



Broad-Based Black Economic Empowerment Commission

**Compliance Report by Companies Listed on the
Johannesburg Stock Exchange (JSE)**

(in terms of Section 13G (2) of the Act)

Case Number

FORM BBBEE 1

SECTION A: DETAILS OF ENTITY

Name of Entity / Organisation	Oasis Crescent Property Fund
Registration Number	OAS ISIN : 000074332
Physical Address	96 Upper Roodebloem Road, University Estate, Cape Town 7925
Telephone Number	021 413 7860
Email Address	legal@oasiscrescent.com
Indicate Type of Entity / Organisation	Collective Investment Scheme in Property
Industry / Sector	Property
Relevant Code of Good Practice	Financial Sector, General Scorecard for Generic Enterprises
Name of Verification Agency	aBEErate Verification Agency (Pty) Ltd
Name of Technical Signatory	S Greyling

SECTION B: INFORMATION AS VERIFIED BY THE BROAD-BASED BLACK ECONOMIC EMPOWERMENT VERIFICATION PROFESSIONAL AS PER SCORECARDS

B-BBEE Elements	Target Score Including	Bonus Points	Actual Score Achieved
Ownership	e.g. 25 points		25
Management Control	e.g. 19 points		16.92
Skills Development	e.g. 20 points		20
Enterprise and Supplier Development	e.g. 40 points		32.17
Socio-Economic Development	e.g. 5 points		3
Total Score	e.g. 109 points		97.09
Priority Elements Achieved	YES / NO and specify them	Yes	
Empowering Supplier Status	YES / NO and specify them	Yes	
Final B-BBEE Status Level	Level 1		

*Indicate how each element contributes to the outcome of the scorecard

SECTION C: FINANCIAL REPORT

1. BASIC ACCOUNTING DETAILS:

a. Accounting Officer's Name:

b. Address:

c. Accounting Policy: (*Your accounts are done?*)

Weekly	Monthly	Other (specify)
	Monthly	

d. Has the attached Financial Statements and Annual Report been approved by the entity?


2. PLEASE ATTACH THE FOLLOWING:

i) Copy of Annual Financial Statement including Balance Sheet and Income and Expenditure Report.

ii) Annual Report

3. Entity Annual Turnover:

4. Sign-off and Date

 _____ Signature	<u>27 06 2024</u> _____ Date
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Compliance Reporting Matrix (Annexure)

SCORECARD ELEMENTS

1. OWNERSHIP AND MANAGEMENT CONTROL

Please indicate % of black shareholding and number of directors/managers by providing relevant information below:

Categories	%/ Number for each category	Race classification (indicate nr in terms of A, C & I)	Gender (indicate nr in terms of F & M)	Age (provide nr in chronological order) Under 20 yrs - 12	Location (indicate nr in each Province)	Disability (indicate nr in terms of F & M)
Black Ownership	100	C- 29	F- 47 M- 53	20-29 yrs-- 3 30-39 yrs-- 6 50+ yrs-- 8	Western Cape	None
Non-Exec Directors	100	C-3 I- 1	M- 2 F-2	50+yrs-- 4	Western Cape	None
Exec Directors	100	C- 5	M- 3 F- 2	50+ yrs- - 3 30- 39 yrs-- 2	Western Cape	None
Senior Management	71.43	I- 4 C3	M-4 F-4	30-39 yrs-- 2 40-49 yrs-- 5 50+ yrs- 120-29 yrs-- 7	Western Cape	None
Middle Management	72.73	A- 6 I- 11 C12	M- 16 F- 13	30-39yrs-- 7 40-49 yrs-- 10 50+ yrs-- 11	Western Cape	M-1 F- 1
Junior Management	77.50	A- 3 I-6	M-18 F- 1	20-29- yrs- 9 30-39 yrs-- 7 40-49 yrs-- 8 50+yrs- - 5	Western Cape	M- 3 F- nil
Dividends declared		C-20				

2. SKILLS DEVELOPMENT

Provide number of black persons trained by providing relevant information as follows:

Categories	Number for each category	Race classification (indicate nr in terms of A, C & I)	Gender (indicate nr in terms of F & M)	Age (provide nr in chronological order) 20-29 yrs 17	Location (indicate nr in each Province)	Disability (indicate nr in terms of F & M)	Value thereof
Black employees	64	A-6 C-36 I-22	M-35 F- 29	30-39yrs-19 40-49 yrs- 17 50+ yrs- 10	WC	F-1	R1 559 963
Black People on internships, apprenticeship, learnership	1 1	A- 1 C-6 I- 3	M-6 F-4	20-29 yrs- 10	WC- 10	Nil	R1 597 461
Unemployed black people	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Black people absorbed	N/A	N/A	N/A	N/A	N/A	N/A	N/A

3. ENTERPRISE AND SUPPLIER DEVELOPMENT

Number of enterprise and supplier development beneficiaries and value thereof by providing relevant information below:

Number of enterprise development beneficiaries (EMEs)	% of Black ownership	Number of enterprise development beneficiaries (QSEs)	% of Black ownership	Number of supplier development beneficiaries (EMEs)	% of Black ownership	Number of supplier development beneficiaries (QSEs)	% of Black ownership	Value thereof (enterprise development)	Value thereof (supplier development)
4	100	7	66.14%	74	51%	31	62.14	2,735,842	19,782,642

4. SOCIO-ECONOMIC DEVELOPMENT

Number of black participants, race classification, gender, geographical indication and value thereof by providing relevant information below:

Number of participants	Race classification (indicate nr in terms of A, C & I)	Gender (indicate nr in terms of F & M)	Geographical indication (indicate nr in each Province)	
			GP	
			MP	
			FS	
			LP	
10	9	M 67% F 33%	WC	
			EC	
			NC	
			KZN	
			NW	
Value thereof	R 1,062,511			



Reg. No.: 2011/104879/07
www.abeerate.co.za

This certificate has been independently verified in accordance with the Codes of Good Practice, issued in terms of section 9(1) of the Broad Based Black Economic Empowerment Act 53 of 2003 (Gazetted 11 October 2013).

MEASURED ENTITY

Company Name	OASIS CONTROLLING COMPANY (PTY) LTD
Address	OASIS HOUSE, 96 UPPER ROODEBLOEM ROAD, UNIVERSITY ESTATE, CAPE TOWN, 7925
Registration Number	1997/005808/07
VAT Number	4590204360

(REFER TO ANNEXURE A FOR THE SUBSIDIARIES INCLUDED IN THE VERIFICATION)

BBBEE SCORE PER ELEMENT

POINTS	WEIGHTING	ACTUAL
Ownership	25.00	25.00
Management Control	20.00	16.92
Skills Development	20.00	20.00
Enterprise & Supplier Development	35.00	32.17
Socio-Economic Development	05.00	03.00
TOTAL	105.00	97.09

BBBEE STATUS - LEVEL ONE CONTRIBUTOR

BEE Procurement Recognition Level	135.00%	Empowering Supplier	Yes
Black Ownership	100.00%	Modified Flow-Through Applied	No
Black Female Ownership	51.52%	Exclusion Principle Applied	No
Designated Group Suppliers	72.73%	Discounting Principal Applied	No
Black Youth	72.73%	Y.E.S Initiative Applied	No
Black Disabled	00.00%	Y.E.S Target and 2.5% Absorption	No
Black Unemployed	00.00%	1.5 x Y.E.S Target and 5% Absorption	No
Black People Living in Rural areas	00.00%	Double Y.E.S Target and 5% Absorption	No
Black Military Veterans	00.00%		

Applicable Scorecard
Applicable BEE Code
Financial Period Assessed
Issued Date
Expiry Date
Validity Period
Certificate Number

Amended Financial Sector (Generic Entities)
Scorecard
Gazetted Codes 41287
Year Ended 31 March 2023
29 November 2023
28 November 2024
12 Months from date of Issue
SG-230221-11751-KG



BVA 162


Technical Signatory
Stephanie Greyling

aBEErate

**BROAD BASED BLACK ECONOMIC EMPOWERMENT
VERIFICATION CERTIFICATE
AMENDED FINANCE**

ANNEXURE A

OASIS CONTROLLING COMPANY (PTY) LTD verification incorporating the following;

Subsidiaries

Company Name	Registration	VAT Number
EDEN COURT HOLDINGS (PTY) LTD	1997/005503/07	4450206737
OASIS GROUP HOLDINGS (PTY) LTD	1996/012672/07	4730194083
OASIS ASSET MANAGEMENT	1997/000243/06	4310165529
OASIS CRESCENT CAPITAL (PTY) LTD	2002/004943/07	4390201764
OASIS CRESCENT RETIREMENT SOLUTIONS (PTY) LTD	1997/002777/07	4760199978
OASIS CRESCENT MANAGEMENT COMPANY	1997/004764/06	4060186865
OASIS CRESCENT PROPERTY FUND MANAGERS	2003/012266/06	4860215492
OASIS CRESCENT PROPERTY FUND	CISCA50F2002 (MANAGED BY OASIS CRESCENT PROPERTY FUND MANAGERS)	4930223013
OASIS CRESCENT ADVISORY SERVICES (PTY) LTD	2010/004433/07	4010218438
OASIS CRESCENT WEALTH (PTY) LTD	2009/022024/07	4510259262
OASIS CRESCENT NOMINEES (PTY) LTD	2009/022022/07	N/A
OASIS CRESCENT INSURANCE	2010/005698/06	N/A
OASIS SPORTS FOUNDATION (PTY) LTD	2005/004291/07	4130233895
OASIS COMMODITIES (PTY) LTD	2007/015518/07	N/A
EDEN COURT INVESTMENTS (PTY) LTD	2008/029134/07	N/A
EDEN COURT PROPERTY COMPANY NO 1 (PTY) LTD	2002/011822/07	4480237736
CRESCENT PROPERTY COMPANY NO 1 (PTY) LTD	2001/029271/07	4720239955
EDEN COURT PROPERTY INVESTMENT HOLDING COMPANY (PTY) LTD	2008/001718/07	4360248613
OASIS CRESCENT PROPERTY COMPANY (PTY) LTD	2005/003861/07	4490219070
ROODEBLOEM ESTATES (PTY) LTD	2008/017229/07	4370116461
EDEN COURT PROPERTY FUND (PTY) LTD	2005/004298/07	4810231730
ABLI PROPERTY DEVELOPERS (PTY) LTD	2007/029039/07	4320252994
EDEN COURT OASIS PROPERTY JOINT VENTURE (PTY) LTD	2012/053140/07	4230250302

Issued Date
Validity Period
Expiry Date
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12 Months from date of issue
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Technical Signatory
Stephanie Greyling



Verification Report and Scorecard

OASIS CONTROLLING COMPANY (PTY) LTD

29 November 2023

Verification:

This report is the result of a verification carried out by the analyst who compiled this report. The Verification was done in terms of the Broad-Based Black Economic Empowerment Act 53 of 2003 and the Codes of Good Practice. This report is a factual finding report by the analyst and provides a reflection of the initiatives under taken by the Measured Entity.

Decision:

The Technical Signatory evaluates all the findings and submissions of the analyst.

If the results are found to be correct and accurate the Technical Signatory will issue the certificate.

Form Number:
Title:
Compiled By:

FOR218
Report and Scorecard
S. Greyling

Revision Number: 00
Date: 2018-01-22
Approved By: Y. Greyling

1. Details of Measured Entity:

Company Name	OASIS CONTROLLING COMPANY (PTY) LTD
Address	OASIS HOUSE 96 UPPER ROODEBLOEM ROAD UNIVERSITY ESTATE CAPE TOWN 7925
Registration Number	1997/005808/07
Vat Number	4590204360

2. Scorecard Overview:

Ownership:	25.00
Management Control:	16.92
Skills Development:	20.00
Enterprise Supplier Development:	32.17
Socio Economic Development:	03.00
Total Score:	97.09

3. B-BBEE Status:

BEE Recognition Level:	135.00%
BEE Status:	Level One Contributor
Black Ownership:	100.00%
Black Female Ownership:	51.52%
Empowering Supplier:	Yes
Designated Group Supplier:	Yes
Designated Group Ownership:	72.73%
Black Youth	72.73%
Black Disabled	0.00%
Black Unemployed	0.00%
Black People living in Rural areas	0.00%
Black Military Veterans	0.00%
Distribution/ESOP Schemes & Co-Operatives	0.00%
Y.E.S Initiative Applied	No
Y.E.S Target and 2.5% Absorption	No
1.5 x Y.E.S Target and 5% Absorption	No
Double Y.E.S Target and 5% Absorption	No
Discounting Principal Applied	No
Exclusion Principle Applied	No
Modified Flow-Through Applied	No
Applicable Scorecard:	Amended Financial Sector (Generic Entities)
Applicable BEE Codes:	41287
Financial Period Assessed:	Year Ended 31 March 2023
Issue Date:	29 November 2023

Ownership

Sub-Element	Indicator	Weighting Points	Compliance Target	Actual	Score
Voting Rights	Exercisable Voting Rights in the Enterprise in the hands of black people	4	25.00%	100.00%	4.00
	Exercisable Voting Rights in the Enterprise in the hands of black Women	2	10.00%	51.52%	2.00
Economic Interest	Economic Interest of black people in the Enterprise	4	25.00%	100.00%	4.00
	Economic Interest of black Women in the Enterprise	2	10.00%	51.52%	2.00
	Economic Interest of any of the following Black natural people in the Measured Entity: - Black Designated Groups (Youth, Unemployed, Rural Living, Disabled) - Black Participants in Employee Share Ownership Programmes; - Black people in Broad-based Ownership Schemes; - Black participants in Co-operatives	3	3.00%	72.73%	3.00
	Involvement in the ownership of the Enterprise of black new entrants	2	2.00%	100.00%	2.00
Realisation Points	Net Equity Value	8	25.00%	32.00	8.00
					25.00

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Management Control

Sub-Element	Indicator	Weighting Points	Compliance Target	Actual	Score
Board Participation	Exercisable voting rights of black board members as a percentage of all board members	1	50.00%	100.00%	1.00
	Exercisable voting rights of black female board members as a percentage of all board members	1	25.00%	44.44%	1.00
	Black persons who are executive directors as a percentage of all executive directors	2	50.00%	100.00%	2.00
	Black female executive directors as a percentage of all executive directors	1	25.00%	40.00%	1.00
Other Executive Management	Black Other Executive Management as a percentage of all Other Executive Management	2	60.00%	62.50%	2.00
	Black female Other Executive Management as a percentage of all Other Executive Management	1	30.00%	25.00%	0.83
Senior Management	Black employees in Senior Management as a percentage of all Senior Management	2	60.00%	71.43%	2.00
	Black female Employees in Senior Management as a percentage of all Senior Management	1	30.00%	28.57%	0.95
	African employees in Senior Management as a percentage of all Senior Management	1	27.34%	0.00%	0.00
Middle Management	Black Employees in Middle Management as a percentage of all Middle Management	2	75.00%	72.73%	1.94
	Black female Employees in Middle Management as a percentage of all Middle Management	1	38.00%	36.36%	0.96
	African Employees in Middle Management as a percentage of all Middle Management	1	34.17%	15.15%	0.44
Junior Management	Black Employees in Junior Management as a percentage of all Junior Management	1	88.00%	77.50%	0.88
	Black female Employees in Junior Management as a percentage of all Junior Management	1	44.00%	35.00%	0.80
	African Employees in Junior Management as a percentage of all Junior Management	1	40.09%	5.00%	0.12
Disabled	Black Employees with disabilities as a percentage of all employees	1	2.00%	5.26%	1.00
					16.92

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Skills Development

Sub-Element	Indicator	Weighting Points	Compliance Target	Actual	Score
All Categories	Skills Development Expenditure on Learning Programmes specified in the learning programme matrix for black people as a percentage of the leviabale amount applicable to this level	8	6.00%	51.36%	8.00
	Skills Development Expenditure on Learning Programmes specified in the learning programme matrix for black women as a percentage of the leviabale amount applicable to this level	4	3.00%	19.87%	4.00
	Skills Development Expenditure on Learning Programmes specified in the learning programme matrix for African people as a percentage of the leviabale amount applicable to this level	4	2.73%	7.53%	4.00
Learnerships, Apprenticeships, and Internships	Number of Black People (employed or unemployed) participating in Learnerships, Apprenticeships and Internships as a percentage of total Employees	4	5.00%	8.77%	4.00
Bonus Points	Number of unemployed black people absorbed by the Measured Entity / Industry at the end of the Learnership programme	3	100.00%	0.00%	0.00
					20.00

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Enterprise Supplier Development

Sub-Element	Indicator	Weighting Points	Compliance Target	Actual	Score
Preferential Procurement	B-BBEE Procurement Spend from all Empowering Suppliers based on the B-BBEE Procurement Recognition Levels as a Percentage of Total Measured Procurement Spend	5	80.00%	114.56%	5.00
	B-BBEE procurement spend from empowering suppliers who are QSEs based on the applicable B-BBEE procurement recognition levels as a percentage of total measured procurement spend	3	18.00%	4.99%	0.83
	B-BBEE procurement spend from empowering suppliers who are EMEs based on the applicable B-BBEE procurement recognition levels as a percentage of total measured procurement spend	2	12.00%	26.42%	2.00
	B-BBEE Procurement Spend from all Empowering Suppliers that are at least 51% black owned based on the applicable B-BBEE Procurement Recognition Levels as a percentage of Total Measured Procurement Spend	7	30.00%	44.20%	7.00
	B-BBEE procurement spend from empowering suppliers that are at least 30% black women owned based on the applicable B-BBEE procurement recognition levels as a percentage of total measured procurement spend	3	10.00%	39.17%	3.00
Bonus Points	B-BBEE Procurement Spend from Designated Group Suppliers that are at least 51% Black owned based on the B-BBEE Recognition Level	2	2.00%	14.13%	2.00
	B-BBEE procurement spend from black stockbrokers or black fund managers who are empowering suppliers based on the B-BBEE procurement recognition levels as a percentage of total value of all trade allocatedOR B-BBEE procurement spend from intermediated black professional service providers who are empowering suppliers based on the B-BBEE procurement recognition levels as a percentage of intermediated spend	2	5.00%	0.07%	0.03
Supplier Development	Annual value of all Qualifying Supplier Development Contributions made by the Measured Entity as a percentage of the target	10	2.00%	1.52%	7.62
Enterprise Development	Annual value of Enterprise Development Contributions and Sector Specific Programmes made by the Measured Entity as a percentage of the target	5	1.00%	0.94%	4.69
Bonus Points	Bonus point for graduation of one or more Enterprise Development beneficiaries to graduate to the Supplier Development level	1	Yes	No	0.00
	Bonus point for creating one or more jobs directly as a result of Supplier Development and Enterprise Development initiatives by the Measured Entity	1	Yes	No	0.00
	Enterprise development support of black stockbrokers, black fund managers or intermediaries	2	0.50%	0.00%	0.00

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32.17

Socio-Economic Development

Sub-Element	Indicator	Weighting Points	Compliance Target	Actual	Score
SED Contributions	Annual value of all Socio-Economic Development Contributions made by the Measured Entity as a percentage of the target	3	0.60%	1.24%	3.00
CE Contributions	Annual value of all Qualifying Consumer Education Contributions made by the Measured Entity as a percentage of NPAT	2	0.40%	0.00%	0.00
Bonus Points	Additional CE contributions made by the measured entity as a percentage of NPAT	1	0.10%	0.00%	0.00
	Grant contributions to Fundisa Retail Fund and other similar initiatives	2	0.20%	0.00%	0.00
					3.00

Youth Employment Service Initiative (Y.E.S)

Sub-Element	Indicator	Weighting Points	Compliance Target	Actual	Score
Y.E.S - Bonus Points	Achieved 1.5 x Y.E.S Employment Target	3	100.00%	0.00%	0.00
	Achieved 2 x Y.E.S Absorption Target		2.50%	0.00%	
					0.00

TOTAL BEE SCORE	97.09 Points
------------------------	---------------------

BROAD BASED CONTRIBUTION LEVEL

LEVEL 1

YOUTH EMPLOYMENT SERVICE	NO
PROCUREMENT LEVEL	135%
EMPOWERING SUPPLIER	YES
DESIGNATED GROUP SUPPLIER	YES

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Broad-Based BEE Status Categories			
Level One Contributor	$\geq 100/109*105$ points	135%	Recognition
Level Two Contributor	$95/109*105 \geq$ but $< 100/109*105$ points	125%	Recognition
Level Three Contributor	$90/109*105 \geq$ but $< 95/109*105$ points	110%	Recognition
Level Four Contributor	$> 80/109*105$ but $< 90/109*105$ points	100%	Recognition
Level Five Contributor	$75/109*105 \geq$ but $< 80/109*105$ points	80%	Recognition
Level Six Contributor	$70/109*105 \geq$ but $< 75/109*105$ points	60%	Recognition
Level Seven Contributor	$55/109*105 \geq$ but $< 70/109*105$ points	50%	Recognition
Level Eight Contributor	$40/109*105 \geq$ but $< 55/109*105$ points	10%	Recognition
Non-Compliant Contributor	$< 40/109*105$ points	0%	Recognition



Technical Signatory

2023/11/29

Date

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Enterprise & Supplier Development	35.00	32.17
Socio-Economic Development	05.00	03.00
TOTAL	105.00	97.09

BBBEE STATUS - LEVEL ONE CONTRIBUTOR

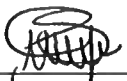
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Black Ownership	100.00%	Modified Flow-Through Applied	No
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**BROAD BASED BLACK ECONOMIC EMPOWERMENT
VERIFICATION CERTIFICATE
AMENDED FINANCE**

ANNEXURE A

OASIS CONTROLLING COMPANY (PTY) LTD verification incorporating the following;

Subsidiaries

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OASIS CRESCENT INSURANCE	2010/005698/06	N/A
OASIS SPORTS FOUNDATION (PTY) LTD	2005/004291/07	4130233895
OASIS COMMODITIES (PTY) LTD	2007/015518/07	N/A
EDEN COURT INVESTMENTS (PTY) LTD	2008/029134/07	N/A
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