

# 財務報表

## Financial Statements

### 獨立核數師報告

#### 致香港中華總商會會員

(於香港註冊成立的承擔有限責任公司)

本核數師（以下簡稱“我們”）已審核列載於第89頁至第114頁香港中華總商會（貴“會”）及其附屬公司（統稱貴“會及附屬公司”）的綜合財務報表，此綜合財務報表包括於2010年12月31日的綜合及貴會財務狀況表與截至該日止年度的綜合全面收益表、綜合權益變動表和綜合現金流量表，以及主要會計政策概要及其他資料解釋。

### 會董就綜合財務報表須承擔的責任

貴會會董須負責根據香港會計師公會頒佈之香港財務報告準則及按照香港公司條例，編製表達真實且公平意見的綜合財務報表，以及維持會董認為必要的有關內部控制，以確保編製綜合財務報表時不存在由於欺詐或錯誤而導致的重大錯誤陳述。

### 核數師的責任

我們的責任是根據我們的審核對該等綜合財務報表作出意見，並按照香港公司條例第141條僅向整體會員報告，除此之外本報告別無其他目的。我們不會就本報告的內容向任何其他人士負上或承擔任何責任。

我們已根據香港會計師公會頒佈的香港審計準則進行審核。這些準則要求我們遵守道德規範，並規劃及執行審核，以合理確定此等綜合財務報表是否不存有任何重大錯誤陳述。

### Independent Auditor's Report

#### TO THE MEMBERS OF THE CHINESE GENERAL CHAMBER OF COMMERCE

(Incorporated in Hong Kong and limited by guarantee)

We have audited the consolidated financial statements of The Chinese General Chamber of Commerce (the “Chamber”) and its subsidiary (collectively referred to as the “Chamber and Subsidiary”) set out on pages 89 to 114, which comprise the consolidated and Chamber statements of financial position as at 31 December 2010, and the consolidated statement of comprehensive income, consolidated statement of changes in equity and consolidated statement of cash flows for the year then ended, and a summary of significant accounting policies and other explanatory information.

### Committee Members' Responsibility for the Consolidated Financial Statements

The Committee Members of the Chamber are responsible for the preparation of consolidated financial statements that give a true and fair view in accordance with Hong Kong Financial Reporting Standards issued by the Hong Kong Institute of Certified Public Accountants and the Hong Kong Companies Ordinance, and for such internal control as the Committee Members determine is necessary to enable the preparation of consolidated financial statements that are free from material misstatement, whether due to fraud or error.

### Auditor's Responsibility

Our responsibility is to express an opinion on these consolidated financial statements based on our audit. This report is made solely to you, as a body, in accordance with section 141 of the Hong Kong Companies Ordinance, and for no other purpose. We do not assume responsibility towards or accept liability to any other person for the contents of this report.

We conducted our audit in accordance with Hong Kong Standards on Auditing issued by the Hong Kong Institute of Certified Public Accountants. Those standards require that we comply with ethical requirements and plan and perform the audit to obtain reasonable assurance about whether the consolidated financial statements are free from material misstatement.

審核涉及執程序以獲取有關綜合財務報表所載金額及披露資料的審核憑證。所選定的程序取決於核數師的判斷，包括評估由於欺詐或錯誤而導致綜合財務報表存有重大錯誤陳述的風險。在評估該等風險時，核數師考慮與該實體編製真實與公平的綜合財務報表相關的內部控制，以設計適當的審核程序，但並非為對實體的內部控制的效能發表意見。審核亦包括評價會董所採用的會計政策的合適性及所作出的會計估計的合理性，以及評價綜合財務報表的整體列報方式。

我們相信，我們所獲得的審核憑證是充足和適當地為我們的審核意見提供基礎。

### 意見

我們認為，該等綜合財務報表已根據香港財務報告準則真實而公平地反映 貴會及貴會及附屬公司於2010年12月31日的財政狀況及截至該日止年度 貴會及附屬公司的業績及現金流量，並已按照香港公司條例妥為編製。

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the consolidated financial statements. The procedures selected depend on the auditor's judgement, including the assessment of the risks of material misstatement of the consolidated financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation of consolidated financial statements that give a true and fair view 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 Committee Members, as well as evaluating the overall presentation of the consolidated financial statements.

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

### Opinion

In our opinion, the consolidated financial statements give a true and fair view of the state of affairs of the Chamber and the Chamber and Subsidiary as at 31 December 2010, and of the results and cash flows of the Chamber and Subsidiary for the year then ended in accordance with Hong Kong Financial Reporting Standards and have been properly prepared in accordance with the Hong Kong Companies Ordinance.

### 屈洪疇會計師事務所有限公司

香港執業會計師

2011年6月7日

香港皇后大道中18號  
新世界大廈1903室

林鶴年  
執業證書號碼 P2975

### H. C. WATT & COMPANY LIMITED

Certified Public Accountants  
Hong Kong

7 June 2011

Room 1903 New World Tower  
18 Queen's Road Central  
Hong Kong

LAM HOK NIN, SAMMY  
Practising Certificate No. P2975

## 綜合全面收益表

截至2010年12月31日止年度  
(港幣結算)

## Consolidated Statement of Comprehensive Income

FOR THE YEAR ENDED 31 DECEMBER 2010  
(Expressed in Hong Kong dollars)

|   |   | 註釋<br>Note | 2010<br>\$'000 | 2009<br>\$'000 |
|---|---|------------|----------------|----------------|
| <b>收益</b>                                 | <b>Income</b>   |            |                |                |
| 租金收入淨額                                    | Net rental income   | 6          | 12,307         | 11,805         |
| 贊助淨盈餘                                     | Net sponsorship surplus   | 7          | 8,634          | –              |
| 永遠會員會費                                    | Life member subscription fees   |            | 1,399          | 798            |
| 普通會員會費                                    | Ordinary member annual subscription fees  |            | 1,496          | 1,596          |
| 聯席會員會費                                    | Associate member annual subscription fees   |            | 13             | 11             |
| 會員入會基金                                    | Entrance fees   |            | 223            | 212            |
| 證書費                                       | Certificate fees  |            | 921            | 809            |
| 禮堂租用費                                     | Hall hire income  |            | 337            | 451            |
| 廣告費收益                                     | Advertising income  |            | 1,216          | 1,166          |
| 匯兌溢利                                      | Exchange gain   |            | 85             | –              |
| 非按公平值計入損益之<br>財務資產之利息收益 –<br>持至到期投資<br>其他 | Interest income on financial assets not at fair<br>value through profit or loss –<br>Held-to-maturity investments<br>Others |            | –<br>19        | 82<br>46       |
| 雜項收益                                      | Sundry income   |            | 1,723          | 2,006          |
|   |   |            | <u>28,373</u>  | <u>18,982</u>  |
| <b>費用</b>                                 | <b>Expenses</b>   |            |                |                |
| 租賃土地之攤銷                                   | Amortization of leasehold land  |            | 8              | 8              |
| 投資物業之折舊                                   | Depreciation of investment properties   |            | 84             | 84             |
| 物業、機器及設備之折舊                               | Depreciation of property, plant and equipment   |            | 1,235          | 1,209          |
| 物業維修費用                                    | Premises maintenance expenses   | 8          | 1,215          | 1,241          |
| 行政及一般費用                                   | Administration and general expenses   | 9          | 22,126         | 15,110         |
| 康樂活動費用                                    | Recreation expenses   | 10         | 598            | 413            |
| 廣州代表處費用                                   | Guangzhou office expenses   | 11         | 752            | 659            |
| 財務費用                                      | Finance cost  | 12         | 1              | 7              |
|   |   |            | <u>26,019</u>  | <u>18,731</u>  |
| <b>除稅前盈餘</b>                              | <b>Surplus before tax</b>   |            | 2,354          | 251            |
| 稅項  | Income tax  | 14(a)      | –              | (12)           |
| <b>本年度盈餘</b>                              | <b>Surplus for the year</b>   |            | 2,354          | 239            |
| <b>其他全面虧損</b>                             | <b>Other comprehensive loss</b>   |            |                |                |
| 換算海外代表處之財務報表<br>的匯兌差額                     | Exchange differences on translation of financial<br>statements of foreign branch  |            | (72)           | –              |
| <b>本年度全面收益總額</b>                          | <b>Total comprehensive income for the year</b>  |            | <u>2,282</u>   | <u>239</u>     |

## 綜合財務狀況表

2010年12月31日結算  
(港幣結算)

## Consolidated Statement of Financial Position

AS AT 31 DECEMBER 2010  
(Expressed in Hong Kong dollars)

|                    |   | 註釋<br>Note | 2010<br>\$'000 | 2009<br>\$'000<br>(重列)<br>(Restated) | 2008<br>\$'000<br>(重列)<br>(Restated) |
|--------------------|---|------------|----------------|--------------------------------------|--------------------------------------|
| <b>資產</b>          | <b>ASSETS</b>   |            |                |                                      |                                      |
| <b>非流動資產</b>       | <b>Non-current assets</b>   |            |                |                                      |                                      |
| 物業、機器及設備           | Property, plant and equipment                                       | 15         | 8,762          | 9,434                                | 8,970                                |
| 投資物業               | Investment properties   | 16         | 8,016          | 8,107                                | 6,615                                |
|                    |   |            | <u>16,778</u>  | <u>17,541</u>                        | <u>15,585</u>                        |
| <b>流動資產</b>        | <b>Current assets</b>   |            |                |                                      |                                      |
| 持至到期投資             | Held-to-maturity investments  |            | –              | –                                    | 8,010                                |
| 應收款、按金、預付款及<br>暫付款 | Accounts receivable, deposits,<br>prepayments and temporary payment | 19         | 3,747          | 5,323                                | 4,915                                |
| 租金、水電及雜項按金         | Rental, utility and sundry deposits                                 |            | 233            | 202                                  | 134                                  |
| 有關連公司欠款            | Amount owing by a related company                                   |            | –              | 336                                  | 875                                  |
| 本期稅項資產             | Current tax assets  |            | 12             | –                                    | –                                    |
| 定期存款               | Time deposits   |            | 7,664          | 18,301                               | 19,222                               |
| 庫存現金及銀行存款          | Cash and bank balances  |            | 15,479         | 6,433                                | 4,953                                |
|                    |   |            | <u>27,135</u>  | <u>30,595</u>                        | <u>38,109</u>                        |
| <b>總資產</b>         | <b>Total assets</b>   |            | <u>43,913</u>  | <u>48,136</u>                        | <u>53,694</u>                        |
| <b>權益及負債</b>       | <b>EQUITY AND LIABILITIES</b>                                       |            |                |                                      |                                      |
| <b>權益</b>          | <b>Equity</b>   |            |                |                                      |                                      |
| 資金滾存               | Accumulated fund  | 20         | 18,937         | 16,583                               | 16,344                               |
| 匯兌儲備               | Exchange reserve  | 21         | (111)          | (39)                                 | (39)                                 |
| 物業基金               | Building fund   | 22         | 10,000         | 10,000                               | 10,000                               |
|                    |   |            | <u>28,826</u>  | <u>26,544</u>                        | <u>26,305</u>                        |
| <b>流動負債</b>        | <b>Current liabilities</b>  |            |                |                                      |                                      |
| 租客按金               | Tenants' deposits   |            | 2,789          | 2,749                                | 2,657                                |
| 欠有關連公司款項           | Amounts owing to related companies                                  |            | 379            | 307                                  | 312                                  |
| 應付款及應付費用           | Accounts payable and accruals                                       |            | 11,431         | 10,154                               | 4,412                                |
| 暫收款項               | Temporary receipts  |            | 471            | 7,746                                | –                                    |
| 預收租金               | Rental received in advance  |            | 17             | 632                                  | –                                    |
| 本期稅項負債             | Current tax liabilities   |            | –              | 4                                    | 8                                    |
| 無抵押貸款              | Unsecured loan  |            | –              | –                                    | 20,000                               |
|                    |   |            | <u>15,087</u>  | <u>21,592</u>                        | <u>27,389</u>                        |
| <b>總權益及負債</b>      | <b>Total equity and liabilities</b>                                 |            | <u>43,913</u>  | <u>48,136</u>                        | <u>53,694</u>                        |

蔡冠深  
Jonathan CHOI Koon-shum

會長  
Chairman

楊釗  
Charles YEUNG

副會長  
Vice-chairman

## 財務狀況表

2010年12月31日結算  
(港幣結算)

## Statement of Financial Position

AS AT 31 DECEMBER 2010  
(Expressed in Hong Kong dollars)

|                |   | 註釋<br>Note | 2010<br>\$'000 | 2009<br>\$'000<br>(重列)<br>(Restated) | 2008<br>\$'000<br>(重列)<br>(Restated) |
|----------------|---|------------|----------------|--------------------------------------|--------------------------------------|
| <b>資產</b>      | <b>ASSETS</b>   |            |                |                                      |                                      |
| <b>非流動資產</b>   | <b>Non-current assets</b>   |            |                |                                      |                                      |
| 物業、機器及設備       | Property, plant and equipment                                       | 15         | 8,762          | 9,434                                | 8,970                                |
| 投資物業           | Investment properties   | 16         | 8,016          | 8,107                                | 6,615                                |
| 附屬公司           | Subsidiary  | 17         | 10             | 10                                   | 10                                   |
| 附屬公司欠款         | Amount owing by a subsidiary  | 18         | 103            | 490                                  | 490                                  |
|                |   |            | <u>16,891</u>  | <u>18,041</u>                        | <u>16,085</u>                        |
| <b>流動資產</b>    | <b>Current assets</b>   |            |                |                                      |                                      |
| 持至到期投資         | Held-to-maturity investments  |            | –              | –                                    | 8,010                                |
| 應收款、按金、預付款及暫付款 | Accounts receivable, deposits,<br>prepayments and temporary payment | 19         | 3,599          | 5,318                                | 5,086                                |
| 租金、水電及雜項按金     | Rental, utility and sundry deposits                                 |            | 233            | 202                                  | 134                                  |
| 有關連公司欠款        | Amount owing by a related company                                   |            | –              | 336                                  | 875                                  |
| 定期存款           | Time deposits   |            | 7,664          | 18,301                               | 19,222                               |
| 庫存現金及銀行存款      | Cash and bank balances  |            | 15,394         | 5,814                                | 4,208                                |
|                |   |            | <u>26,890</u>  | <u>29,971</u>                        | <u>37,535</u>                        |
| <b>總資產</b>     | <b>Total assets</b>   |            | <u>43,781</u>  | <u>48,012</u>                        | <u>53,620</u>                        |
| <b>權益及負債</b>   | <b>EQUITY AND LIABILITIES</b>                                       |            |                |                                      |                                      |
| <b>權益</b>      | <b>Equity</b>   |            |                |                                      |                                      |
| 資金滾存           | Accumulated fund  | 20         | 18,949         | 16,483                               | 16,308                               |
| 匯兌儲備           | Exchange reserve  | 21         | (111)          | (39)                                 | (39)                                 |
| 物業基金           | Building fund   | 22         | 10,000         | 10,000                               | 10,000                               |
|                |   |            | <u>28,838</u>  | <u>26,444</u>                        | <u>26,269</u>                        |
| <b>流動負債</b>    | <b>Current liabilities</b>  |            |                |                                      |                                      |
| 租客按金           | Tenants' deposits   |            | 2,789          | 2,749                                | 2,657                                |
| 欠有關連公司款項       | Amounts owing to related companies                                  |            | 379            | 307                                  | 312                                  |
| 應付款及應付費用       | Accounts payable and accruals                                       |            | 11,287         | 10,134                               | 4,382                                |
| 暫收款項           | Temporary receipts  |            | 471            | 7,746                                | –                                    |
| 預收租金           | Rental received in advance  |            | 17             | 632                                  | –                                    |
| 無抵押貸款          | Unsecured loan  |            | –              | –                                    | 20,000                               |
|                |   |            | <u>14,943</u>  | <u>21,568</u>                        | <u>27,351</u>                        |
| <b>總權益及負債</b>  | <b>Total equity and liabilities</b>                                 |            | <u>43,781</u>  | <u>48,012</u>                        | <u>53,620</u>                        |

蔡冠深  
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Chairman

楊釗  
Charles YEUNG

副會長  
Vice-chairman

## 綜合權益變動表

截至2010年12月31日止年度  
(港幣結算)

## Consolidated Statement of Changes in Equity

FOR THE YEAR ENDED 31 DECEMBER 2010  
(Expressed in Hong Kong dollars)

|                     |   | 資金滾存<br>Accumulated<br>fund<br>\$'000 | 匯兌儲備<br>Exchange<br>reserve<br>\$'000 | 物業基金<br>Building<br>fund<br>\$'000 | 總額<br>Total<br>\$'000 |
|---------------------|---|---------------------------------------|---------------------------------------|------------------------------------|-----------------------|
| 2009年1月1日           | At 1.1.2009   | 16,344                                | (39)                                  | 10,000                             | 26,305                |
| 本年度盈餘及本年度<br>全面收益總額 | Surplus for the year and total<br>comprehensive income for the year | 239                                   | –                                     | –                                  | 239                   |
| 2009年12月31日         | At 31.12.2009   | 16,583                                | (39)                                  | 10,000                             | 26,544                |
| 本年度盈餘               | Surplus for the year  | 2,354                                 | –                                     | –                                  | 2,354                 |
| 本年度其他全面虧損           | Other comprehensive loss<br>for the year                            | –                                     | (72)                                  | –                                  | (72)                  |
| 本年度全面收益總額           | Total comprehensive income<br>for the year                          | 2,354                                 | (72)                                  | –                                  | 2,282                 |
| 2010年12月31日         | At 31.12.2010   | 18,937                                | (111)                                 | 10,000                             | 28,826                |

**綜合現金流量表**  
截至2010年12月31日止年度  
(港幣結算)

**Consolidated Statement of Cash Flows**  
FOR THE YEAR ENDED 31 DECEMBER 2010  
(Expressed in Hong Kong dollars)

|                                | 2010<br>\$'000  | 2009<br>\$'000 |
|--------------------------------|---|----------------|
| <b>經營活動產生之現金流量</b>             | <b>Cash flows from operating activities</b>                 |                |
| 除稅前盈餘                          | 2,354   | 251            |
| 調整：                            | Adjustments for:  |                |
| 利息收益                           | (19)  | (128)          |
| 匯兌溢利                           | (80)  | -              |
| 出售物業、機器及設備之虧損                  | 179   | 9              |
| 租賃土地之攤銷                        | 8   | 8              |
| 投資物業之折舊                        | 84  | 84             |
| 物業、機器及設備之折舊                    | 1,307   | 1,280          |
| 利息開支                           | 1   | 7              |
| 營運資金變動前之經營盈餘                   | 3,834   | 1,511          |
| 應收款、按金、預付款及暫付款減少/<br>(增加)      | 1,568   | (443)          |
| 租金、水電及雜項按金增加                   | (31)  | (68)           |
| 有關連公司欠款減少                      | 336   | 539            |
| 租客按金增加                         | 40  | 92             |
| 欠有關連公司款項增加/(減少)                | 67  | (5)            |
| 應付款及應付費用(減少)/增加                | (3,749)   | 5,742          |
| 暫收款項(減少)/增加                    | (7,275)   | 7,746          |
| 預收租金(減少)/增加                    | (615)   | 632            |
| 經營業務產生之現金(使用)/流入               | (5,825)   | 15,746         |
| 支付利息                           | (1)   | (7)            |
| 已付稅項                           | (16)  | (16)           |
| 經營活動產生之現金(使用)/<br>流入淨額         | (5,842)   | 15,723         |
| <b>投資活動產生之現金流量</b>             | <b>Cash flows from investing activities</b>                 |                |
| 購入物業、機器及設備                     | (9,625)   | (3,357)        |
| 香港中華總商會大廈翻新工程之<br>補助款          | 13,840  | -              |
| 出售物業、機器及設備所得款項淨額               | -   | 20             |
| 贖回持至到期投資之所得款項                  | -   | 8,010          |
| 三個月以上到期之定期存款減少/<br>(增加)        | 8,063   | (12,135)       |
| 已收利息                           | 27  | 163            |
| 投資活動產生之現金流入/<br>(使用)淨額         | 12,305  | (7,299)        |
| <b>融資活動產生之現金流量</b>             | <b>Cash flows from financing activities</b>                 |                |
| 償還無抵押貸款                        | -   | (20,000)       |
| 融資活動產生之現金使用淨額                  | -   | (20,000)       |
| <b>現金及現金等值物之增加/<br/>(減少)淨額</b> | <b>Net increase/(decrease) in cash and cash equivalents</b> |                |
| <b>1月1日之現金及現金等值物</b>           | <b>9,007</b>  | <b>20,583</b>  |
| 匯率變動影響                         | 9   | -              |
| <b>12月31日之現金及現金等值物</b>         | <b>15,479</b>   | <b>9,007</b>   |
| <b>現金及現金等值物分析</b>              | <b>Analysis of cash and cash equivalents</b>                |                |
| 不超過三個月到期之定期存款                  | -   | 2,574          |
| 庫存現金及銀行存款                      | 15,479  | 6,433          |
|                                | <b>15,479</b>   | <b>9,007</b>   |

## 1. 一般資料

香港中華總商會（本“會”）乃一承擔有限責任公司，本會並無股本。

本會為香港註冊成立之有限公司，註冊地址及營業地點為香港干諾道中24-25號香港中華總商會大廈4字樓。

本會之主要業務為促進工商業，簽發貿易證書，提供會員貿易方便，出租本會之物業及投資控股。

附屬公司之主要業務已披露於財務報表註釋17。

## 2. 合符準則聲明

本會及其附屬公司（統稱本“會及附屬公司”）的財務報表乃按照香港會計師公會頒佈之香港財務報告準則（此統稱包括香港會計準則及詮釋），以及香港公認會計原則之規定編製而成。

## 3. 編製基準

此財務報表以原值成本法計算基準。

## 4. 採納新訂及經修訂香港財務報告準則

香港會計師公會已頒佈多項新訂及經修訂之香港財務報告準則，並於本會及附屬公司本會計期間內首度生效。除下文所述外，採納此等香港財務報告準則對本綜合財務報表並無重大影響。

## 1. General Information

The Chinese General Chamber of Commerce (the “Chamber”) is a company limited by guarantee and not having a share capital.

The Chamber is a limited company incorporated and domiciled in Hong Kong and has its registered office and principal place of business at 4/F., CGCC Building, 24-25 Connaught Road Central, Hong Kong.

The principal activities of the Chamber are to promote trade, commerce and industry, and issuing trade certificates, providing trade benefits to the members, and carrying out letting business in respect of the Chamber’s properties and investment holding.

The principal activities of the subsidiary are disclosed in note 17 to the financial statements.

## 2. Statement of Compliance

The financial statements of the Chamber and its subsidiary (collectively referred to as the “Chamber and Subsidiary”) have been prepared in accordance with Hong Kong Financial Reporting Standards (HKFRSs, which also include Hong Kong Accounting Standards (HKASs) and Interpretations) issued by the Hong Kong Institute of Certified Public Accountants (HKICPA) and accounting principles generally accepted in Hong Kong.

## 3. Basis of Preparation

These financial statements have been prepared under the historical cost convention.

## 4. Adoption of New and Revised Hong Kong Financial Reporting Standards

The HKICPA has issued a number of new and revised HKFRSs that are first effective for the current accounting period of the Chamber and Subsidiary. The adoption of these HKFRSs has no material impact on these consolidated financial statements except for as described below:

作為改進於2009年頒佈之香港財務報告準則的一部分，香港會計準則17“租賃”有關租賃土地的分類作出了修訂。香港會計準則17修訂前，本會及附屬公司需要將租賃土地歸類為營運租約。此修定已刪除該要求。此修定要求租賃土地將按照香港會計準則17的一般原則作為分類，即是否絕大部分租賃資產的風險及回報撥歸承租人。

符合融資租賃分類之租賃土地，以回溯方式由租賃土地重新分別分類為物業、機器及設備及投資物業。採納此修訂之影響如下：

|            |   | 2010年<br>12月31日<br>31 December<br>2010<br>\$'000 | 2009年<br>12月31日<br>31 December<br>2009<br>\$'000 | 2009年<br>1月1日<br>1 January<br>2009<br>\$'000 |
|------------|---|--|--|--|
| 租賃土地減少     | Decrease in leasehold land                | (6,749)  | (6,757)  | (6,765)                                      |
| 物業、機器及設備增加 | Increase in property, plant and equipment | 149  | 150  | 150  |
| 投資物業增加     | Increase in investment properties         | 6,600  | 6,607  | 6,615  |
|            |   | -  | -  | -  |

惟對本年度及過往之業績並無影響。

本會及附屬公司並未採納已頒佈但尚未生效之新訂或經修訂之香港財務報告準則。本會及附屬公司已開始評估新訂或經修訂之香港財務報告準則的影響，其中若干準則可能與本會及附屬公司的業務有關，並可能引致會計政策的變動，披露的變動以及於財務報表內若干項目的重新計量。

As part of Improvements to HKFRSs issued in 2009, HKAS 17 “Leases” has been amended in relation to the classification of leasehold land. Before the amendments to HKAS 17, the Chamber and Subsidiary were required to classify leasehold land as operating leases. The amendments to HKAS 17 have removed such a requirement. The amendments require that the classification of leasehold land should be based on the general principles set out in HKAS 17, that is, whether or not substantially all the risks and rewards incidental to ownership of a leased asset have been transferred to the lessee.

Leasehold land that qualifies for finance lease classification has been reclassified from leasehold land to property, plant and equipment and investment properties retrospectively. The effect of the adoption of the amendments is as below:

There is no impact on the results for the current and prior years.

The Chamber and Subsidiary have not applied the new or revised HKFRSs that have been issued but are not yet effective. The Chamber and Subsidiary have already commenced an assessment of the impact of the new or revised HKFRSs, certain of which may be relevant to the operations of the Chamber and Subsidiary and may give rise to changes in accounting policies, changes in disclosures and remeasurement of certain items in the financial statements.

## 5. 主要會計政策

### (a) 綜合基準

綜合財務報表乃本會及其附屬公司截至12月31日止之財務報表。

### (b) 附屬公司

附屬公司乃指本會及附屬公司有權監控其財務及營運政策的實體（包括特殊用途實體）且一般擁有其過半數投票權之股權。於評估本會及附屬公司是否控制另一實體時，會考慮現時可行使或可轉換之潛在投票權之存在及影響。

附屬公司在控制權轉移至本會及附屬公司之日全面綜合入賬。附屬公司在控制權終止日起停止綜合入賬。

本會及附屬公司採用會計收購法計算業務合併。收購附屬公司之代價為所轉讓資產、所產生負債及本會及附屬公司所發行股本權益之公平值。所轉讓代價包括或然代價安排產生之任何資產或負債之公平值。收購相關成本於產生時列為開支。於業務合併時所收購之可識別資產及所承擔之負債及或然負債，初步按收購日之公平值計量。按逐項收購基準，本會及附屬公司以公平值或非控制性權益按比例應佔被收購人資產淨值，計量被收購人非控制性權益。

所轉讓代價、被收購人之任何非控制性權益金額及任何先前於被收購人之股權於收購日期之公平值超過應佔所收購可識別資產淨值之公平值之差額入賬列作商譽。倘該數額低於以廉價購入附屬公司之資產淨值之公平值，則該差額會直接於全面收益表（經營溢利或虧損）內確認。

## 5. Significant Accounting Policies

### (a) Basis of consolidation

The consolidated financial statements incorporate the financial statements of the Chamber and its subsidiary made up to 31 December.

### (b) Subsidiary

Subsidiary is an entity (including special purpose entity) over which the Chamber and Subsidiary have the power to govern the financial and operating policies generally accompanying a shareholding of more than one half of the voting rights. The existence and effect of potential voting rights that are currently exercisable or convertible are considered when assessing whether the Chamber and Subsidiary control another entity.

Subsidiary is fully consolidated from the date on which control is transferred to the Chamber and Subsidiary and deconsolidated from the date that control ceases.

The acquisition method of accounting is used to account for business combinations by the Chamber and Subsidiary. The consideration transferred for the acquisition of a subsidiary is the fair values of the assets transferred, the liabilities incurred and the equity interests issued by the Chamber and Subsidiary. The consideration transferred includes the fair value of any asset or liability resulting from a contingent consideration arrangement. Acquisition-related costs are expensed as incurred. Identifiable assets acquired and liabilities and contingent liabilities assumed in a business combination are measured initially at their fair values at the acquisition date. There is a choice, on the basis of each acquisition, to measure the non-controlling interest in the acquiree either at fair value or at the non-controlling interest's proportionate share of the acquiree's net assets.

The excess of the consideration transferred, the amount of any non-controlling interest in the acquiree and the fair value of any previous equity interest in the acquiree at the date of acquisition over the fair value of the share of the identifiable net assets acquired is recorded as goodwill. If this is less than the fair value of the net assets of the subsidiary acquired in the case of a bargain purchase, the difference is recognized directly in the statement of comprehensive income (operating profit or loss).

本會與其附屬公司之間的交易、交易的結餘及未變現收益予以對銷。未變現虧損亦予以對銷。附屬公司的會計政策已按需要作出改變，以確保與本會及附屬公司採用的會計政策符合一致。

本會將附屬公司之業績按已收及應收股息入賬。在本會之財務狀況表內，附屬公司之投資是以成本值減任何累積減值虧損列賬。

#### (c) 租賃

租賃下資產擁有權之大部分報酬及風險實質上仍歸承租人則入賬為融資租賃。所有其他租賃以營運租賃入賬。

#### (d) 物業、機器及設備

物業、機器及設備按成本值減累積攤銷及折舊及任何累積減值虧損列賬。資產的成本值包括其買價及將資產達至運作狀況及地點作擬定用途之任何直接應計成本。資產投入運作後產生的開支如維修及保養一般在產生期間於全面收益表（經營溢利或虧損）中扣除。若有情況能清楚顯示開支已引致預期日後因使用該資產而獲取之經濟利益增加，則該開支會資本化為該資產之額外成本。

Intercompany transactions, balances and unrealized gains on transactions between the Chamber and its subsidiary are eliminated. Unrealized losses are also eliminated. Accounting policies of subsidiary have been changed where necessary to ensure consistency with the accounting policies adopted by the Chamber and Subsidiary.

The results of the subsidiary are accounted for by the Chamber on the basis of dividends received and receivable. In the Chamber's statement of financial position, investment in subsidiary is stated at cost less any accumulated impairment losses.

#### (c) Leases

Leases where substantially all the rewards and risks of ownership of assets remain with the lessee are accounted for as finance leases. All other leases are accounted for as operating leases.

#### (d) Property, plant and equipment

Property, plant and equipment are stated at cost less accumulated amortization and depreciation and any accumulated impairment losses. The cost of an asset comprises its purchase price and any directly attributable cost of bringing the asset to its working condition and location for its intended use. Expenditure incurred after the asset has been put into operation, such as repairs and maintenance, is normally charged to the statement of comprehensive income (operating profit or loss) in the period in which it is incurred. In situations where it can be clearly demonstrated that the expenditure has resulted in an increase in the future economic benefits expected to be obtained from the use of the asset, the expenditure is capitalized as an additional cost of the asset.

租賃樓宇及電腦設備之折舊按資產之預計可使用期及其估計剩餘價值，以直線法分別每年2.5%與其租約剩餘年期兩者之較短者計算及每年20%至33 1/3%計算。其他物業、機器及設備之折舊或攤銷按資產之預計可使用期及其估計剩餘價值，以遞減法/直線法按下列年率計算：

|          |         |
|----------|---------|
| 符合融資租賃分類 |         |
| 之租賃土地    | 按租賃限期   |
| 建築裝飾     | 10%     |
| 冷氣、電梯及電器 |         |
| 裝置       | 20%     |
| 傢俬及裝修    |         |
| 購置首年     | 20%至28% |
| 以後每年     | 10%至20% |

停止確認物業、機器及設備所產生之溢利或虧損按出售有關資產所得款項淨額與其賬面值之差額計算，並於全面收益表（經營溢利或虧損）內確認。

#### (e) 投資物業

投資物業（包括租賃土地及租賃樓宇）指租賃下的物業持作賺取租金及/或資本增值的物業。該物業乃按成本值減累積攤銷及折舊及任何累積減值虧損於財務狀況表內列賬。

投資物業之折舊或攤銷按資產之預計可使用期及其估計剩餘價值，以直線法按下列年率計算：

|          |                       |
|----------|-----------------------|
| 符合融資租賃分類 |                       |
| 之租賃土地    | 按租賃限期                 |
| 租賃樓宇     | 按租賃限期與每年<br>2.5%兩者較短者 |

The leasehold buildings and computers are depreciated over their estimated useful lives and after taking into account their estimated residual values, using the straight-line method at 2.5% per annum or the unexpired term of leases, if shorter and at 20% to 33 1/3% per annum respectively. Other property, plant and equipment are depreciated or amortized over their estimated useful lives and after taking into account their estimated residual values, using the reducing balance/straight-line method at the following annual rates:

|                                  |                     |
|----------------------------------|---------------------|
| Leasehold land classified        |                     |
| as finance lease                 | over the lease term |
| Building decoration              | 10%                 |
| Air-conditioning plant, lift and |                     |
| electrical workings              | 20%                 |
| Furniture and fixtures           |                     |
| Year of acquisition              | 20% to 28%          |
| Subsequent years                 | 10% to 20%          |

The gain or loss arising from the derecognition of an item of property, plant and equipment is the difference between the net sales proceeds and the carrying amount of the relevant asset and is recognized in the statement of comprehensive income (operating profit or loss).

#### (e) Investment properties

Investment properties (including leasehold land and leasehold buildings) are properties which are held under a leasehold interest to earn rental income and/or for capital appreciation. Such properties are stated in statement of financial position at cost less accumulated amortization and depreciation and any accumulated impairment losses.

Investment properties are depreciated or amortized over their estimated useful lives and after taking into account their estimated residual values, using the straight-line method at the following annual rates:

|                           |  |
|---------------------------|--|
| Leasehold land classified |  |
| as finance lease          | over the lease term                        |
| Leasehold buildings       | shorter of lease term<br>or 2.5% per annum |

投資物業於出售時或永久停用時，及預期未來不再帶來經濟利益，則停止確認該投資物業。停止確認投資物業所產生之溢利或虧損按出售有關資產之所得款項淨額與其賬面值之差額計算，並於全面收益表（經營溢利或虧損）內確認。

#### (f) 應收款

應收款（包括附屬公司欠款、應收款、租金、水電及雜項按金、有關連公司欠款、定期存款、庫存現金及銀行存款）初時以公平值入賬，其後以實際適用利率法計算攤銷成本減任何減值列賬。當有客觀證據顯示未能按應收款之原款收回所有到期款額時（例如債務人可能無力償債或面臨重大財困），則會就應收款作減值準備。撥備金額為應收款之賬面值與按原定實際利率貼現的估計未來現金流量的現值兩者的差額。應收款之賬面值透過使用撥備賬撇減。當已減值債務被評為不能收回，則終止確認。過往已撇銷之款項如於其後收回，將計入全面收益表（經營溢利或虧損）內。

#### (g) 資產減值

於每個結算日，除財務資產外，當有跡象顯示資產的賬面值可能因某些事件或情況轉變而可能未能收回時，將就該資產進行減值檢討。倘有跡象顯示減值存在，則本會及附屬公司會按資產之公平價值減銷售成本與使用值兩者之較高者估計可收回金額。資產減值虧損按資產之賬面值超出其可收回金額之差額於全面收益表（經營溢利或虧損）內確認。於評估資產減值時，資產將按可識辨現金流量（現金產生單位）的最低層次組合。

An investment property is derecognized upon disposal or when the investment property is permanently withdrawn from use and no future economic benefits are expected from its disposal. The gain or loss arising from the derecognition of an investment property is the difference between the net sales proceeds and the carrying amount of the relevant asset and is recognized in the statement of comprehensive income (operating profit or loss).

#### (f) Receivables

Receivables (including amount owing by a subsidiary, accounts receivable, rental, utility and sundry deposits, amount owing by a related company, time deposits, cash and bank balances) are initially recognized at fair value and subsequently measured at amortized cost using the effective interest method, less any impairment. A provision for impairment of receivables is made when there is objective evidence (such as the probability of insolvency or significant financial difficulties of debtors) that the Chamber and Subsidiary will not be able to collect all amounts due according to the original terms of receivables. The amount of the provision is the difference between the carrying amount of the receivables and the present value of the estimated future cash flows, discounted at the original effective interest rate. The carrying amount of receivables is reduced through the use of an allowance account. Impaired debts are derecognized when they are assessed as uncollectible. Subsequent recovery of amounts previously written off is credited to the statement of comprehensive income (operating profit or loss).

#### (g) Impairment of assets

At the end of each reporting period, assets, other than financial assets, are reviewed for impairment whenever events or changes in circumstances indicate that the carrying amounts may not be recoverable. When an indication of impairment exists, the Chamber and Subsidiary estimate the asset's recoverable amount, being the higher of the asset's fair value less costs to sell and its value in use. An impairment loss is recognized for the amount by which the asset's carrying amount exceeds its recoverable amount in the statement of comprehensive income (operating profit or loss). For the purpose of assessing impairment, assets are grouped at the lowest levels for which there are separately identifiable cash flows (cash-generating units).

倘用以釐定可收回金額之估計發生有利變化，便會將以往年期確認之減值虧損撥回。所撥回之減值虧損僅限於資產之賬面值不超過假設以往沒有確認減值虧損的賬面金額。撥回的減值虧損將撥入全面收益表（經營溢利或虧損）內。

An impairment loss recognized in prior year for an asset is reversed if there has been a favorable change in the estimates used to determine the recoverable amount. An impairment loss is reversed only to the extent that the asset's carrying amount does not exceed the carrying amount that would have been determined if no impairment loss had been recognized. Reversals of impairment losses are credited to the statement of comprehensive income (operating profit or loss).

#### (h) 現金及現金等值物

現金及現金等值物包括庫存現金，銀行存款，定期存款及於購入後三個月到期之短期及高度流通之投資。

#### (h) Cash and cash equivalents

Cash and cash equivalents include cash in hand, bank balances and deposits and other short-term highly liquid investments with original maturities of three months or less.

#### (i) 應付賬項

應付賬項（包括租客按金、欠有關連公司款項及應付款及應付費用）初時以公平值入賬，其後以實際適用利率法計算攤銷成本列賬。

#### (i) Payables

Payables (including tenants' deposits, amounts owing to related companies and accounts payable and accruals) are initially recognized at fair value and subsequently measured at amortized cost using the effective interest method.

#### (j) 收益確認

主要收益按下列基準入賬：

投資物業之租金收入就租約期按直線法確認入賬。

#### (j) Revenue recognition

Major categories of revenue are recognized in the financial statements on the following bases:

Rental income from investment properties is recognized on a straight-line basis over the lease terms.

禮堂租用費，廣告費收益及證書費於提供服務後確認入賬。

Hall hire income, advertising income and certificate fees are recognized upon provision of services.

會員會費及入會基金收入按實收現金基準予以確認入賬。

Subscription fees and entrance fees are recognized on cash basis.

利息收益按未償還本金及適用之實際利率以時間比例基礎入賬。

Interest income is recognized on a time proportion basis on the principal outstanding and at the effective interest rate applicable.

#### (k) 僱員福利

薪金、年終花紅、年度有薪假期、界定供款退休計劃之供款及非現金性福利之成本，均在有關僱員提供服務之年度內以應計基準支銷。

#### (k) Employee benefits

Salaries, annual bonuses, paid annual leave, contributions to defined contribution retirement plans and the cost of non-monetary benefits are accrued in the year in which the associated services are rendered by employees.

## (l) 稅項

稅項為本期稅項及遞延稅項的總和。

本期稅項是按年內應課稅收益根據於結算日已頒佈或實質頒佈的稅率計算的預期應付稅項，加上以往年度應付稅項的任何調整。

遞延稅項採用負債法就資產負債之稅基與它們在財務報表中之賬面值兩者之短暫時差作全數撥備。遞延稅項採用在結算日已頒佈或實質頒佈之稅率釐定。

遞延稅項資產乃就有可能將未來應課稅溢利與可動用之短暫時差抵銷而確認。

遞延稅項乃就附屬公司之短暫時差而撥備，但假若可以控制時差之撥回、並有可能在可預見未來不會撥回則除外。

## (m) 外幣

本會及附屬公司每個企業或代表處各自財務報表中的項目皆按有關企業或代表處營運所在的主要經濟環境的貨幣（功能貨幣）計算。綜合財務報表則以港元（本會的功能及呈報貨幣）呈列。

外幣交易乃按交易日的匯率換算為功能貨幣。因此等交易的結算而產生，以及因以外幣為單位的貨幣資產及負債按年終匯率進行換算而產生的匯兌盈虧皆記入全面收益表（經營溢利或虧損）內。

## (l) Income tax

Income tax represents the sum of current tax and deferred tax.

Current tax is the expected tax payable on the taxable income for the year, using tax rates enacted or substantively enacted at the end of the reporting period, and any adjustment to tax payable in respect of previous years.

Deferred tax is provided in full, using the liability method, on temporary differences arising between the tax bases of assets and liabilities and their carrying amounts in the financial statements. Tax rates enacted or substantively enacted at the end of the reporting period are used to determine deferred tax.

Deferred tax assets are recognized to the extent that it is probable that future taxable profit will be available against which the temporary differences can be utilised.

Deferred tax is provided on temporary differences arising on investment in subsidiary, except where the timing of the reversal of the temporary difference can be controlled and it is probable that the temporary difference will not reverse in the foreseeable future.

## (m) Foreign currencies

Items included in the financial statements of each of the entities or branches of Chamber and Subsidiary are measured using the currency of the primary economic environment in which the entity or branch operates (the functional currency). The consolidated financial statements are presented in Hong Kong dollar, which is the Chamber's functional and presentation currency.

Foreign currency transactions are translated into the functional currency using the exchange rates prevailing at the dates of the transactions. Foreign exchange gains and losses resulting from the settlement of such transactions and from the translation at year-end exchange rates of monetary assets and liabilities denominated in foreign currencies are recognized in the statement of comprehensive income (operating profit or loss).

採用不同於本會及附屬公司呈報貨幣的功能貨幣之海外附屬公司或代表處之資產及負債按結算日適用的匯率換算為港元，全面收益表（經營溢利或虧損）乃按年內之加權平均匯率折算，該等匯兌差額乃於其他全面收益內確認及分別累積於權益中之匯兌儲備內。於出售海外企業或代表處時，有關該海外企業或代表處之匯兌差額之累計金額計算在出售損益內。

The assets and liabilities of foreign subsidiary or branch that have a functional currency different from the presentation currency of the Chamber and Subsidiary are translated into Hong Kong dollars at the exchange rates ruling at the end of the reporting period, and its statement of comprehensive income (operating profit or loss) is translated into Hong Kong dollars at the weighted average exchange rates for the year. The resulting exchange differences are recognized in other comprehensive income and accumulated separately in equity in the exchange reserve. On disposal of a foreign entity or branch, the cumulative exchange differences which relate to that entity or branch are included in the calculation of the profit or loss on disposal.

#### (n) 有關連人士

如果本會及附屬公司有能力和間接控制或聯合控制另一方人士或可以對另一方人士的財務及營運決策發揮重大影響力，或另一方人士能夠直接或間接控制或聯合控制本會及附屬公司或對本會及附屬公司的財務及營運決策發揮重大影響力，或本會及附屬公司與另一方人士共同受到第三者的控制，有關人士即視為本會及附屬公司的有關連人士。有關連人士包括個人即本會及附屬公司之主要行政人員及其直系家庭成員及受其控制、聯合控制或重大影響的企業，有關連人士亦包括本會及附屬公司或其有關連人士之僱員退休福利計劃。

#### (n) Related parties

A party is considered to be related to the Chamber and Subsidiary if the Chamber and Subsidiary have the ability, directly or indirectly, to control the party, exercise significant influence over the party or have joint control over the party in making financial and operating decisions, or vice versa, or where the Chamber and Subsidiary and the party are subject to common control. Related parties include individuals being members of key management personnel of the Chamber and Subsidiary, as well as close family members of, and entities which are controlled, jointly-controlled or significantly influenced by such individuals. Related parties also include post-employment benefit plans for the benefit of employees of the Chamber and Subsidiary or their related parties.

## 6. 租金收入淨額

投資物業之租金收入

冷氣費收入

減：直接費用

大廈管理費

清潔及管理費

保險費

差餉地稅

修繕費

水電費

## 6. Net Rental Income

Rental income from

investment properties

Air-conditioning charges

Less: Direct expenses

Building management fee

Cleaning and management

fees

Insurance

Rates and government rent

Repairs and maintenance

Utilities

本會及附屬公司  
Chamber and Subsidiary

2010 2009

\$'000 \$'000

**12,904** 12,422

**659** 686

**13,563** 13,108

**446** 436

**29** 94

**45** 32

**43** 43

**76** 72

**617** 626

**1,256** 1,303

**12,307** 11,805

## 7. 贊助淨盈餘

獲得之補助

減：費用

慈善捐款

項目費用

雜費

## 7. Net Sponsorship Surplus

Grants received

Less: Expenses

Donation

Event expenses

Sundry expenses

本會及附屬公司  
Chamber and Subsidiary

2010 2009

\$'000 \$'000

**14,130** –

**1,000** –

**4,248** –

**248** –

**5,496** –

**8,634** –

贊助淨盈餘是由本會110週年會慶系列活動中從數位會董及其他贊助者收取之補助減去相關活動項目成本及費用所產生的。

Net sponsorship surplus is arising from the grants received from several Committee Members and others, net of related cost of events and expenses for the celebration of the Chamber's 110th Anniversary.

## 8. 物業維修費用

大廈管理費  
清潔及管理費  
差餉地稅  
修繕費  
水電費

## 8. Premises Maintenance Expenses

Building management fee  
Cleaning and management fees  
Rates and government rent  
Repairs and maintenance  
Utilities

| 本會及附屬公司                |              |
|------------------------|--------------|
| Chamber and Subsidiary |              |
| 2010                   | 2009         |
| \$'000                 | \$'000       |
| 104                    | 101          |
| 386                    | 353          |
| 139                    | 77           |
| 381                    | 501          |
| 205                    | 209          |
| <b>1,215</b>           | <b>1,241</b> |

## 9. 行政及一般費用

廣告及宣傳費  
核數師酬金  
郵電費  
研究顧問費  
慈善捐款  
應酬費  
保險費  
互聯網費  
律師及顧問費  
出售物業、機器及設備之虧損  
  
書報費  
文具、印刷及出版費用  
退休金供款  
職員薪金及津貼  
雜費  
電話費  
舟車費

## 9. Administration and General Expenses

Advertising and promotion  
Auditors' remuneration  
Cable and postage  
Consultancy fee  
Donation  
Entertainment  
Insurance  
Internet charges  
Legal and professional fees  
Loss on disposals of property,  
plant and equipment  
Newspapers and magazines  
Printing, stationery and publication  
Retirement costs  
Salaries and allowances  
Sundry expenses  
Telephone  
Travelling

| 本會及附屬公司                |               |
|------------------------|---------------|
| Chamber and Subsidiary |               |
| 2010                   | 2009          |
| \$'000                 | \$'000        |
| 135                    | 150           |
| 125                    | 107           |
| 427                    | 239           |
| 487                    | 705           |
| 6,000                  | -             |
| 929                    | 1,289         |
| 15                     | 11            |
| 45                     | 46            |
| 24                     | 72            |
| 179                    | 9             |
| 89                     | 90            |
| 1,802                  | 923           |
| 949                    | 988           |
| 10,666                 | 10,209        |
| 135                    | 135           |
| 54                     | 79            |
| 65                     | 58            |
| <b>22,126</b>          | <b>15,110</b> |

## 10. 康樂活動費用

會員聯歡費用

職員福利

## 10.Recreation Expenses

Members social gathering expenses

Staff welfare

本會及附屬公司  
Chamber and Subsidiary

2010 2009

\$'000 \$'000

|  |            |            |
|--|------------|------------|
|  | 153        | 191        |
|  | 445        | 222        |
|  | <u>598</u> | <u>413</u> |

## 11. 廣州代表處費用

會計費用

核數師酬金

郵電費

物業、機器及設備之折舊

水電費

應酬費

保險費

律師及顧問費

文具、印刷及出版費用

大廈管理費

租金

退休金供款

職員薪金及津貼

雜費

舟車費

## 11.Guangzhou Office Expenses

Accountancy fee

Auditors' remuneration

Cable and postage

Depreciation of property, plant and equipment

Electricity and water

Entertainment

Insurance

Legal and professional fees

Printing, stationery and publication

Property management fee

Rent

Retirement costs

Salaries and allowances

Sundry expenses

Travelling

本會及附屬公司  
Chamber and Subsidiary

2010 2009

\$'000 \$'000

|  |            |            |
|--|------------|------------|
|  | 14         | 14         |
|  | 7          | 7          |
|  | 8          | 1          |
|  | 72         | 71         |
|  | 3          | 4          |
|  | 2          | 4          |
|  | 20         | 20         |
|  | 167        | 82         |
|  | 5          | 4          |
|  | 52         | 56         |
|  | 57         | 61         |
|  | 8          | 8          |
|  | 311        | 303        |
|  | 22         | 20         |
|  | 4          | 4          |
|  | <u>752</u> | <u>659</u> |

## 12. 財務費用

非按公平值計入損益之財務負債之利息開支 —  
於五年內清還

## 12.Finance Cost

Interest expenses on financial liabilities not at fair value through profit or loss - wholly repayable within 5 years

本會及附屬公司  
Chamber and Subsidiary

2010 2009

\$'000 \$'000

|  |   |   |
|--|---|---|
|  | 1 | 7 |
|--|---|---|

### 13. 會董酬金

本會會董在本年度內並無獲得任何酬金。

### 14. 稅項

(a) 於綜合全面收益表中的稅項為：

本期稅項  
本年度稅項

由於本年度之應課稅溢利可與承前稅項虧損抵銷或無應課稅溢利，因此本會及其附屬公司並未為2010/11年度利得稅作準備(2009/10：16.5%)。

(b) 綜合財務報表所列稅項與本會及附屬公司會計盈餘調節如下：

除稅前盈餘

稅項按適當稅率16.5% (2009：16.5%) 計算

釐定應課稅溢利時毋須扣稅淨支出的稅務影響

運用以往未確認稅項虧損的稅務影響

年內未確認稅項虧損的稅務影響

稅項

### 13. Emolument to Committee Members

No emolument was paid during the financial year to any Committee Member of the Chamber.

### 14. Income Tax

(a) Income tax in the consolidated statement of comprehensive income represents:

|                  | 本會及附屬公司<br>Chamber and Subsidiary |                |
|------------------|-----------------------------------|----------------|
|                  | 2010<br>\$'000                    | 2009<br>\$'000 |
| Current tax      |                                   |                |
| Tax for the year | -                                 | 12             |

No profits tax is provided by the Chamber and its subsidiary for the 2010/11 year of assessment (2009/10: 16.5%) in view of tax loss relief available for set-off against current year's assessable profits or no assessable profits was earned during the year.

(b) The reconciliation between income tax and accounting surplus of the Chamber and Subsidiary in the consolidated financial statements is as follows:

|  | 本會及附屬公司<br>Chamber and Subsidiary |                |
|--|-----------------------------------|----------------|
|  | 2010<br>\$'000                    | 2009<br>\$'000 |
| Surplus before tax   | 2,354                             | 251            |
| Notional tax at the applicable tax rate of 16.5% (2009: 16.5%)                   | 389                               | 41             |
| Tax effect of net expenses that are not deductible in determining taxable profit | 711                               | 103            |
| Tax effect of utilization of previously unrecognized tax losses                  | (1,118)                           | (132)          |
| Tax effect of unrecognized tax losses in the year                                | 18                                | -              |
| Income tax   | -                                 | 12             |

(c) 已確認之遞延稅項資產和負債

於綜合及本會財務狀況表內已確認之遞延稅項資產和負債的構成及年內變動如下：

|                     |  | 加速折舊免稅額<br>Accelerated tax<br>depreciation<br>\$'000 | 稅項虧損<br>Tax losses<br>\$'000 | 總額<br>Total<br>\$'000 |
|---------------------|--|--|------------------------------|-----------------------|
| 2009年1月1日           | At 1.1.2009  | 97   | (97)                         | —                     |
| 扣除/(計入)本年度<br>全面收益表 | Charged/(credited) to statement of<br>comprehensive income | 52   | (52)                         | —                     |
| 2009年12月31日         | At 31.12.2009  | 149  | (149)                        | —                     |
| 扣除/(計入)本年度<br>全面收益表 | Charged/(credited) to statement of<br>comprehensive income | 67   | (67)                         | —                     |
| 2010年12月31日         | At 31.12.2010  | 216  | (216)                        | —                     |

(d) 未確認之遞延稅項資產

於2010年12月31日，本會及附屬公司有\$10,518,000 (2009：\$16,779,000)的可用於抵扣未來應課稅溢利的稅項虧損。當中\$1,307,000 (2009：\$903,000)之虧損確認為遞延稅項資產。剩餘之\$9,211,000 (2009：\$15,876,000)可抵扣虧損，因為未來溢利之不可預見性，所以並未就其確認為遞延稅項資產。此稅項虧損根據現行稅務法例並無限期。

於2010年12月31日，本會有\$10,407,000 (2009：\$16,779,000)的可用於抵扣未來應課稅溢利的稅項虧損。當中\$1,307,000 (2009：\$903,000)之虧損確認為遞延稅項資產。剩餘之\$9,100,000 (2009：\$15,876,000)可抵扣虧損，因為未來溢利之不可預見性，所以並未就其確認為遞延稅項資產。此稅項虧損根據現行稅務法例並無限期。

(c) Deferred tax assets and liabilities recognized

The components of deferred tax assets and liabilities recognized in the consolidated and Chamber statements of financial position and the movements during the year are as follows:

(d) Deferred tax assets unrecognized

At 31 December 2010, the Chamber and Subsidiary had unused tax losses of \$10,518,000 (2009: \$16,779,000) available for set-off against future taxable profit. A deferred tax asset has been recognized in respect of \$1,307,000 (2009: \$903,000) of such losses. No deferred tax asset has been recognized in respect of the remaining \$9,211,000 (2009: \$15,876,000) due to unpredictability of future taxable profit streams. The tax losses do not expire under current tax legislation.

At 31 December 2010, the Chamber had unused tax losses of \$10,407,000 (2009: \$16,779,000) available for set-off against future taxable profit. A deferred tax asset has been recognized in respect of \$1,307,000 (2009: \$903,000) of such losses. No deferred tax asset has been recognized in respect of the remaining \$9,100,000 (2009: \$15,876,000) due to unpredictability of future taxable profit streams. The tax losses do not expire under current tax legislation.

## 15. 物業、機器及設備

## 15. Property, Plant and Equipment

|                |  | 在香港<br>租賃土地<br>(長期租約)<br>Leasehold<br>land in<br>Hong Kong<br>(long lease)<br>\$'000<br>(重列)<br>(Restated) | 在香港<br>租賃樓宇<br>(長期租約)<br>Leasehold<br>buildings in<br>Hong Kong<br>(long lease)<br>\$'000<br>(重列)<br>(Restated) | 冷氣、電梯及<br>建築裝飾<br>Building<br>decoration<br>\$'000 | 電器裝置<br>電器裝置<br>electrical<br>workings<br>\$'000 | 電腦、<br>傢俬及裝修<br>Computers,<br>furniture<br>and fixtures<br>\$'000 | 總額<br>Total<br>\$'000<br>(重列)<br>(Restated) |
|----------------|--|--|---|--|--|---|---|
| <b>成本</b>      | <b>Cost</b>  |  |   |  |  |   |   |
| 2009年1月1日      | At 1.1.2009  | 160  | 3,665   | 4,326  | 7,428  | 19,347  | 34,926                                      |
| 轉出至投資物業        | Transfer to investment<br>properties                 | -  | (3,363)   | -  | -  | -   | (3,363)                                     |
| 添置             | Additions  | -  | -   | 3,001  | 117  | 239   | 3,357                                       |
| 出售             | Disposals  | -  | -   | -  | -  | (215)   | (215)                                       |
| 2009年12月31日    | At 31.12.2009  | 160  | 302   | 7,327  | 7,545  | 19,371  | 34,705                                      |
| 添置             | Additions  | -  | -   | 10,778   | 1,774  | 2,095   | 14,647                                      |
| 收取補助(註釋)       | Grants received (Note)                               | -  | -   | (10,778)   | (1,730)  | (1,332)   | (13,840)                                    |
| 出售             | Disposals  | -  | -   | -  | -  | (8,230)   | (8,230)                                     |
| 匯兌差額           | Translation difference                               | -  | -   | -  | -  | 15  | 15  |
| 2010年12月31日    | At 31.12.2010  | 160  | 302   | 7,327  | 7,589  | 11,919  | 27,297                                      |
| <b>累積攤銷及折舊</b> | <b>Accumulated amortization<br/>and depreciation</b> |  |   |  |  |   |   |
| 2009年1月1日      | At 1.1.2009  | 10   | 2,081   | 4,097  | 6,542  | 13,226  | 25,956                                      |
| 轉出至投資物業        | Transfer to investment<br>properties                 | -  | (1,779)   | -  | -  | -   | (1,779)                                     |
| 年內撥備           | Provision for the year                               | -  | -   | 323  | 201  | 756   | 1,280                                       |
| 出售時撥回          | Written back on disposals                            | -  | -   | -  | -  | (186)   | (186)                                       |
| 2009年12月31日    | At 31.12.2009  | 10   | 302   | 4,420  | 6,743  | 13,796  | 25,271                                      |
| 年內撥備           | Provision for the year                               | 1  | -   | 291  | 169  | 847   | 1,308                                       |
| 出售時撥回          | Written back on disposals                            | -  | -   | -  | -  | (8,051)   | (8,051)                                     |
| 匯兌差額           | Translation difference                               | -  | -   | -  | -  | 7   | 7   |
| 2010年12月31日    | At 31.12.2010  | 11   | 302   | 4,711  | 6,912  | 6,599   | 18,535                                      |
| <b>賬面淨值</b>    | <b>Net book value</b>                                |  |   |  |  |   |   |
| 2010年12月31日    | At 31.12.2010  | 149  | -   | 2,616  | 677  | 5,320   | 8,762                                       |
| 2009年12月31日    | At 31.12.2009  | 150  | -   | 2,907  | 802  | 5,575   | 9,434                                       |
| 2009年1月1日      | At 1.1.2009  | 150  | 1,584   | 229  | 886  | 6,121   | 8,970                                       |

註釋

Note

金額為本會110週年會慶系列活動中香港中華總商會大廈翻新工程數位會董及其他贊助者之補助款。

The amounts represent grants received from several Committee Members and others for subsidizing the renovations of CGCC Building in respect of the celebration of the Chamber's 110th Anniversary.

## 16. 投資物業

## 16. Investment Properties

|                             |  | 在香港<br>租賃土地<br>(長期租約)<br>Leasehold<br>land<br>in Hong Kong<br>(long lease)<br>\$'000<br>(重列)<br>(Restated) | 在香港<br>租賃樓宇<br>(長期租約)<br>Leasehold<br>buildings<br>in Hong Kong<br>(long lease)<br>\$'000<br>(重列)<br>(Restated) | 總額<br>Total<br>\$'000<br>(重列)<br>(Restated) |
|-----------------------------|--|--|---|---|
| <b>成本</b>                   | <b>Cost</b>                                      |  |   |   |
| 2009年1月1日                   | At 1.1.2009                                      | 6,753  | 443   | 7,196                                       |
| 由物業、機器及設備轉入                 | Transfer from property, plant and equipment      | –  | 3,363   | 3,363                                       |
| 2009年12月31日及<br>2010年12月31日 | At 31.12.2009 and<br>31.12.2010                  | 6,753  | 3,806   | 10,559                                      |
| <b>累積攤銷及折舊</b>              | <b>Accumulated amortization and depreciation</b> |  |   |   |
| 2009年1月1日                   | At 1.1.2009                                      | 138  | 443   | 581   |
| 由物業、機器及設備轉入                 | Transfer from property, plant and equipment      | –  | 1,779   | 1,779                                       |
| 年內撥備                        | Provision for the year                           | 8  | 84  | 92  |
| 2009年12月31日                 | At 31.12.2009                                    | 146  | 2,306   | 2,452                                       |
| 年內撥備                        | Provision for the year                           | 7  | 84  | 91  |
| 2010年12月31日                 | At 31.12.2010                                    | 153  | 2,390   | 2,543                                       |
| <b>賬面淨值</b>                 | <b>Net book value</b>                            |  |   |   |
| 2010年12月31日                 | At 31.12.2010                                    | 6,600  | 1,416   | 8,016                                       |
| 2009年12月31日                 | At 31.12.2009                                    | 6,607  | 1,500   | 8,107                                       |
| 2009年1月1日                   | At 1.1.2009                                      | 6,615  | –   | 6,615                                       |

於香港之投資物業為長期租約及持作營運租賃用途。

Investment properties are held in Hong Kong under long lease and held for use in operating leases.

投資物業於2010年12月31日之公平價值為\$547,270,000(2009:\$409,363,000(重列))。投資物業於2010年12月31日之公平價值由李卓映小姐(榮譽理學士及香港測量師學會及英國皇家特許測量師學會會員)，按相關市值作基準估值。她擁有認可及有關專業資格和具有於被評估之投資物業的地點和類別之相關經驗。

The fair value of investment properties at 31 December 2010 was \$547,270,000 (2009: \$409,363,000 (Restated)). The fair value at 31 December 2010 was determined by Ms. Li Cheuk Ying, BSc (Hons), MHKIS and MRICS, independent professional valuer who holds recognized and relevant professional qualification and has recent experience in the location and category of the investment properties being valued, using comparison approach with reference to relevant comparable transactions in the market.

## 17. 附屬公司

非上市股份，成本值

附屬公司的詳情列載如下：

|              |                        |
|--------------|------------------------|
| 在香港註冊成立之私營公司 | 香港中華總商會服務有限公司          |
| 已發行普通股本      | 10,000股每股面值\$1         |
| 實際權益         | 100%                   |
| 主要業務         | 活動項目管理，傳媒關係及公關，培訓及秘書服務 |

## 18. 附屬公司欠款

欠款並無抵押，免利息及無固定還款期。

## 19. 應收款、按金、預付款及暫付款

貿易應收款  
30日內  
31日至60日  
61日至90日  
超過90日

其他應收款項、按金、預付款及暫付款

## 17. Subsidiary

Unlisted investments, at cost

Details of subsidiary are as follows:

|   |  |
|---|--|
| Private company incorporated in Hong Kong | CGCC Services Limited  |
| Issued ordinary share capital             | 10,000 shares of \$1 each  |
| Direct equity holding                     | 100%   |
| Principal activities                      | Event management, media and public relation, training and secretarial services |

## 18. Amount Owing by a Subsidiary

The amount is unsecured, non-interest bearing and with no fixed term of repayment.

## 19. Accounts Receivable, Deposits, Prepayments and Temporary Payment

Trade receivable  
Within 30 days  
31 to 60 days  
61 to 90 days  
Over 90 days

Other receivables, deposits, prepayments and temporary payment

| 本會<br>Chamber  |                |
|----------------|----------------|
| 2010<br>\$'000 | 2009<br>\$'000 |
| 10             | 10             |

| 本會及附屬公司<br>Chamber and Subsidiary                              |                |
|--|----------------|
| 2010<br>\$'000   | 2009<br>\$'000 |
| Trade receivable   |                |
| Within 30 days   | 27             |
| 31 to 60 days  | –              |
| 61 to 90 days  | 35             |
| Over 90 days   | 216            |
|  | <u>278</u>     |
| Other receivables, deposits, prepayments and temporary payment | 5,045          |
|  | <u>5,323</u>   |

|                   |  | 本會<br>Chamber  |                |
|-------------------|--|----------------|----------------|
|                   |  | 2010<br>\$'000 | 2009<br>\$'000 |
| 貿易應收款             | Trade receivable   |                |                |
| 30日內              | Within 30 days   | 139            | 33             |
| 31日至60日           | 31 to 60 days  | 1              | –              |
| 61日至90日           | 61 to 90 days  | 2              | 35             |
| 超過90日             | Over 90 days   | 170            | 216            |
|                   |  | <u>312</u>     | <u>284</u>     |
| 其他應收款項、按金、預付款及暫付款 | Other receivables, deposits,<br>prepayments and temporary<br>payment | 3,287          | 5,034          |
|                   |  | <u>3,599</u>   | <u>5,318</u>   |

於2009年，貿易應收款包括附屬公司欠款\$6,000。

In 2009, trade receivable included amount owing by a subsidiary of \$6,000.

## 20. 資金滾存

本會及附屬公司於截至2010年及2009年12月31日止年度資金滾存之變動於綜合權益變動表中呈列。

## 20. Accumulated Fund

The movements of accumulated fund of the Chamber and Subsidiary for the years ended 31 December 2010 and 2009 are presented in the consolidated statement of changes in equity.

本會之資金滾存之變動如下：

The movement of the Chamber's accumulated fund is as follows:

|        |                      | 2010<br>\$'000 | 2009<br>\$'000 |
|--------|----------------------|----------------|----------------|
| 1月1日   | At 1 January         | 16,483         | 16,308         |
| 本年度盈餘  | Surplus for the year | 2,466          | 175            |
| 12月31日 | At 31 December       | <u>18,949</u>  | <u>16,483</u>  |

## 21. 匯兌儲備

匯兌儲備指由於換算海外代表處的財務報表而產生的所有匯兌差額，並根據財務報表註釋5(m)所載外幣之會計政策處理。

## 21. Exchange Reserve

Exchange reserve comprises all foreign exchange differences arising from the translation of the financial statements of foreign branch in accordance with the accounting policy of foreign currencies in note 5(m) to the financial statements.

## 22. 物業基金

此項基金乃作為本會或有關連公司購置物業之用。

## 22. Building Fund

The fund was set up for the purpose of acquiring premises by the Chamber or its related company.

## 23. 退休金計劃

本會及附屬公司設有界定額供款計劃及強制性公積金計劃。向界定額供款計劃作出之供款乃根據員工薪金之百分比作出，由5%至15%不等，視乎員工之年資而定。由2000年12月1日起新受聘之僱員必入強制性公積金計劃。向強制性公積金計劃之供款為員工薪金5%。本會及附屬公司亦為在中國設立的員工公積金供款。本年度內，全面收益表（經營溢利或虧損）支銷之計劃金額為\$957,000 (2009：\$996,000)。

## 24. 來年應收最低租金

根據不能取消之營運租約，來年應收最低租金總額如下：-

第1年內  
第2至第5年內

本會及附屬公司之營運租約期介乎19個月至3年。

## 25. 有關連人士的交易

- (a) 本會及附屬公司向一間有關連公司收取雜項收入\$504,000 (2009：\$504,000)及支付慈善捐款\$6,000,000 (2009：無)，而本會之數位會董具有該公司之重大影響力。
- (b) 本會及附屬公司向一間有關連公司支付廣州代表處租金\$57,000 (2009：\$61,000)及按金\$20,000 (2009：\$20,000)，而本會之數位會董具有該公司之重大影響力。

## 23. Retirement Schemes

The Chamber and Subsidiary operate a defined contribution scheme and the Mandatory Provident Fund Scheme. Contributions to the defined contribution scheme are based on a percentage of employees' salaries ranging from 5% to 15%, depending upon the length of service of the employees. Commencing on 1 December 2000, newly-joined employees are compulsorily required to join the Mandatory Provident Fund Scheme. Contributions to the Mandatory Provident Fund Scheme are based on 5% of employees' salaries. The Chamber and Subsidiary also contribute to employee pension scheme established in China. During the year, the amount charged to statement of comprehensive income (operating profit or loss) in respect of these schemes was \$957,000 (2009: \$996,000).

## 24. Future Minimum Lease Payments Receivable

The future aggregate minimum lease payments receivable under non-cancellable operating leases are as follows:-

|                                       | 本會及附屬公司<br>Chamber and Subsidiary |                |
|---------------------------------------|-----------------------------------|----------------|
|                                       | 2010<br>\$'000                    | 2009<br>\$'000 |
| Within one year                       | 11,572                            | 7,013          |
| In the second to fifth year inclusive | 12,247                            | 1,884          |
|                                       | <u>23,819</u>                     | <u>8,897</u>   |

The operating leases of the Chamber and Subsidiary are for terms ranging from nineteen months to three years.

## 25. Related Party Transactions

- (a) The Chamber and Subsidiary received sundry income of \$504,000 (2009: \$504,000) from and made donation of \$6,000,000 (2009: nil) to a related company, over which several Committee Members of the Chamber had significant influence.
- (b) The Chamber and Subsidiary paid rent of \$57,000 (2009: \$61,000) and deposits of \$20,000 (2009: \$20,000) for Guangzhou office to a related company, over which several Committee Members of the Chamber had significant influence.

(c) 本會及附屬公司就本會110週年會慶系列活動收取本會之數位會董（亦為首長）\$10,000,000 (2009：無)之補助。

(d) 分別列於流動資產及流動負債之有關連公司欠款及欠有關連公司款項並無抵押，免利息及須隨時償還，而本會之數位會董具有該公司之重大影響力。

## 26. 資本管理

資本包括綜合財務狀況表上之資金滾存，匯兌儲備及物業基金。本會及附屬公司管理資本的目標是要保障本會及附屬公司能夠持續經營。本會及附屬公司之整體策略與去年相同。

本會及附屬公司定期監察其即時及預期之資金需求以管理資本，而非採用負債權益比率分析。

本會及附屬公司並不受制於內部或外間規範的資本要求。

## 27. 財務風險管理及公平值

### (a) 利率風險

定期存款乃浮息計算，因而承擔利率風險。本會及附屬公司之政策乃為銀行存款尋求最優惠利率。下表列載本會及附屬公司於2010年12月31日及2009年12月31日承擔利率風險之財務工具之賬面值：

定期存款

在2010年12月31日，如利率增加25個基點(2009：25個基點)而其他因素不變，本年度盈餘及資金滾存增加約\$19,000 (2009：\$46,000)。此25個基點之增加代表管理層直至下一年度結算日對利率最大變動之評估。

(c) The Chamber and Subsidiary received grants of \$10,000,000 (2009: nil) from several Committee Members (who were also officer-bearers) of the Chamber in respect of the celebration of the Chamber's 110th Anniversary.

(d) Amount owing by a related company and amounts owing to related companies, over which several Committee Members of the Chamber had significant influence, classified as current assets and current liabilities respectively are unsecured, non-interest bearing and repayable on demand.

## 26. Capital Management

Capital comprises accumulated fund, exchange reserve and building fund stated on the consolidated statement of financial position. The objective of the Chamber and Subsidiary when managing capital is to safeguard their ability to continue as a going concern. The overall strategy of the Chamber and Subsidiary remains unchanged from prior year.

The Chamber and Subsidiary manage capital by regularly monitoring their current and expected liquidity requirements rather than using debt/equity ratio analyses.

The Chamber and Subsidiary are not subject to either internally or externally imposed capital requirements.

## 27. Financial Risk Management and Fair Values

### (a) Interest rate risk

Time deposits are interest bearing at variable rates and hence expose to interest rate risk. The policy of the Chamber and Subsidiary is to obtain the most favorable interest rates available for their bank deposits. The following table set out the carrying amounts of the financial instruments of the Chamber and Subsidiary at 31 December 2010 and 31 December 2009 that are exposed to interest rate risk:

|               | 2010   | 2009   |
|---------------|--------|--------|
|               | \$'000 | \$'000 |
| Time deposits | 7,664  | 18,301 |

At 31 December 2010, if the interest rate had increased by 25 basis points (2009: 25 basis points) with all other variables held constant, surplus for the year and accumulated fund would increase by approximately \$19,000 (2009: \$46,000). The 25 basis points increase represents management's assessment of the likely maximum change in interest rates over the period until the end of the next annual reporting period.

### (b) 信貸風險

信貸風險主要來自附屬公司欠款、應收款約\$3,650,000 (2009: \$5,150,000)、租金、水電及雜項按金、定期存款、庫存現金及銀行存款。信貸風險的最高承擔為財務資產之賬面值。管理層對財務資產之信貸質素感到滿意。因這些銀行乃屬於良好信貸評級的財務機構，故信貸風險被視為有限。管理層亦設有一項信貸政策，並會持續監察這些信貸風險。

### (c) 公平值

會董們認為所有財務資產及負債於2010年12月31日及2009年12月31日之賬面值與公平值相近。

## 28. 通過財務報表

會董會於2011年6月7日通過及批准發出本年度之財務報表。

### (b) Credit risk

The credit risk is primarily attributable to amount owing by a subsidiary, accounts receivable of approximately \$3,650,000 (2009: \$5,150,000), rental, utility and sundry deposits, time deposits, cash and bank balances. The carrying amounts of financial assets represent the amounts of maximum exposure to credit risk. The management is satisfied with credit quality of financial assets. The credit risk on liquid funds is limited because the banks are authorized financial institutions with high credit ratings. The management also has a credit policy in place and the exposures to these credit risks are monitored on an ongoing basis.

### (c) Fair values

The Committee Members have considered that the carrying amounts of all financial assets and liabilities approximate their fair values at 31 December 2010 and 31 December 2009.

## 28. Approval of Financial Statements

The financial statements were approved and authorized for issue by the Committee on 7 June 2011.