



YNH PROPERTY BHD

[Registration No: 200101026228 (561986-V)]
(Incorporated in Malaysia)

Dear Valued Shareholders,

**YNH PROPERTY BHD (“YNH” OR “THE COMPANY”)
ADDENDUM TO THE NOTICE OF THE 22ND ANNUAL GENERAL MEETING (“22ND AGM”) FOR INCLUSION OF ADDITIONAL
ITEM AS ORDINARY BUSINESS**

Reference is made to the Company’s Notice of 22nd AGM dated 7 November 2024 which was announced to Bursa Malaysia Securities Berhad (“Bursa Securities”) on 6 November 2024.

We wish to inform you that there is an additional resolution under the Ordinary Business of the Notice of the 22nd AGM of the Company. This additional resolution relates to the appointment of Mr. Yu Kai Leun as an Executive Director of the Company on 9 December 2024, which occurred subsequent to the issuance of the Notice of the 22nd AGM on 7 November 2024.

The details of the additional resolution are set out in the enclosed Addendum to the Notice of the 22nd AGM which has been incorporated into the Addendum to the Notice of 22nd AGM.

You may proceed to download the following documents have been made available at the Company’s website at <https://ynhb.listedcompany.com/home.html> or at the Bursa Malaysia Securities Berhad’s website at www.bursamalaysia.com :-

- (i) Addendum to the Notice of the 22nd AGM with the details of the newly appointed Executive Director, Mr. Yu Kai Leun; and
- (ii) Additional Proxy Form.

Alternatively, you may scan the Quick Response (“QR”) code for the above mentioned documents of the Company as stated below:



We thank you for your continued support.

Yours faithfully,
For and on behalf of the Board
YNH PROPERTY BHD

KHONG KAM HOU
Senior Independent Non-Executive Director

12 December 2024



YNH PROPERTY BHD

(Registration No. 200101026228 (561986-V))
(Incorporated in Malaysia)

To: the Shareholders of YNH Property Bhd (“YNH” or “the Company”)

ADDENDUM TO THE NOTICE OF TWENTY-SECOND (“22ND”) ANNUAL GENERAL MEETING (“AGM”) FOR INCLUSION OF ADDITIONAL ORDINARY RESOLUTION UNDER ORDINARY BUSINESS

Pursuant to the appointment of Mr. Yu Kai Leun as an Executive Director of the Company on 9 December 2024, **NOTICE IS HEREBY GIVEN** by way of an Addendum to the Notice of 22nd AGM for the inclusion of the following additional Ordinary Resolution as Ordinary Business at the 22nd AGM to be held at Hotel Sfera of 2479, Jalan Dato’ Yu Neh Huat, Taman Samudera, 32040 Sri Manjung, Perak Darul Ridzuan, Malaysia on Thursday, 19 December 2024 at 12.00 noon or at any adjournment thereof, for the following purposes:

1. NOTICE OF 22nd AGM

As Ordinary Business

To insert the following Ordinary Resolution as an additional agenda of the Notice of 22nd AGM of the Company to be held at Hotel Sfera of 2479, Jalan Dato’ Yu Neh Huat, Taman Samudera, 32040 Sri Manjung, Perak Darul Ridzuan, Malaysia on Thursday, 19 December 2024 at 12.00 noon or at any adjournment thereof for the purpose of transacting the following business:

No.	Agenda	
11.	To re-elect Mr. Yu Kai Leun who is retiring pursuant to Article 100 of the Company’s Constitution	<i>Ordinary Resolution 9</i>

2. EXPLANATORY NOTES

To insert the following Explanatory Note in the Notice of 22nd of the Company.

Ordinary Resolution 9

Article 100 of the Company’s Constitution provides that the Directors shall have power at any time, and from time to time to appoint any person to be a Director, either to fill a casual vacancy or as an addition to the existing Directors, but so that the total number of Directors shall not at any time exceed the number fixed in accordance with these Articles. Any Director so appointed shall hold office only until the next following annual general meeting, and shall then be eligible for re-election but shall not be taken into account in determining the Directors who are to retire by rotation at that meeting.

Mr. Yu Kai Leun was appointed on 9 December 2024 as the Executive Director of the Company.

3. PROFILE OF DIRECTOR

To insert the following Directors’ Profile in the Notice of 22nd AGM of the Company.

Name	:	YU KAI LEUN
Age	:	34
Gender	:	Male
Nationality/ Race	:	Malaysian / Chinese
Date of Appointment	:	9 December 2024
Position in Company	:	Executive Director

Qualification, working experience and occupation	:	Mr. Allan Yu Kai Leun, a distinguished graduate from Melbourne University, holds a degree in Construction Management. His education laid the foundation for his ascent in the construction and development industry, preparing him to tackle complex challenges with adeptness. Presently, he is the Assistant Managing Director (Property & Construction Division) of the Company. He is at the helm of all construction developments in Kuala Lumpur. From intricate planning and careful monitoring of tender awards to supervising construction processes, he ensures the seamless delivery of each project. His leadership and expertise have been vital in bringing to fruition esteemed developments such as Kiara 163, Solasta Dutamas, 188 Suites KLCC, and Lot 163 KLCC. Each of these projects stands as a testament to his dedication to quality, timely delivery, and innovative solutions. Under his watchful eye, projects don't merely meet industry standards; they consistently set new benchmarks.
Directorship in public companies and listed issuers (if any)	:	Nil
Family relationship with any Directors and/ or major shareholders of the Company	:	Son to Dato' Yu Kuan Huat
Interest in securities of the Company	:	Ordinary shares: 5,168,300 (0.978%)
Conflict of interests with the Company or its subsidiaries	:	Nil
Convictions for offences within the past 5 years other than traffic offences, if any	:	Nil
Number of Board Meetings attended during the year	:	N/A

4. PROXY FORM

To insert the following Ordinary Resolution as an additional resolution of the Notice of 22nd AGM of the Company to be held at Hotel Sfera of 2479, Jalan Dato' Yu Neh Huat, Taman Samudera, 32040 Sri Manjung, Perak Darul Ridzuan, Malaysia on Thursday, 19 December 2024 at 12.00 noon or at any adjournment thereof to transact the following business:

No.	Ordinary Resolution	For	Against
9.	To re-elect Mr. Yu Kai Leun who is retiring pursuant to Article 100 of the Company's Constitution		

A copy of the Addendum to the Notice of the 22nd AGM and Additional Proxy Form are attached herewith for your information and reference.

BY ORDER OF THE BOARD

TAN TONG LANG (MAICSA 7045482 / SSM PC No. 202208000250)
TAN LAY KHOON (MAICSA 7077867 / SSM PC No. 202208000544)
CHENG GHEE CHENG (LS 0004598 / SSM PC No. 202008002000)
Company Secretaries

Kuala Lumpur
12 December 2024

NOTES:

- a) *A member entitled to attend and vote at the AGM is entitled to appoint one or two proxies to attend, speak and vote instead of him/her. A proxy must be 18 years and above.*
- b) *A proxy may but need not be a member of the Company and there shall be no restriction as to the qualification of the proxy.*
- c) *Where a member of the Company is an exempt authorised nominee which holds ordinary shares in the Company for multiple beneficial owners in one securities account (Omnibus Account), there is no limit to the number of proxies which the exempt authorised nominee may appoint in respect of each Omnibus Account it holds.*
- d) *Where a member appoints more than one proxy, the appointments shall be invalid unless he/she specifies the proportions of his/her holdings to be represented by each proxy.*
- e) *The instrument appointing a proxy must be deposited at the Share Registrar's office of the Company at B-21-1, Level 21, Tower B, Northpoint Mid Valley City, No. 1, Medan Syed Putra Utara, 59200 Kuala Lumpur, W.P. Kuala Lumpur, Malaysia not less than forty-eight (48) hours before the time appointed for holding the AGM. All resolutions set out in the Notice of the AGM are to be voted by poll.*
- f) *Depositors who appear in the Record of Depositors as at 9 December 2024 shall be regarded as Member of the Company entitled to attend the AGM or appoint one or two proxies to attend, speak and vote on his/her behalf.*

Additional Notes for this Addendum:

- a) ***A copy of the Additional Proxy Form is attached herewith for the Shareholders who are entitled to attend and vote at the 22nd AGM of the Company who wish to appoint a proxy to attend and vote in his place.***
- b) ***The Additional Proxy Form DOES NOT INVALIDATE the Proxy Form which was circulated together with the 22nd AGM Notice dated 7 November 2024 ("the Original Proxy Form").***
- c) ***In the event that the Company does not receive the duly executed additional Proxy Form within the required timeframe, THE MEMBER WHO HAS DEPOSITED THE ORIGINAL PROXY FORM AT THE SHARE REGISTRAR OFFICE WITHIN THE REQUIRED TIMEFRAME IS DEEMED TO HAVE APPOINTED AND AUTHORISED HIS PROXY UNDER THE ORIGINAL PROXY FORM TO VOTE OR ABSTAIN ON ADDITIONAL RESOLUTIONS AS THE PROXY DEEMS FIT.***



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(Registration No. 200101026228 (561986-V))
(Incorporated in Malaysia)

ADDITIONAL PROXY FORM

Number of Ordinary Shares Held	CDS Account No.

Contact No.	Email Address

I / We,
(FULL NAME IN BLOCK LETTERS)

NRIC/Passport No./ Registration No.:

of
(FULL ADDRESS)

being a member of **YNH PROPERTY BHD** (“YNH” or the “Company”), hereby appoint:

*** First Proxy “A”**

Full Name (IN BLOCK LETTERS)	NRIC/ Passport No.:	Proportion of shareholdings represented	
		No. of shares	PERCENTAGE (%)
# Contact No.	# Email Address		
Full Address:			

*and/or

*** Second Proxy “B”**

Full Name (IN BLOCK LETTERS)	NRIC/ Passport No.:	Proportion of shareholdings represented	
		No. of shares	PERCENTAGE (%)
# Contact No.	# Email Address		
Full Address:			

You are required to fill in the contact no. and email address in order to participate the 22nd Annual General Meeting (“22nd AGM”), otherwise, we are unable to register you as the participant of the meeting.

*If it is desired to appoint another person as a proxy, the words “the Chairman of the Meeting” should be deleted and the name of the proxy should be inserted in block capitals, and the alteration should be initialed.

or failing him/her, *the Chairman of the Meeting, as *my/ our proxy to vote for *me/ us on *my/ our behalf at the 22nd AGM of the Company which to be held physically at Hotel Sfera of 2479, Jalan Dato’ Yu Neh Huat, Taman Samudera, 32040 Sri Manjung, Perak Darul Ridzuan, Malaysia on Thursday, 19 December 2024 at 12.00 noon or at any adjournment thereof, in the manners as indicated below:-

NO.	ORDINARY RESOLUTION	FOR	AGAINST
9.	To re-elect Mr. Yu Kai Leun who is retiring pursuant to Article 100 of the Company’s Constitution.		

Please indicate with an “x” in the spaces provided above as to how you wish your votes to be cast. If no specific direction as to voting is given, your proxy will vote or abstain from voting at his/her discretion.

* Strike out whichever is not applicable

In the case of a corporation, the Proxy Form must be executed under its Common Seal, or under the hand of a duly authorised officer.

Dated this..... day of....., 2024

*Signature/Common Seal of Shareholder

NOTES:

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Fold this flap for sealing

Then Fold Here

AFFIX
STAMP

The Share Registrar of
YNH PROPERTY BHD
(Registration No. 200101026228 (561986-V))
c/o **Aldpro Corporate Services Sdn Bhd**
B-21-1, Level 21, Tower B
Northpoint Mid Valley City
No. 1, Medan Syed Putra Utara
59200 Kuala Lumpur
W.P. Kuala Lumpur
Malaysia

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