



SEAZEN GROUP LIMITED

新城發展控股有限公司

(Incorporated in the Cayman Islands with limited liability)

(於開曼群島註冊成立的有限責任公司)

(Stock Code 股份代號: 1030)

6 June 2024

Dear Non-Registered Shareholder(s) ^(Note 1),

Notice of Publication of Circular and Notice of Annual General Meeting and Proxy Form (collectively the “Current Corporate Communications”) and Arrangement of Electronic Dissemination of Corporate Communications

Notice of Publication of the Current Corporate Communications

The English and Chinese versions of the Current Corporate Communications of Seazen Group Limited (the “Company”) are available on the Company’s website at www.seazengroup.com.cn and HKEXnews’s website at www.hkexnews.hk or the arranged printed version(s) of the Current Corporate Communications are enclosed (if applicable). You may access the Current Corporate Communications as appeared on the Company’s website, by browsing through the HKEX’s website or by referring to the attached printed version(s) (if applicable). If you would like to receive a printed version of the Current Corporate Communications, please send your request (specifying your name, address and request) by email at seazen.ecom@computershare.com.hk or by notice in writing to the Company’s Hong Kong share registrar (the “Share Registrar”), Computershare Hong Kong Investor Services Limited, at 17M Floor, Hopewell Centre, 183 Queen’s Road East, Wan Chai, Hong Kong. The Company will promptly upon receipt of your request send the Current Corporate Communications to you in printed form free of charge.

Arrangement of Electronic Dissemination of Corporate Communications

Pursuant to Rule 2.07 of the Rules Governing The Listing of Securities on The Stock Exchange of Hong Kong Limited (the “Listing Rules”) under the expansion of paperless listing regime and electronic dissemination of corporate communications that came into effect on 31 December 2023. As set out in the announcement of the Company dated 28 March 2024, the board of directors of the Company proposed to amend the existing third amended and restated memorandum and articles of the Company (the “Existing Memorandum and Articles of Association”) for the purposes of, among others, updating and bringing the Existing Memorandum and Articles of Association in line with the aforesaid latest regulatory requirements in relation to the expanded paperless listing regime and electronic dissemination of corporate communications by listed issuers and the relevant amendments made to the Listing Rules which took effect from 31 December 2023 (the “Proposed Amendments”). Upon approval by the shareholders of the Company (the “Shareholders”) of the Proposed Amendments at the forthcoming annual general meeting of the Company (the “AGM”), the Company will disseminate Corporate Communications^(Note 2) to the Shareholders electronically without seeking express consent or deemed consent from the Shareholders (i.e. relying on an implied consent from the Shareholders), accordingly both the English and Chinese versions of all future Corporate Communications will be available electronically on the website of the Company at www.seazengroup.com.cn and the HKEXnews’s website at www.hkexnews.hk in place of printed copies (except for Actionable Corporate Communications^(Note 3)). Before the Proposed Amendments take effect, the Company will comply with the relevant requirements of the currently effective articles of association of the Company.

As a Non-registered Shareholder, you should liaise with your bank(s), broker(s), custodian(s), nominee(s) or HKSCC Nominees Limited through which your Shares are held (collectively, the “Intermediaries”) and provide your email address to your Intermediaries.

Request for Corporate Communications in printed form

If you want to receive future Corporate Communications in printed form, please complete and sign on the reply form enclosed and return it by post using the mailing label at the bottom of the Reply Form (a stamp is not needed if posted in Hong Kong) or by hand delivery to the Share Registrar, Computershare Hong Kong Investor Services Limited at 17M Floor, Hopewell Centre, 183 Queen’s Road East, Wanchai, Hong Kong. You may also send your request (specifying your name, address and request) via email to seazen.ecom@computershare.com.hk or write to the Share Registrar. Please note that (i) selected instruction made previously to receive printed copies of Corporate Communications will be expired on 28 June 2024 upon the approval of Shareholders on the Proposed Amendments; and (ii) the election to receive a printed version of all future Corporate Communications will be valid for one year from the receipt date of the Shareholder’s instruction unless being revoked or superseded (whichever is earlier). Therefore, further request in writing will be required if a Shareholder prefers to continue receiving printed copy of future Corporate Communications.

Should you have any queries relating to this letter, please contact the Share Registrar at (852) 2862 8688 during business hours from 9:00 a.m. to 6:00 p.m. (Hong Kong time), Monday to Friday, excluding Hong Kong public holidays.

By order of the Board
Seazen Group Limited
Wang Xiaosong
Chairman

Notes:

1. This letter is addressed to Non-registered Shareholders (the “Non-registered Shareholder” means such person or company whose shares are held in The Central Clearing and Settlement System (CCASS) and who has notified the Company from time to time through Hong Kong Securities Clearing Company Limited to receive Corporate Communication). If you have sold or transferred your shares in the Company, please disregard this letter and the reply form on the reverse side.
2. Corporate Communication means any document issued or to be issued by the Company for the information or action of holders of any of its securities, including but not limited to (a) the directors’ report, its annual accounts together with a copy of the auditor’s report and, where applicable, its summary financial report; (b) the interim report and, where applicable, its summary interim report; (c) a notice of meeting; (d) a listing document; (e) a circular; and (f) a proxy form.
3. Actionable Corporate Communication is any corporate communication that seeks instructions from issuer’s securities holders on how they wish to exercise their rights or make an election as the issuer’s securities holder.



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各位非登記股東^(附註 1)：

通函、股東週年大會通告及代表委任表格（統稱「本次公司通訊」）之發布通知
及以電子方式發布公司通訊之安排

本次公司通訊之發布通知

新城發展控股有限公司（「公司」）之本次公司通訊的中、英文版本已登載於公司網站 www.seazengroup.com.cn 及香港交易所披露易網站 www.hkexnews.hk 或按安排附上本次公司通訊之印刷本（如適用）。閣下可在公司的網站閱覽本次公司通訊、在聯交所網站瀏覽有關文件或參考隨附之印刷本（如適用）。如閣下欲收取本次公司通訊的印刷本，閣下可將要求（註明閣下的姓名、地址及要求）以電郵方式發送到公司之電郵地址 seazen.ecom@computershare.com.hk 或以書面方式郵寄致公司的香港股份過戶登記處（「股份過戶處」）香港中央證券登記有限公司，地址為香港灣仔皇后大道東 183 號合和中心 17M 樓。公司將於接到閣下通知後，盡快向閣下免費發送有關本次公司通訊文件的印刷本。

以電子方式發布公司通訊之安排

根據自 2023 年 12 月 31 日起生效的擴大無紙化制度及以電子方式發布公司通訊規定下香港聯合交易所有限公司證券上市規則（「上市規則」）第 2.07 條。誠如本公司日期為 2024 年 3 月 28 日的公告所載，公司董事會建議修訂公司的現有第三次經修訂及重述的組織章程大綱及細則（「現有組織章程大綱及細則」），目的為（其中包括）更新並使現有組織章程大綱及細則符合前述有關擴大無紙化上市制度及上市發行人以電子方式傳播公司通訊的最新監管規定，以及符合自 2023 年 12 月 31 日起生效的上市規則相關修訂。公司股東（「股東」）在即將召開的公司股東週年大會（「股東週年大會」）上批准擬議修訂後，公司將以電子方式向股東發布公司通訊^(附註 2) 而無需尋求股東的明確同意或視為同意（即依賴股東的默示同意），因此所有未來的公司通訊的英文和中文版將以電子方式在公司網站（www.seazengroup.com.cn）和香港交易所披露易網站（www.hkexnews.hk）上提供，以代替印刷本（可供採取行動的公司通訊^(附註 3) 除外）。在擬議修訂生效之前，公司將遵守現行有效的組織章程細則的相關規定。

作為非登記股東，閣下應聯絡代閣下持有股份的銀行、經紀、託管商、代理人或香港中央結算（代理人）有限公司（統稱「中介公司」），並向閣下的中介公司提供閣下的電子郵件地址。

要求收取公司通訊印刷本

如閣下欲收取日後公司通訊的印刷本，請填妥隨附的回條，並使用隨附之郵寄標籤（如在香港投寄則毋須貼上郵票）將填妥及簽署後的回條寄回，或親手交回股份過戶處，香港中央證券登記有限公司，地址為香港灣仔皇后大道東 183 號合和中心 17M 樓。閣下同時亦可將申請（註明閣下的姓名、地址及要求）以電郵方式發送到 seazen.ecom@computershare.com.hk 或以書面方式通知股份過戶登記處。請注意，(i) 股東批准公司組織章程細則的相關擬議修訂後，先前作出選擇收取公司通訊印刷本的指示將於 2024 年 6 月 28 日屆滿；及(ii) 選擇收取所有未來公司通訊之印刷本，將自收到股東指示當日起計一年內有效，除非被撤銷或取代（以較早者為準）。因此，如果股東希望繼續接收未來公司通訊的印刷本，則需要再提出書面要求。

如閣下對本函件有任何疑問，請於辦公時間星期一至五（香港公眾假期除外）上午 9 時正至下午 6 時正（香港時間）期間致電股份過戶處 (852) 2862 8688 查詢。

承董事會命
新城發展控股有限公司
董事長
王曉松

2024 年 6 月 6 日

附註：

- 此函件乃向本公司之非登記股東（「非登記股東」）指股份存放於中央結算及交收系統的人士或公司，透過香港中央結算有限公司不時向本公司發出通知，希望收到公司通訊發出。如果閣下已經出售或轉讓所持有之本公司股份，則無需理會本函件及所附回條。
- 公司通訊指本公司發出或將予發出以供其任何證券持有人參照或採取行動的任何文件，其中包括但不限於：(a) 董事報告、年度賬目連同核數師報告及(如適用)財務摘要報告；(b) 中期報告及(如適用)中期摘要報告；(c) 會議通告；(d) 上市文件；(e) 通函；及(f) 代表委任表格。
- 「可供採取行動的公司通訊」指任何涉及要求發行人的證券持有人指示其擬如何行使其有關證券持有人的權利的公司通訊。



REPLY FORM 回條

To: Computershare Hong Kong Investor Services Limited
(the "Share Registrar")
17M Floor, Hopewell Centre,
183 Queen's Road East, Wanchai, Hong Kong

致：香港中央證券登記有限公司
(「股份過戶處」)
香港灣仔皇后大道東 183 號
合和中心 17M 樓

REMINDER 提示

As a non-registered shareholder, you should liaise with your bank(s), broker(s), custodian(s), nominee(s) or HKSCC Nominees Limited through which your shares are held (collectively, the "Intermediaries") and provide your email address to your Intermediaries.

作為非登記股東，閣下應聯絡閣下持有股份的銀行、經紀、託管商、代理人或香港中央結算（代理人）有限公司（統稱「中介公司」），並向閣下的中介公司提供閣下的電子郵件地址。

Request for Corporate Communications* in printed form / 要求收取公司通訊*印刷版

I/we hereby request for receipt of future Corporate Communications* in printed form and noted that this instruction is valid only for one year starting from the receipt date of instruction, unless being revoked or superseded (whichever is earlier). (Please mark "✓" in the below box if applicable) (Note 3)

本人/吾等現要求收取未來公司通訊*印刷版，並已知悉本指示由收取指示日期起計一年內有效，除非被撤銷或取代（以較早者為準）。（如適用，請在以下方格內劃上「✓」號）(附註 3)

Name of the listed company (the "Company"): **Seazen Group Limited**
上市公司（「公司」）名稱：**新城發展控股有限公司**

English Version 英文版本

Chinese Version 中文版本

English and Chinese Versions 英文及中文版本

Name(s) of Non-registered shareholder(s):

非登記股東姓名：

Signature(s): (Note 3)

簽名：(附註 3)

(Please use ENGLISH BLOCK LETTERS 請用英文正楷填寫)

Contact number:

聯絡電話號碼：

Date:

日期：

Notes: 附註：

- This Reply Form is addressed to non-registered shareholder(s) ("Non-registered shareholder" means such person or company whose shares are held in The Central Clearing and Settlement System (CCASS) and who has notified the Company from time to time through Hong Kong Securities Clearing Company Limited that such person or company wishes to receive Corporate Communications*). 此回條乃向公司之非登記股東（「非登記股東」指股份存放於中央結算及交收系統的人士或公司，已透過香港中央結算有限公司不時向公司發出通知，表示欲收取公司通訊*）發出。 Please complete all your details clearly. 請閣下清楚填寫所有資料。
- Any form with no box marked (✓), with no signature or otherwise incorrectly completed will be void. 如在本表格未有在方格內劃上「✓」號，或未有簽署，或在其他方面填寫不正確，則本表格將會作廢。
- For the avoidance of doubt, the Company does not accept any other instructions given on this Reply Form. 為免存疑，在本回條上的任何額外指示，公司將不予處理。

* Unless otherwise specified, Corporate Communications refer to any documents issued or to be issued by the Company for the information or action of holders of any of its securities, including but not limited to the annual report, interim report, notice of meeting, circular and proxy form. 除非另有註明，公司通訊乃指公司已發出或將予發出以供其任何證券的持有人參照或採取行動的任何文件，其中包括但不限於年報、中期報告、會議通告、通函及代表委任表格。

PERSONAL INFORMATION COLLECTION STATEMENT 收集個人資料聲明

- "Personal Data" in this statement has the same meaning as "personal data" in the Personal Data (Privacy) Ordinance, Chapter 486 of the Laws of Hong Kong ("PDPO"). 本聲明中所指的「個人資料」與香港法例第 486 章《個人資料（私隱）條例》（「《私隱條例》」）中「個人資料」的涵義相同。
- Your Personal Data provided in this Reply Form will be used in connection with the Company's electronic dissemination of Corporate Communications. Your supply of Personal Data to the Company is on a voluntary basis. In case of a failure to provide sufficient information, the Company may not be able to process your instructions and/or requests as stated in this Reply Form. 閣下於本回條所提供的個人資料將用於有關公司以電子方式發布公司通訊的事宜上。閣下是自願向公司提供個人資料。若閣下未能提供足夠資料，公司可能無法處理閣下在本回條上所述的指示及/或要求。
- Your Personal Data may be disclosed or transferred by the Company to its subsidiaries, the Share Registrar, and/or other companies or bodies for any of the stated purposes, or when it is required to do so by law and will be retained for such period as may be necessary for our verification and record purposes. 公司可就任何所說明的用途或在法例規定的情況下，將閣下的個人資料披露或轉移給公司的附屬公司、股份過戶處、及/或其他公司或團體，並將在適當期間保留該等個人資料作核實及紀錄用途。
- You have the right to request access to and/or correction of your Personal Data in accordance with the provisions of the PDPO. Any such request for access to and/or correction of your Personal Data should be in writing, by mail to the Hong Kong Privacy Officer of the Share Registrar at 17M Floor, Hopewell Centre, 183 Queen's Road East, Wanchai, Hong Kong or by email at PrivacyOfficer@computershare.com.hk. 閣下有權根據《私隱條例》的條文查閱及/或修改閣下的個人資料。任何該等查閱及/或修改個人資料的要求均須以書面方式郵寄至股份過戶處（地址為香港灣仔皇后大道東 183 號合和中心 17M 樓）向香港隱私主任提出，或發送電郵至 PrivacyOfficer@computershare.com.hk。

Mailing Label 郵寄標籤

Computershare Hong Kong Investor Services Limited
香港中央證券登記有限公司
Freepost No. 簡便回郵號碼：37
Hong Kong 香港

Please cut the mailing label and stick it on an envelope to return this form to us.
No postage is necessary if posted in Hong Kong.

當閣下寄回此回條時，請將郵寄標籤剪貼於信封上。
如在本港投寄，閣下無需支付郵費或貼上郵票。