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JINMAO PROPERTY SERVICES CO., LIMITED

金茂物業服務發展股份有限公司

(Incorporated in Hong Kong with limited liability)

(Stock Code: 00816)

SUPPLEMENTAL NOTICE OF EXTRAORDINARY GENERAL MEETING

Reference is made to the circular (the “**Original EGM Circular**”) and notice of extraordinary general meeting (the “**Original EGM Notice**”) of Jinmao Property Services Co., Limited (the “**Company**”) dated 30 November 2023, which set out the time and venue of the extraordinary general meeting of the Company (the “**EGM**”) and contain the resolutions to be considered by the shareholders of the Company at the EGM.

SUPPLEMENTAL NOTICE IS HEREBY GIVEN that the EGM of the Company will be held as originally scheduled at 6F, YouAn International Tower, Unit 2, Xitieying Middle Avenue, Fengtai District, Beijing, the PRC on Friday, 22 December 2023 at 3:00 p.m. or any adjournment thereof to consider and, if thought fit, pass the following supplemental resolution as an ordinary resolution (with or without modifications), in addition to the resolutions contained in the Original EGM Notice:

SUPPLEMENTAL ORDINARY RESOLUTION

5. “**THAT:**

- (a) (i) the New Sinochem Framework Agreement (as defined and described in the supplemental circular to the shareholders of the Company dated 7 December 2023 (the “**Supplemental Circular**”), a copy of which has been produced to the EGM marked “E” and initialled by the Chairman of the EGM for the purpose of identification) and the execution thereof and implementation of all transactions contemplated thereunder be and are hereby approved, ratified and confirmed;
- (ii) the proposed annual caps in relation to the transactions contemplated under the New Sinochem Framework Agreement as described in the Supplemental Circular be and are hereby approved, ratified and confirmed; and

- (b) any Director be and is authorised to do all such acts and things, to sign and execute such documents or agreements or deeds on behalf of the Company and to do such other things and to take all such actions as he considers necessary, appropriate, desirable or expedient for the purposes of giving effect to or in connection with the New Sinochem Framework Agreement or any transactions contemplated thereunder, and to agree to such variation, amendments or waiver of matters relating thereto as are, in the opinion of the such Director, in the interests of the Company and its shareholders as a whole.”

By order of the Board
Jinmao Property Services Co., Limited
Song Liuyi
Chairman

Hong Kong, 7 December 2023

Notes:

1. In order to be valid, the revised form of proxy enclosed with this Supplemental Circular (the “**Revised Form of Proxy**”) completed in accordance with the instructions printed thereon, together with the power of attorney or other authority, if any, under which it is signed or a certified copy of that power of attorney or authority, must be deposited at the Company’s share registrar, Computershare Hong Kong Investor Services Limited, at 17M Floor, Hopewell Centre, 183 Queen’s Road East, Wanchai, Hong Kong not less than 48 hours (excluding any part of a day that is a public holiday) before the time appointed for the meeting or the adjourned meeting (as the case may be) (the “**Closing Time**”).
2. Any shareholder who has not yet lodged the form of proxy issued by the Company on 30 November 2023 (the “**Original Form of Proxy**”) is requested to lodge the Revised Form of Proxy if he or she intends to appoint a proxy to attend the EGM on his or her behalf. In this case, the Original Form of Proxy should not be lodged. Any shareholder who has already lodged the Original Form of Proxy should note that:
 - (i) if the Revised Form of Proxy is lodged before the Closing Time, the Revised Form of Proxy will revoke and supersede the Original Form of Proxy previously lodged by the shareholder. The Revised Form of Proxy will be treated as a valid form of proxy lodged by the shareholder, if duly completed; and
 - (ii) if no Revised Form of Proxy is lodged before the Closing Time, the Original Form of Proxy will be treated as a valid form of proxy lodged by the shareholder, if duly completed. The proxy so appointed pursuant to the Original Form of Proxy will be entitled to vote in accordance with the instructions previously given by the shareholder or at his/her discretion (if no such instructions are given) on any resolution properly put to the EGM, including the proposed supplemental resolution set out above.
3. Save for the inclusion of the additional proposed ordinary resolution set out in this supplemental notice, there are no other changes to the Original EGM Notice, and all other matters of the EGM remain unchanged. For details of Resolutions 1 to 4 to be considered at the EGM, closure of the register of members of the Company, eligibility for attending the EGM, registration procedures for attending the EGM, and other relevant matters, please refer to the Original EGM Circular and the Original EGM Notice.

As at the date of this notice, the executive Directors are Mr. Song Liuyi (Chairman), Mr. Xie Wei and Ms. Zhou Liye; the non-executive Directors are Ms. Qiao Xiaojie and Mr. Gan Yong; and the independent non-executive Directors are Dr. Chen Jieping, Dr. Han Jian and Mr. Sincere Wong.