

# **Distribution accounts 2024 for Service Centre East Copenhagen Airports A/S**



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## Introduction

This Distribution Account has been prepared in accordance with the lease agreements entered into for Service Centre East with Copenhagen Airports A/S (CPH), according to which an annual account is prepared to calculate the distribution of costs for energy consumption and administrative costs for Service Centre East.

In accordance with the lease agreements entered into, CPH is obliged to prepare an annual distribution account of the quantities of electricity, water, district heating and other operating costs incurred in the previous financial year.

The tenants can object to the accounts in writing no later than 6 weeks after the publication of the distribution accounts.

## Accounting policies

The distribution accounts have been prepared in accordance with the applicable connection and supply conditions for energy and water.

The calculation of the individual tenant's direct consumption of electricity, electricity for cooling, water and heating has been made according to the consumption of installed meters. Reference is made to energy accounts submitted in connection with the final invoicing of energy consumption for 2024.

Distribution of other costs is distributed between Service centre East's 3 tenants according to distribution keys calculated on the basis of the rented areas.

## Distribution of electricity consumption in Service Centre East 2024

The costs of electricity are calculated in the "Electricity accounts for 2024 at Copenhagen Airports A/S", which have been submitted in connection with the final invoicing of electricity for 2024.

The costs of electricity have been invoiced directly to the individual user on the basis of this statement.

### Total registered consumption of electricity in the Service Centre

Electricity KWh	2024	2023
Total consumption	870.906	891.526
Split of total consumption		
McDonald's	529.899	492.812
Netto	161.696	219.578
Circle K	179.311	179.136
<b>Total</b>	<b>870.906</b>	<b>891.526</b>



## Distribution of water consumption in Service Centre East 2024

The costs for water are calculated in the "Water accounts for 2024 at Copenhagen Airports A/S", which have been submitted in connection with the final invoicing of water for 2024.

The costs for water have been invoiced directly to the individual user on the basis of this statement.

### Total registered consumption of water in Service Centre East

Water cubic meter	2024	2023
Total consumption	<u>2.679</u>	2.530
Split of total consumption		
McDonald's	1.879	1.727
Netto	60	51
Circle K	<u>739</u>	751
<b>Total</b>	<u><b>2.679</b></u>	<b>2.530</b>

# Distribution of district heating consumption in Service Centre East 2024

The costs for district heating are calculated in the "District Heating Accounts for 2024 in Copenhagen Airports A/S", which has been submitted in connection with the final invoicing of district heating for 2024.

The costs for district heating have been invoiced directly to the individual user on the basis of this statement.

Net costs in connection with district heating are calculated on the basis of the district heating water flowed through by the individual tenant. The water flow is calculated according to measured consumption.

## Total registered consumption of district heating in Service Centre East

<b>Natural Gas GJ</b>	<b>2024</b>	<b>2023</b>
Total consumption	1.259	1.219
Split of total consumption		
McDonald's	744	626
Netto	478	519
Circle K	37	74
<b>Total</b>	<b>1.259</b>	<b>1.219</b>

<b>Heating water cubic meter</b>	<b>2024</b>	<b>2023</b>
Total consumption	13.124	21.793
Split of total consumption		
McDonald's	6.723	15.369
Netto	2.846	3.367
Circle K	3.555	3.056
<b>Total</b>	<b>13.124</b>	<b>21.793</b>

## Distribution of consumption of electricity for cooling in Service Centre East for 2024

Costs relating to the consumption of electricity for cooling have been invoiced directly to the individual consumer on the basis of this statement.

The kWh consumed is calculated on the basis of directly measured consumption of electricity for cooling. The reason why the distribution is less than the consumption is that the tenants' consumption is calculated based on the cooling that comes out of the system, while the consumption/input is measured on a kWh meter. When the system is idling, no cooling is measured, but due to a fault in the system, the system still consumes electricity. This consumption is subject to the common costs.

### Total registered consumption of electricity for cooling in Service Centre East

Electricity for cooling KWh	2024	2023
Total consumption	39.751	36.514
Split of total consumption		
McDonald's	27.516	23.033
Netto	12.088	13.196
Circle K	147	285
<b>Total</b>	<b>39.751</b>	<b>36.514</b>



## Distribution of other costs in Service Centre East 2024

Other costs in Service Centre East consist of costs for administration, insurance and consumption of electricity. These can be attributed to common areas and are calculated on the basis of CPH's actual allocated costs during the period.

The costs are distributed on the basis of the area distribution of Service Centre East's total area, which amounts to 2,204 square meters.

Costs for electricity for common areas are calculated according to the applicable rates calculated in "Electricity accounts for 2024 in Copenhagen Airports A/S".

The costs are invoiced separately to the individual consumer according to the following distribution key:

McDonald's	519 / 2.204
Net	670 / 2.204
Circle K	1.015 / 2.204

### Other costs

DKK	2024	2023
Electricity for common areas kWh	13.286	
Electricity for common areas	14.362	
Electricity charges	10.111	24.472
		27.851
Insurance	111.300	111.300
Administration	173.775	170.367
<b>Total</b>	<b>309.547</b>	<b>309.519</b>

### Allocation of other costs

DKK	2024	2023
McDonald's	72.892	72.886
Netto	94.100	94.091
Circle K	142.554	142.541
<b>Total</b>	<b>309.547</b>	<b>309.519</b>

## Management's endorsement

Today, the management has considered and approved the distribution accounts for Service Centre East for the financial year 1 January 2024 - 31 December 2024 for Copenhagen Airports A/S.

The distribution accounts for the circle have been prepared in accordance with the principles described in the applicable connection and supply terms for energy and water for CPH. We consider the principles chosen to be appropriate. We also find the overall presentation of the distribution accounts for Service Centre East to be accurate. Therefore, in our opinion, the distribution accounts for Service Centre East provide a true and fair picture of the calculated consumption and costs incurred in 2024.

Copenhagen, 24 June 2025

A black ink signature of Christian Poulsen, consisting of a stylized 'CP' followed by a horizontal line.

Christian Poulsen  
CEO

A blue ink signature of Rasmus Hagstad Lund, featuring a stylized 'RH' followed by 'Lund'.

Rasmus Hagstad Lund  
CFO

# The independent auditor's review report on the Distribution Accounts

## To the shareholders of Københavns Lufthavne A/S

We have reviewed the Distribution Accounts of Københavns Lufthavne A/S ("CPH") for the period 01.01.2024 - 31.12.2024, which comprise applied accounting policies, cost statements and specifications.

### Management's responsibility for the Distribution Accounts

Management is responsible for the preparation of Distribution Accounts that give a true and fair view in accordance with the accounting policies described in the section on accounting policies and for such internal control as Management determines is necessary to enable the preparation of Distribution Accounts that are free from material misstatement, whether due to fraud or error.

### Auditor's responsibility

Our responsibility is to express a conclusion on the Distribution Accounts. We conducted our review in accordance with the International Standard on Engagements to Review historical accounts Performed by the Independent Auditor of the Entity and additional requirements under Danish audit regulation. This requires us to conclude whether anything has come to our attention that causes us to believe that the Distribution Accounts, taken as a whole, are not prepared in all material respects in accordance with the applicable financial reporting framework. This also requires us to comply with relevant ethical requirements.

A review of Distribution Accounts in accordance with the International Standard on Engagements to Review Information Performed by the Independent Auditor of the Entity is a limited assurance engagement. The auditor performs procedures primarily consisting of making inquiries of management and others within the entity, as appropriate, and applying analytical procedures, and evaluates the evidence obtained.

The procedures performed in a review are substantially less than those performed in an audit conducted in accordance with International Standards on Auditing. Accordingly, we do not express an audit opinion on the Distribution Accounts.

### Conclusion

Based on our review, nothing has come to our attention that causes us to believe that the Distribution Accounts do not give a true and fair view of costs and consumption for the period 01.01.2024 - 31.12.2024 in accordance with the accounting policies described in the section on applied accounting policies.

### Emphasis of matter

Without modifying our conclusion, we draw attention to the section of the Distribution Accounts on accounting policies. The Distribution Accounts have been prepared with a view to fulfilling CPH's contract with consumers of energy in "the circle" area owned by CPH. The Distribution Accounts may be unsuitable for other purposes.

Our review report has been prepared solely for the use of CPH and the consumers of energy in "the circle" area owned by CPH and should not be disclosed to or used by any other party.

### Other matter

CPH has disclosed outlook figures for the coming year. These outlook figures have not been subject to review.

Copenhagen, 24 June 2025

**Deloitte**

Statsautoriseret Revisionspartnerselskab

CVR No. 33963556

A handwritten signature in blue ink, appearing to read 'M. Pieper', is written over the Deloitte logo and the name 'Martin Pieper'.

**Martin Pieper**

State Authorised Public Accountant

Identification No (MNE) mne44063