

## Notes to Financial Statements

## 10. OPERATING EXPENSES

	Notes	2016 HK\$'000	2015 HK\$'000
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Staff costs:			
Salaries and other staff costs		<b>471,361</b>	475,213
Pension contributions		<b>21,635</b>	22,417
Less: Forfeited contributions		<b>(44)</b>	(38)
Net contribution to retirement benefit schemes		<b>21,591</b>	22,379
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		<b>492,952</b>	497,592
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Other operating expenses:			
Operating lease rentals on leasehold buildings		<b>66,946</b>	65,379
Depreciation of property and equipment and land held under finance leases	23, 24	<b>28,537</b>	27,004
Auditor's remuneration		<b>3,909</b>	3,919
Administrative and general expenses		<b>73,238</b>	68,377
Others		<b>133,179</b>	138,213
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Operating expenses before changes in fair value of investment properties		<b>798,761</b>	800,484
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As at 31 December 2016 and 2015, the Group had no material forfeited contributions available to reduce its contributions to the pension schemes in future years. The credits for the years ended 31 December 2016 and 2015 arose in respect of staff who left the schemes during the years.