

TC & JA McMahon Superannuation Fund
INVESTMENT OBJECTIVES AND STRATEGIES

Investment Objective:

The sole purpose of the fund is to provide benefits to Members upon their retirement, attaining a specified age, death or on health or financial reasons.

The objective of the Fund is to achieve reasonable long term growth with moderate fluctuations in return. The average investment return for the plan should be at least 1.0% per annum above inflation (CPI) when measured over a three year period.

Investment Strategy:

The trustees, have set the following strategy and guidelines for investment of funds belonging to the Fund having regard to the following:

- the risk of the investment;
- the diversity of investments of the Fund as a whole;
- the liquidity of the investment; and
- the ability of the fund to discharge its present and future liabilities.

The overall strategy is to invest in either cash, real property, shares, unit trusts or a combination thereof for the purpose of providing the members of the plan with long term growth. Whilst the trustees are conscious of the need to provide the members of the plan with capital gains over the medium to long term, they are also conscious of the need to diversify and spread the risk associated with investment in growth assets.

Further, and inclusive of the above, the Fund specifically intends to make an acquisition of property using borrowed monies utilising the exemption to the general prohibition in s67 of the SIS Act in Section 67(4A). The Trustee will ensure that all the requirements of s67(4A) are met to ensure that the Fund does not breach the Borrowing prohibition in the SIS Act. The trustees have considered the risks and benefits associated with utilising borrowed funds for the purchase of the property, and the overall level of risk faced by the fund as a result. The trustees understand that the borrowing is by way of a limited recourse loan against the property in question, and are satisfied that, after considering the fund's cash flow requirements, return risks, and ability to service liabilities, the level of risk associated with this decision to acquire the property with borrowed funds is in accordance with the risk profile of the fund.

In making a decision on the types of investments made by the Fund, the Trustees have consulted with the members in this regard. They have taken into account the members overall risk profile and their concerns about various investment opportunities.

With this in mind, the trustees will, from time to time, seek professional investment advice in order to assist in the process of determining what investments are suitable for the Fund and also taking into account the concerns of the members.

The trustees also acknowledge the need to invest in areas where some assets can be readily converted to cash, thus allowing benefits to be paid when they fall due.

Taking the above into account, the trustees have determined that the following guidelines should be adhered to in placing and reviewing investments by the Fund in the coming 12 month period.

	From		To
Australian Equities	0%	-	40%
Australian Fixed Interest	0%	-	0%
Cash	0%	-	40%
Direct Property	50%	-	99%
International Equities	0%	-	0%
International Fixed Interest	0%	-	0%
Listed Property	0%	-	0%
Mortgages	0%	-	0%
Other	0%	-	10%

This plan's strategy will be reviewed on occasion and updated if any modifications are required.


In addition, the trustees have held discussions with each of the members and considered whether or not it is appropriate for the fund to provide any of the following types of insurance cover for each member:

- Life insurance
- Total & Permanent Disablement (TPD) insurance
- Income Protection Insurance

Each member's individual insurance needs will be considered by the trustees on an annual basis

(Approved at meeting of Trustees dated

Signed:



Terence McMahon
Director
TCJA Superannuation Pty Ltd



Jane McMahon
Director
TCJA Superannuation Pty Ltd

Date: 25/04/2023