

# **Better Energy Fårvang Estate A/S**

C/O Better Energy A/S  
Gammel Kongevej 60, 14th floor  
1850 Frederiksberg C

Business registration no. 37619078

## **Annual Report 2023**

The annual report was presented and  
adopted at the Annual General Meeting  
on 14 June 2024

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Ho Kei Au  
Chair of the Annual General Meeting

## Better Energy Fårvang Estate A/S

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## Better Energy Fårvang Estate A/S

### Company information

<b>Company</b>	Better Energy Fårvang Estate A/S C/O Better Energy A/S Gammel Kongevej 60, 14th floor 1850 Frederiksberg C Business registration no.: 37619078 Date of formation: 13 April 2016
<b>Board of Directors</b>	Nikolaj Kristian Qvade Rasmusen Martin Vincents Brobæk Madsen Signe Storgaard Sørensen
<b>Executive Board</b>	Martin Vincents Brobæk Madsen, Managing director

## **Management's statement**

Today, the Executive Board and the Board of Directors have considered and adopted the annual report of Better Energy Fårvang Estate A/S for the financial year 1 January 2023 - 31 December 2023.

The annual report is presented in accordance with the Danish Financial Statements Act.

In our opinion, the financial statements give a true and fair view of the assets, liabilities and financial position of Better Energy Fårvang Estate A/S at 31 December 2023 and of the results of the company's operations for the financial year 1 January 2023 - 31 December 2023.

In our opinion, the management's review includes a true and fair account of the matters addressed in the review.

The conditions for not conducting an audit of the financial statements have been met.

We recommend that the annual report be adopted at the Annual General Meeting.

Frederiksberg, 14 June 2024

### **Executive Board**

Martin Wincents Brobæk Madsen  
Managing director

### **Board of Directors**

Nikolaj Kristian Qvade Rasmusen  
Chairman

Martin Wincents Brobæk Madsen  
Board member

Signe Storgaard Sørensen  
Board member

## **Better Energy Fårvang Estate A/S**

### **Management's review**

#### **The company's main activities**

The main activities of Better Energy Fårvang Estate A/S is through direct or indirect ownership of real estate, infrastructure, etc., to develop and manage renewable energy plants and related activities.

#### **Development in activities and financial matters**

Better Energy Fårvang Estate A/S' income statement of the financial year 1 January 2023 - 31 December 2023 shows a result of DKK -404,303 and the balance sheet at 31 December 2023 a balance sheet total of DKK 8,801,431 and an equity of DKK -1,475,315.

Better Energy Fårvang Estate A/S has lost its contributed capital as of 31 December 2023. The capital has been reestablished in 2024, as the parent company has provided a subsidy to the company in the form of debt forgiveness of DKK 2,500,000.

## Better Energy Fårvang Estate A/S

### Income statement

	Note	2023 DKK	2022 DKK
<b>Gross profit</b>		<b>133,443</b>	<b>-187,187</b>
Depreciation, amortisation and impairment losses		0	86,987
<b>Operating profit</b>		<b>133,443</b>	<b>-100,200</b>
Financial income	1	2,395	189
Financial expenses	2	-609,702	-399,946
<b>Profit from ordinary activities before tax</b>		<b>-473,864</b>	<b>-499,957</b>
Tax on profit for the year	3	69,561	90,865
<b>Profit</b>		<b>-404,303</b>	<b>-409,092</b>
<b>Proposed distribution of results</b>			
Retained earnings		-404,303	-409,092
<b>Distribution of profit</b>		<b>-404,303</b>	<b>-409,092</b>

Better Energy Fårvang Estate A/S

Balance sheet as of 31 December

	Note	2023 DKK	2022 DKK
<b>Assets</b>			
Land and buildings	4	8,231,930	8,231,930
<b>Property, plant and equipment</b>		<b>8,231,930</b>	<b>8,231,930</b>
<b>Fixed assets</b>		<b>8,231,930</b>	<b>8,231,930</b>
Trade receivables		26,141	68,074
Joint taxation receivables		67,022	77,964
Other receivables		466,179	541,153
<b>Receivables</b>		<b>559,342</b>	<b>687,191</b>
<b>Cash and cash equivalents</b>		<b>10,159</b>	<b>213,455</b>
<b>Current assets</b>		<b>569,501</b>	<b>900,646</b>
<b>Assets</b>		<b>8,801,431</b>	<b>9,132,576</b>

Better Energy Fårvang Estate A/S

Balance sheet as of 31 December

	Note	2023 DKK	2022 DKK
<b>Equity and liabilities</b>			
Contributed capital		500,000	500,000
Reserve for unpaid contributed capital		375,000	375,000
Retained earnings		-2,350,315	-1,946,014
<b>Equity</b>		<b>-1,475,315</b>	<b>-1,071,014</b>
Trade payables		15,442	0
Payables to group enterprises		10,261,304	10,203,590
<b>Short-term liabilities other than provisions</b>		<b>10,276,746</b>	<b>10,203,590</b>
<b>Liabilities other than provisions</b>		<b>10,276,746</b>	<b>10,203,590</b>
<b>Equity and liabilities</b>		<b>8,801,431</b>	<b>9,132,576</b>
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## Better Energy Fårvang Estate A/S

### Statement of changes in Equity

	Contributed capital	Reserve for unpaid contributed capital	Retained earnings	Total
Equity 1 January 2023	500,000	375,000	-1,946,014	-1,071,014
Profit (loss)	0	0	-404,303	-404,303
<b>Equity 31 December 2023</b>	<b>500,000</b>	<b>375,000</b>	<b>-2,350,317</b>	<b>-1,475,317</b>

The company was established 13 April 2016 with a contributed capital of DKK 500,000.

Better Energy Fårvang Estate A/S has lost its contributed capital as of 31 December 2023. The capital has been reestablished in 2024, as the parent company has provided a subsidy to the company in the form of debt forgiveness of DKK 2,500,000.

Notes

	2023 DKK	2022 DKK
<b>1. Financial income</b>		
Other financial income	2,395	189
	<u>2,395</u>	<u>189</u>

	2023 DKK	2022 DKK
<b>2. Financial expenses</b>		
Financial expenses from group enterprises	607,422	398,673
Other financial expenses	2,280	1,273
	<u>609,702</u>	<u>399,946</u>

	2023 DKK	2022 DKK
<b>3. Tax on profit for the year</b>		
Current tax for the year	-67,022	-77,964
Adjustment of corporation tax, previous years	-2,539	-12,901
	<u>-69,561</u>	<u>-90,865</u>

	2023 DKK	2022 DKK
<b>4. Land and buildings</b>		
Cost at the beginning of the year	8,231,930	8,421,180
Disposals for the year	0	-189,250
<b>Cost at the end of the year</b>	<u>8,231,930</u>	<u>8,231,930</u>
<b>Carrying amount at the end of the year</b>	<u>8,231,930</u>	<u>8,231,930</u>

**5. Significant events occurring after end of reporting period**

No events have occurred after the balance sheet date to this date, which would influence the evaluation of this annual report.

**6. Contingent liabilities**

The company participates in a Danish joint taxation arrangement where Better Energy Holding A/S serves as the administration company. According to the joint taxation provisions of the Danish Corporation Tax Act, the company is therefore liable for income taxes etc for the jointly taxed entities, and for obligations, if any, relating to the withholding of tax on interest, royalties and dividend for the jointly taxed entities. The jointly taxed entities' total known net liability under the joint taxation arrangement is disclosed in the administration company's financial statements.

**7. Assets charged and collateral**

Bank debt in a group company is secured by a deposited mortgage deed on properties. The carrying amount of mortgaged properties is DKK 8.2 million.

Better Energy Fårvang Estate A/S has transferred future rental income to the bank of Better Energy Estate A/S.

**Notes**

**8. Group relations**

Name and registered office of the parent company preparing consolidated statements for the smallest group: Better Energy Holding A/S, Business Registration No. 31865883, Frederiksberg.

## **Accounting policies**

### **Reporting class**

The annual report of Better Energy Fårvang Estate A/S for 2023 has been presented in accordance with the provisions of the Danish Financial Statements Act applying to enterprises of reporting class B with addition of certain provisions for reporting class C.

The accounting policies applied remain unchanged from last year.

### **Reporting currency**

The annual report is presented in Danish kroner (DKK).

### **Recognition and measurement**

Assets are recognised in the balance sheet when it is probable as a result of a prior event that future economic benefits will flow to the company, and the value of the assets can be measured reliably.

Liabilities are recognised in the balance sheet when the company has a legal or constructive obligation as a result of a prior event, and it is probable that future economic benefits will flow out of the company, and the value of the liabilities can be measured reliably.

On initial recognition, assets and liabilities are measured at cost. Measurement subsequent to initial recognition is affected as described below for each financial statement item. Anticipated risks and losses that arise before the time of presentation of the annual report and that confirm or invalidate affairs and conditions existing at the balance sheet date are considered at recognition and measurement.

Income is recognised in the income statement when earned, whereas costs are recognised by the amounts attributable to this financial year.

### **Foreign currency translation**

On initial recognition, foreign currency transactions are translated applying the exchange rate at the transaction date. Receivables, payables and other monetary items denominated in foreign currencies that have not been settled at the balance sheet date are translated using the exchange rate at the balance sheet date.

Exchange differences that arise between the rate at the transaction date and the one in effect at the payment date or the rate at the balance sheet date are recognised in the income statement as financial income or financial expenses. Property, plant and equipment, intangible assets, inventories and other non-monetary assets that have been purchased in foreign currencies are translated using historical rates.

## **Income statement**

### **Gross profit/loss**

The company has decided to aggregate certain items of the income statement in accordance with the provisions of Section 32 of the Danish Financial Statements Act.

Gross profit or loss comprises other operating income and other external expenses.

### **Other operating income**

Other operating income include rental income from land.

### **Other external expenses**

Other external expenses include expenses for operation and administration.

## **Accounting policies**

### **Depreciation, amortisation and impairment of tangible and intangible assets**

Depreciation, amortisation and impairment losses relating to property, plant and equipment and intangible assets comprise depreciation, amortisation and impairment losses for the financial year, calculated on the basis of the residual values and useful lives of the individual assets and impairment testing as well as gains and losses from the sale of intangible assets as well as property, plant and equipment.

### **Financial income**

Financial income comprises interest income, including interest income on receivables from group enterprises, amortisation of financial assets, payables and transactions in foreign currencies, fair value adjustments of financial interests as well as tax relief under the Danish Tax Prepayment Scheme etc.

### **Financial expenses**

Financial expenses comprise interest expenses, including interest expenses on payables to group enterprises, amortisation of financial liabilities, payables and transactions in foreign currencies, fair value adjustments of financial interests as well as tax surcharge under the Danish Tax Prepayment Scheme etc.

### **Tax on profit for the year**

Tax for the year, which consists of current tax for the year and changes in deferred tax, is recognised in the income statement by the portion attributable to the profit for the year and recognised directly in equity by the portion attributable to entries directly in equity.

The company is jointly taxed with all Danish group entities. The current Danish income tax is allocated among the jointly taxed entities proportionally to their taxable income (full allocation with a refund concerning tax losses).

## **Balance sheet**

### **Property, plant and equipment**

Land and buildings, solar parks, tools and equipment and leasehold improvements are measured at cost less accumulated depreciation and impairment losses. Land is not depreciated.

Cost comprises the acquisition price, costs directly attributable to the acquisition and preparation costs of the asset until the time when it is ready to be put into operation.

Interest expenses on loans for the manufacturing of property, plant and equipment are included in cost if they relate to the manufacturing period. All other financial expenses are recognised in the income statement.

The basis of depreciation is cost less estimated residual value after the end of useful life. Straight-line depreciation is made on the basis of the following estimated useful lives of the assets:

Buildings:	50 years
Solar parks:	30 years
Tools and equipment:	3-8 years
Leasehold improvements	5 years

For leasehold improvements and assets subject to finance leases, the depreciation period cannot exceed the contract period. Estimated useful lives and residual values are reassessed annually.

Items of property, plant and equipment are written down to the lower of recoverable amount and carrying amount.

### **Receivables**

Receivables are measured at amortised cost, usually equalling nominal value, less writedowns for bad and doubtful debts.

Impairment of accounts receivables past due is established on individual assessment of receivables.

## **Accounting policies**

### **Cash and cash equivalents**

Cash and cash equivalents comprise cash at bank and in hand as well as short-term securities with a term of less than three months which can be converted directly into cash at bank and in hand and involve only an insignificant risk of value changes.

### **Equity**

#### **Proposed dividends**

Proposed dividends for the year are recognised as a separate item under equity. Proposed dividends are recognised as a liability when approved by the Annual General Meeting.

#### **Current tax liabilities**

Current tax liabilities and current tax receivables are recognised in the balance sheet as calculated tax on the expected taxable income for the year, adjusted for tax on taxable income for previous years as well as for tax prepaid.

#### **Liabilities**

Financial liabilities are recognised initially at the proceeds received net of transaction expenses incurred. In subsequent periods, financial liabilities are measured at amortised cost, corresponding to the capitalised value using the effective interest method, so that the difference between the proceeds and the nominal value is recognised in the Income Statement over the life of the financial instrument.

Other liabilities, comprising deposits, trade payables and other accounts payable, are measured at amortised cost, which usually corresponds to the nominal value.

#### **Off-balance sheet items**

Contingent liabilities comprise obligations that arise from past events and whose existence will be confirmed only by the occurrence or non-occurrence of one or more uncertain future events not fully within the control of the company; or present obligations that arise from past events but are not recognised because the outflow of resources embodying economic benefits will probably not be required to settle the obligation or because the amount of the obligation cannot be measured with sufficient reliability.