,022)	-	43,065
Non-controlling interests	187	745	7,267	-	-	8,199
	<u>35,542</u>	<u>4,869</u>	<u>14,875</u>	<u>(4,022)</u>	<u>-</u>	<u>51,264</u>
<b>Balance Sheet</b>						
Investment in associates	-	-	5,104	-	-	5,104
Additions to non-current assets	29,125	1,623	10,420	459	-	41,627
Segment assets	<u>259,460</u>	<u>56,843</u>	<u>165,637</u>	<u>85,304</u>	<u>-</u>	<u>567,244</u>
Segment liabilities	<u>106,919</u>	<u>7,079</u>	<u>92,547</u>	<u>1,051</u>	<u>-</u>	<u>207,596</u>

**15 In the review of performance, the factors leading to any material changes in contributions to turnover and earnings by the business or geographical segments.**

None.

**16 A breakdown of sales**

A breakdown of sales as follows:-

	Group		
	2013 \$'000	2012 \$'000	+ / (-) %
Sales reported for first half year	357,021	344,005	4
Operating profit after tax before deducting non-controlling interests reported for first half year	24,194	26,146	(7)
Sales reported for second half year	370,375	371,322	-
Operating profit after tax before deducting non-controlling interests reported for second half year	27,911	25,118	11

**17 A breakdown of the total annual dividend ( in dollar value ) for the issuer's latest full year and its previous full year.**

	2013 \$'000	2012 \$'000
Ordinary - Interim	8,390	8,266
Ordinary - Final	15,395	13,974
Total:	<u>23,785</u>	<u>22,240</u>

The final ordinary dividend for FY2013 is estimated basing on the latest issued share capital comprising 559,810,660 ordinary shares as at 25 February 2014.

**18 Disclosure of persons occupying a managerial position in the issuer or any of its principal subsidiaries who is a relative of a director or chief executive officer or substantial shareholder of the issuer pursuant to Rule 704(13) in the format below. If there are no such persons, the issuer must make an appropriate negative statement.**

<b>Name</b>	<b>Age</b>	<b>Family relationship with any director, and/or substantial shareholder</b>	<b>Current position and duties, and the year the position was first held</b>	<b>Details of changes in duties and position held, if any, during the year</b>
Patrick Ng Bee Soon	50	Brother of: Henry Ng Han Whatt (Substantial shareholder); Ng Bee Bee, (Chief Executive Officer and Substantial shareholder); and Jane Kimberly Ng Bee Kiok (Executive Director and Substantial shareholder).	Deputy Chairman (Appointed on 1 March 2011)  Duties: To focus on the Group's overall growth strategy.	N.A.
Ng Bee Bee	46	Sister of: Henry Ng Han Whatt (Substantial shareholder); Patrick Ng Bee Soon (Deputy Chairman and substantial Shareholder); and Jane Kimberly Ng Bee Kiok (Executive Director and Substantial shareholder).	Chief Executive Officer (Appointed on 1 March 2011)  Duties: Overall management of the Group.	N.A.
Jane Kimberly Ng Bee Kiok	52	Sister of: Henry Ng Han Whatt (Substantial shareholder); Patrick Ng Bee Soon (Deputy Chairman and Substantial shareholder); and Ng Bee Bee, (Chief Executive Officer and Substantial shareholder).	Executive Director (Appointed on 12 April 2009)  Duties: Oversees the area of administration, finance, legal and human resource.	N.A.
Norman Lem Fee Mon	48	Spouse of: Ng Bee Bee, (Chief Executive Officer and Substantial shareholder).  Brother-in-law of: Henry Ng Han Whatt (Substantial shareholder); Patrick Ng Bee Soon (Deputy Chairman and Substantial shareholder); and Jane Kimberly Ng Bee Kiok (Executive Director and Substantial shareholder).	General Manager (Appointed on 12 April 1999)  Duties: Oversees the aggregates arm of Pan-United Industries Pte Ltd.	N.A.

BY ORDER OF THE BOARD

N. Shoba  
Company Secretary  
25 February 2014