

- Translation -

Minutes of the Annual General Meeting of Shareholders for the year 2025
of
Central Plaza Hotel Public Company Limited

Date, time and place of the meeting

The meeting was held on Thursday, April 24, 2025 at 2:30 p.m., through electronic means (e-AGM) only. The Company recorded the meeting and provided the electric voting (e-Voting).

Mr. Norachit Sinhaseni, Chairman of the Board of Directors, gave an opening speech to the Meeting and assigned Mrs. Paranee Galviroj, the Company Secretary to introduce the Board of Directors, Executives, the External Auditor, and inspector assigned to witness the vote counting.

Directors attended at the Meeting Room

1. Mr. Norachit Sinhaseni
Chairman of the Board of Directors
Independent Director
2. Mr. Sudhitham Chirathivat
Director
Member of Nomination and Compensation Committee
Member of Risk Management, Corporate Governance and Sustainability Committee
3. Ms. Sopawadee Lertmanaschai
Independent Director
Chairman of Audit Committee
Member of Nomination and Compensation Committee
4. Mr. Pornchai Chunhachinda
Independent Director
Chairman of Risk Management, Corporate Governance and Sustainability Committee
Member of Audit Committee
5. Mrs. Supatra Chirathivat
Director
6. Mr. Thirayuth Chirathivat
Chief Executive Officer
Director
Member of Risk Management, Corporate Governance and Sustainability Committee

Directors attended through electronic means

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| 7. | Mr. Suthikiati Chirathivat | Chairman of the Advisory Board
Director |
| 8. | Mr. Chaiwat Thongkamkoon | Independent Director
Chairman of Nomination and Compensation Committee
Member of Audit Committee |
| 9. | Mr. Sudhisak Chirathivat | Director |
| 10. | Mr. Prin Chirathivat | Director
Member of Nomination and Compensation Committee
Member of Risk Management, Corporate Governance and
Sustainability Committee |
| 11. | Mrs. Chintana Boonyarat | Director |
| 12. | Mrs. Sirikate Chirakiti | Director |

Directors attending the Meeting : 12 directors attended the meeting, representing 100%.

Advisors of the Board and Executives attended at the Meeting Room

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| 1. | Mr. Dan Chinsupakul | Advisor to Chairman of the Advisory Board |
| 2. | Mr. Nath Vongphanich | President, Central Restaurant Group Co., Ltd. |
| 3. | Mr. Gun Srisompong | Chief Financial Officer and Vice President of Finance
and Administration |
| 4. | Mrs. Paranee Galviroj | Company Secretary |

Auditor attended through electronic means

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| 1. | Mr. Wichart Lokatekrawee | Auditor from EY Office Limited |
| 2. | Ms. Supaporn Siridonthanakasem | Auditor from EY Office Limited |

Voting Inspector

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| 1. | Mr. Khemchat Apichatrojanakul | Photiyainithitham Legal and Accounting Office |
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Mrs. Paranee Galviroj, the Company Secretary, informed that the 2025 Annual General Meeting of Shareholders was conducted through electronic means, with services provided by Online Asset Co., Ltd., using the IR Plus AGM system. The meeting was conducted in accordance with the Emergency Decree on Electronic Meetings, B.E. 2563 (2020), law, and related regulations concerning electronic meetings. Additionally, the service provider ensured that the meeting was recorded both in audio and visual formats throughout the live broadcast via electronic media.

The Company Secretary informed the Meeting that there were 12 shareholders attending the meeting in person totaling 169,902 shares and 1,129 proxies attending the meeting, representing 1,067,884,794 shares. In total, 1,141 authorized proxies, representing 1,068,054,696 shares or 79.12% of the total shares, exceeding one-third of the total number of shares issued, thus, constituted the required quorum for the Annual General Meeting as per the Company's Articles of Association. However, the Company is still open for shareholders to register and attend the Meeting and cast their votes on agenda items which are not yet voted.

Before considering the various Agenda Items in the Meeting, the Chairman requested Mrs. Paranee Galviroj, the Company Secretary, to explain the voting rights and procedures, criteria of an invalid voting ballot, and procedures for comments and inquiries, then proceeded with the meeting agendas.

Voting Rights

1. Shareholders have voting rights equal to the number of shares they hold, each 1 share shall represent 1 voting right.
2. Shareholders shall use all their existing voting rights to vote for either “**Approve**”, “**Disapprove**”, or “**Abstain**” from voting only, except for the shareholders who are foreign investors and appointed a Custodian in Thailand for safekeeping their shares, in which case, they can cast their votes separately, the total number of votes must not exceed the number of available voting rights. Should the Custodian who acts as a proxy did not use all the available voting rights, the unused voting rights shall be deemed abstain vote.

Voting practices (e-Voting)

1. As this meeting is conducted via electronic media, therefore, the ballots were not printed for the attendees.
2. During the voting period, the Chairman will propose the Shareholders' Meeting to consider and pass a resolution on each agenda item, the IR Plus AGM system will enable the attending shareholders to cast votes for either “Approve”, “Disapprove”, or “Abstain”. Voting must be completed within the specified period. (1 minute)
3. If a meeting participant does not cast their vote within the specified time, it shall be deemed that the participant has approved the proposed resolution as presented to the meeting.
However, if there is still time left for voting on such an agenda item, the attending shareholder can go back to change votes within the specified period.
4. In the event that the shareholder wishes to change the vote, the Shareholder may change the vote by re-selecting the type of vote again. However, if the agenda has been closed for voting, the Shareholders will not be able vote or change their vote.
5. For Shareholders who appointed a proxy to attend the meeting on their behalf via Proxy Form B, as well as foreign shareholders who appointed a custodian in Thailand to safeguard their shares and appointed a proxy via Proxy Form C, the company shall record their votes in each agenda as they have specified their votes in advance.
6. The system will collect all the votes and counting the votes casted via e-Voting and advance voting via proxies.

Instances where a voting slip is considered invalid

1. Where a voting via proxy appointment form contains more than one type of vote for the same Agenda Item; except those voting ballots are submitted by the appointed local Thai Custodian for overseas Shareholders to safeguard the investments and shareholdings, whereby they can specify different types of votes.
2. Where there are corrections or crossing out of the votes by the Shareholder or Authorized Proxy without an accompanying signature to verify
3. Where a proxy appointment form is damaged to the extent that the vote cannot then be read clearly

Process of e-Voting

1. **Vote selection for each agenda item:** By default, the system will initially register your vote as "Approve" for all agenda items.
2. If the Shareholders / proxy wish to vote "Disapprove" or "Abstain," please click on the selective option for that agenda item.
3. Then, click the "Confirm" button. The system will immediately update the vote accordingly.
4. If the Shareholders / proxy do not wish to change the vote, click "Cancel." The system will retain the previously recorded vote.

Process providing Comments / Asking Questions

During the Meeting the Shareholders or proxies can submit questions in advance by typing questions on each agenda item. The Company will read and answer the questions of each shareholder according to the sequence of agenda items.

1. Click the "Question Mark" icon, which appears in each agenda item.
2. Type your question and click the "Submit Question" button.

In case of shareholders or proxy who wish to ask questions on the Microphone for each agenda, please process as follows:

1. Click the "VDO Conference" icon to request to ask your question via video call.
2. Type your question and click the "Confirm" button.
3. Wait for approval from the meeting facilitator.
4. Once your microphone and camera are activated, please state your full name and indicate whether you are a shareholder or a proxy holder before asking your question.
5. If the shareholder or proxy is unable to speak via microphone, please kindly type your question in the "Submit Question" box instead, so that the meeting facilitator can read the question on your behalf to the meeting.
6. The Company provides an opportunity for participants to submit questions for each agenda item. If no questions are submitted, the Company shall proceed with the meeting. If shareholders have additional questions, they may type their questions in the "Submit Question" box, and the facilitator will read your question later during the meeting.

Before commencing with each agenda item of the meeting, Shareholders are advised that between 1st October 2024 and 1st February 2025, the Company had opened a website ((<https://investor.centarahotelsresorts.com>)) to allow the shareholders to submit their comments regarding additional agenda item at the meeting as well as nominate any person as a director of the Company according to the criteria of Good Governance on the Shareholder's rights. It appears that, to the date in which the Board of Director had a meeting to specify the date for the 2025 Annual General Meeting of Shareholders , no shareholder had submitted any comment whatsoever, the Board of Director therefore determined the agenda items according to the law and the Company's Article of Association.

Agenda Item 1. To ratify minute of the 2024 Annual General Meeting of Shareholders (AGM)

The Chairman proposed that the Meeting consider adopting the Minutes of Meeting of the 2024 Annual General Meeting held on April 29th, 2024, the document of which has been delivered to the Shareholders together with the Invitation Letter of this Annual General Meeting.

The Chairman then invited shareholders to raise any questions, share their suggestions.

Mrs. Paranee Galviroj, the Company Secretary, informed the Meeting that there was a shareholder who submitted questions through written communication. The details are as follows:

Mr. Basant Kumar Dugar (Shareholder): expressed the following suggestion:

Proposed the Company to submit the Minutes of Meeting to shareholders within 14 days, along with a link access to the document.

Mrs. Paranee Galviroj (Company Secretary): clarified as follows:

The Company acknowledged the suggestion. For normal practice, the Company discloses the Minutes of the Shareholders' Meeting through the Stock Exchange of Thailand's news system and via the Company's website within 14 days, in accordance with good corporate governance practices. However, the Company will share the access link for the meeting minutes to shareholders.

There were no further questions or suggestions from shareholders, the Chairman requested the meeting to cast their votes for the consideration and adoption of the Minutes of the 2024 Annual General Meeting of Shareholders.

Resolution: The Meeting has considered the matter and unanimously resolved to adopt the 2024 Minutes of the Annual General Meeting , held on April 29th, 2024, with the following votes:

Approve	1,068,013,704	votes (100%)
Disapprove	-	votes
Abstentions	-	votes
Invalid voting ballots	-	votes

Agenda Item 2. To acknowledge the Company's performance for the year 2024

The Chairman invited Mr.Thirayuth Chirathivat, Chief Executive Officer, to present the Company's performance for the year 2024 to the meeting for acknowledgment, as follows:

Hotel Business

In the previous year marked a period of recovery for the global tourism industry, following the severe impact of the COVID-19 pandemic. Tourism in Asia rebounded rapidly and in Thailand was supported by government policies aimed at promoting travel, such as visa-free schemes for tourists. These measures played a significant role in stimulating inbound travel to Thailand, resulting in a notable increase in the number of tourists.

In 2024, the total number of international tourist arrivals was 35.5 million, 26% growth YoY. The top three tourist arrivals were from China 19%, Malaysia 14%, and India 6% of total arrivals. This strong recovery had a positive impact on the overall tourism sector, and Centara was benefited from this favorable situation.

In 2024, the Company launched four new hotels, as follows:

1. COSI Vientiane Nam Phu (Opened 25 Mar 2024)
2. Centara Life Lamai Resort Samui (Opened 15 Aug 2024)
3. Varivana Resort Koh Phangan (Opened 16 Sep 2024)
4. Centara Mirage Lagoon Maldives (Opened 13 Nov 2024)

As of December 31, 2024, the Company had hotels under management in a total of 90 hotels (20,014 rooms); with 51 hotels (11,082 rooms) already in operation together with 39 other hotels (8,932 rooms) still under development. For the 51 hotels in operation, 21 hotels (5,711 rooms) are owned and operated by the Company, while the remaining of 30 hotels (5,371 rooms) being operated under the Company's Hotel Management Agreements.

In Q4/2024, two hotels reopened after major renovations at Centara Grand Mirage Beach Resort Pattaya and Centara Karon Resort Phuket.

In 2024, hotel business has a total revenue of Baht 11,162 million, increased by Baht 1,230 million (or 12% YoY). The hotel business had an EBITDA of Baht 3,876 million, growth of 18% YoY and a net profit from operation was Baht 1,080 million, an improvement of 68% YoY, mainly driven by the strong performance of Centara Grand Hotel Osaka's first full year operation, and the consistent outstanding performance of hotels in Thailand.

Overall, the Occupancy Rate (OCC) increased from 71% to 72% while Average Room Rate (ARR) increased by 11% YoY to Baht 5,685, resulted in the Revenue Per Available Room (RevPar) increased by 12% YoY to Baht 4,101.

For hotels in Thailand, the Revenue per Available Room (RevPAR) increased by 11% YoY, reaching Baht 3,277. This improvement was driven by a 12% YoY increase in the Average Room Rate (ARR), while the Occupancy Rate (OCC) remained at 70%

For overseas hotels in the Maldives, the Revenue per Available Room (RevPAR) decreased by 5% YoY to Baht 9,042, due to a 4% declined in the Occupancy Rate (OCC), which was at 68%, while the Average Room Rate (ARR) remained at Baht 13,268.

Meanwhile, Hotel in Dubai continued growth with the Occupancy Rate (OCC) increased from 81% to 85%. The Average Room Rate (ARR) rose by 5% YoY to Baht 6,962, resulted in a Revenue per Available Room (RevPAR) of Baht 5,951, an 11% increase compared to the previous year.

Centara Grand Osaka, which completed its first full year of operation, increased an average Occupancy Rate (OCC) of 78% from 72%. The Average Room Rate (ARR) increased by 10% YoY to Baht 7,326, resulted in a Revenue per Available Room (RevPAR) of Baht 5,742, reflecting a 20% growth compared to the same period last year.

However, the Company cautiously operates the business by adjusting sales and marketing strategies to boost revenue, closely monitoring the performance, controlling costs & expenses, focusing on operating efficiency and financial discipline. The Company is still pursuing an investment expansion plan to foster future growth with efficient capital allocation by acquiring sources of funds with optimal costs such as loans from financial institutions and debenture issuance along with financial market conditions.

In 2025, the Company outlined operational plans to enhance opportunities and strengthen its business potential both domestically and internationally, as follows:

- Full-year operating performance recognition from two newly renovated hotels — Centara Karon Resort Phuket and Centara Grand Mirage Beach Resort Pattaya — which will enhance the Company's capacity to accommodate tourists and increase revenue.
- The opening of two new hotels in the Maldives: Centara Mirage Lagoon Maldives (opened 13 November 2024) and Centara Grand Lagoon Maldives (opened 1 April 2025), which will enhance the Company to expand the customer base in international markets and further strengthen the Centara brand on a global scale.
- Major renovation in 2025 for two hotels in Thailand: Centara Grand Beach Resort & Villas Hua Hin and Centara Grand Beach Resort & Villas Krabi, aimed at elevating service standards and enhancing the overall guest experience.

Rewards and Achievements

- “Thailand Top CEO of the Year 2024” award in the tourism & hospitality category which was presented by Business+ magazine, a prestigious Thai publication, in collaboration with the Journal of Business Administration Faculty at Bangkok's Thammasat University.
- Thailand's Strongest Brand for 2nd Consecutive Year
- Awarded Outstanding CFO and Outstanding Investor Relations at the IAA Awards for Listed Companies 2024, hosted by the Investment Analysts Association.
- 4 hotels awarded Travel + Leisure Luxury Awards Asia Pacific 2024 as follows:
 - Centara Reserve Samui awarded Best “Beach + Island Resorts” category for Thailand
 - Centara Grand Hotel Osaka awarded "Hotel General Managers" category for Japan
 - Machchafushi Island Resort & Spa Maldives, The Centara Collection awarded the best “House Reefs” category for the Maldives
 - Roukh Kiri Khao Yai awarded the top “Upcountry Hotels” category for Thailand

- Triple Win at the TTG Travel Awards 2024 as follows:
 - Centara Hotels & Resorts was honoured as the Best Local Hotel Brand – Thailand.
 - Centara Reserve Samui received the title of Best Lifestyle Hotel – Koh Samui.
 - Centara Grand at CentralWorld was recognised as the Best Meetings & Conventions Hotel – Thailand.
- Hotel & Resort Management of the Year Award from the TDM Travel Trade Excellence Awards 2024.
- Awarded in the ‘Excellence in Workplace Culture’ category at the prestigious HR Excellence Awards Thailand 2024.
- Centara Grand Hotel Osaka was honoured with the Sky Design Award in the Interior Design – Hotel & Resort category.
- Three of its properties have been recognised in the Smart Travel Asia 2024 Best in Travel Poll as follows:
 - Centara Reserve Samui has been named the #1 Luxury Hotel in Asia.
 - Centara Grand Beach Resort & Villas Hua Hin achieved an esteemed third place ranking in the ‘Top 10 Wedding Hotels in Asia’ category.
 - Centara Grand Beach Resort Phuket secured fifth position in Top 10 Family Hotels in Asia.
- 18 awards received from the 2024 Travelers’ Choice Awards, as voted by users on TripAdvisor
- Centara Grand Mirage Beach Resort Pattaya received the 2024 World Luxury Spa Award in two categories: Luxury Beach Resort Spa and Luxury Spa Treatments – Southeast Asia.
- Outstanding Employer Award for the Promotion of Employment of Persons with Disabilities 2024, awarded by the Ministry of Social Development and Human Security, for the ninth consecutive year.
- Sustainability Awards in 2024
 - S&P Global Sustainability Yearbook Member for 2nd Consecutive Year
 - Achieved “A” Rating on MSCI ESG Ratings 2024 for 2nd Consecutive Year
 - Achieved “AAA” Rating on SET ESG Ratings 2024
 - Central Plaza Hotel Plc (CENTEL) has received the ISO/IEC 27001:2022 certification which was a testament to the commitment in excellence IT Operation & Security management.
 - “Sustainability Disclosure Recognition 2024” award from Thaipat Institute as an organization.
 - 39 Centara Hotels & Resorts certified with GSTC-Recognized status by the Global Sustainable Tourism Council (GSTC)

Food Business

Overall, the food business in 2024 benefited from consumers returning to their normal lifestyles and the recovery of the tourism industry, which helped stimulate overall consumption. As a result, the food business continued to show YoY growth, driven by the recovery of sales across all channels—dine-in, takeaway, and delivery. The key brands that demonstrated strong and consistent performance improvement compared to the previous year would be Mister Donut, Pepper Lunch, Ootoya, and Shinkanzen Sushi.

Moreover, in 2024, the food business expanded by introducing new brands to strengthen its portfolio—an important strategy that contributed to the Company’s success in achieving its goals, under the management of The Food Selection Group Co., Ltd., two new brands were developed and launched which were **NAMA Japanese and Seafood Buffet** offering over 280 popular Japanese dishes, located on the 24th floor of Centara Grand at CentralWorld and **Katsu Midori Sushi** – the No.1 conveyor belt sushi brand from Tokyo, highly popular among tourists and sushi enthusiasts, opened on the 3rd floor of CentralWorld shopping center.

For the 2024 performance, the food business had a total revenue of Baht 13,077 million, an increase of Baht 462 million (or 4% YoY). EBITDA was Baht 2,568 million, an increase of 14% YoY. The food business had a net profit of Baht 656 million, 37% YoY growth. This improvement was partly driven by effective cost management and disciplined investment in branch expansion, with a focus on core brand growth and the development of new business models.

At the end of 2024, the food business operated a total of 1,396 outlets (including joint ventures), a net decrease of 18 outlets compared to the end of 2023. The significant expansion brands included Shinkanzen Sushi (+15), Auntie Anne’s (+12), Ootoya (+7), Salad Factory (+7), and KFC (+5). Meanwhile, the Company closed non-performing outlets and brands to improve overall profitability. This included a net closed in Mister Donut (-27), Aroi Dee (-11), and Brown Café (-9) branches. However, the mentioned practices were in line with the Company’s strategic focus on enhancing profitability.

The Average SSS increased by 1% YoY (2023: 4%) driven by the top 4 brands (KFC, Mister Donut, Auntie Anne’s and Ootoya) and the other brands’ SSS at 1% YoY growth. Average TSS was 4% YoY growth with the top 4 brands’ TSS at 9% and the other brands’ TSS decreased 4%, compared to last year.

However, the food business is highly competitive, with many new entrepreneurs entering the market each year. Therefore, the Company prioritizes brand creation and development to enhance value and provide a superior dining experience for customers. It actively seeks new brands with strong growth potential, continuously explores new sales channels to expand customer access, and emphasizes efficient cost management across various areas. These strategies aim to strengthen competitiveness and drive sustainable growth in both revenue and profits.

Rewards and Achievement (People)

- **Central Restaurants Group Co., Ltd**
 - President of Central Restaurants Group Co.,Ltd. (CRG), was honored with the prestigious "CEO of the Year in Restaurant Business Innovation" award, recognizing the outstanding leadership, innovation, and excellence in organizational management.
 - Received the “Thailand Best Employer Brand Awards 2024”, presented by the World HRD Congress and CHRO Asia.
 - 3 major awards from the Employee Experience Awards Thailand 2024, organized by Human Resources Online, a leading HR organization in Asia.



- Honored to receive HR Excellence Awards 2024, organized by Human Resources Online, Singapore-based.
- Certified to be “Great place to work” in 2024.
- Awarded the “Organization Supporting Employment of Persons with Disabilities Award 2024” (Excellent level), awarded to both Central Restaurants Group Co., Ltd. and CRG International Food Co., Ltd.

Rewards and Achievement (Brands)

- **Mister Donut and Auntie Anne’s**
 - Awarded “Top Influential Brands Awards 2024” for the 4th consecutive year at the 2024 ASIA CEO Summit & Award Ceremony.
 - Received the “Organization Supporting Employment of Persons with Disabilities Award 2024”, awarded to both Central Restaurants Group Co., Ltd. and CRG International Food Co., Ltd.
- **Mister Donut**
 - Awarded “The No.1 Brand Thailand 2024” for the 8th consecutive years in the category of the most popular Donut Shop from Marketeer Magazine.
- **Auntie Anne’s**
 - Awarded the “No.1 Brand Thailand 2024” for the 3rd consecutive years in the category of in the Specialty Bakery Shop from Marketeer Magazine.
- **Shinkanzen Sushi**
 - Awarded the “Best Chain Restaurant of the Year” award at the Grab Thumbs Up Awards 2024.
- **Shinkanzen Sushi, Auntie Anne’s, Katsuya, Salad Factory and Somtamnua**
 - Awarded the “Founding Merchant Award” and the “Special Award for Food Merchant” at the Robinhood Awards 2024, a platform celebrating outstanding small entrepreneurs.

The Company has joined Thailand’s Private Sector Collective Action Coalition Against Corruption (CAC) which is an initiative under Thailand’s Institute of Directors (IOD) on 1st September 2011 and was evaluated and certified as a member of Thailand’s Private Sector Collective Action Coalition Against Corruption on 22nd April, 2016 and has been completed the 2nd renewed on October 5, 2022 and shall renew the membership again after 3 years.

In 2024, the Company was honored with the “CAC Change Agent Award 2024”. This award recognizes the Company as a role model for conducting transparent business throughout the supply chain. The Company has actively urged its partners to participate in the Thai Private Sector Collective Action Against Corruption (CAC) to foster trust and create a foundation for ethical business practices, working towards developing a Sustainable Supply Chain.

The Company has laid out the “Anti-Corruption Policies” as a guideline for all employees of the Company to adhere to in their operation as well as for all relevant stakeholders to acknowledge the Company’s intention and business operation guidelines, the Company also publicizes its Anti-Corruption Policies on the Company’s website

and issued letters for all its trading partners to notify them to keep the business dealings honest and transparent under the measures that have been laid out and invited all trade partners to express their intention to join the Private Sector Collective Action Coalition Against Corruption.

Furthermore, The Company has communicated its No Gift Policy to all employees and informed all stakeholders through the Company's website, so that everyone can strictly adhere to this policy as a standard practice.

The Chairman then invited shareholders to raise any questions, share their suggestions.

Mrs. Paranee Galviroj, the Company Secretary, informed the Meeting that there was a shareholder who submitted questions through written communication. The details are as follows:

Mr. Phurich Lertdumrongsiri (Shareholder): expressed the suggestion and raised the following questions:

1. He expressed appreciation for the management and employees for the satisfactory performance in 2024 and asked whether the company has a policy on organizational management (LEAN) to improve efficiency and reduce costs.

Mr. Thirayuth Chirathivat: clarified as follows:

Regarding the company's Lean policy for this year, we have been implementing clear and continuous measures to improve operational efficiency and manage costs sustainably. There are three key approaches as follows:

- Organizational Restructuring – The company has reviewed overlapping roles and combined responsibilities where feasible into a single position. A training roadmap has also been developed to upskill employees so they can effectively take on broader responsibilities
- Reduction of Permanent Workforce – In certain positions, the company has shifted to an internal insourcing model through a manpower subsidiary. This approach helps ensure quality control and allows for more flexible and cost-effective workforce management that aligns with current business conditions.
- Collaboration with Educational Institutions – This year, the company has signed two additional Memoranda of Understanding (MOUs) with universities to co-develop year-round internship programs. These programs provide students with hands-on experience and help prepare the next generation of talent for the hotel industry.

2. As the economic situation this year is characterized by high exchange rate volatility, does the Company have a strategy to deal with or capitalize on opportunities for enhancing the Company's profit under the mentioned situation? Moreover, does the Company have any additional partnership projects with financial institutions?

Mr. Gun Srisompong: clarified as follows:

The Company manages exchange rate risk by using a "Natural Hedge" approach, where revenues and expenses in foreign currencies are aligned with the same currency to mitigate exchange rate risk and mainly focus on cash flow management. For operations in Thailand, the Company uses rate in Thai Baht, the Maldives uses in USD, and Japan uses in JPY. The Company focuses on generating profits from core businesses (Hotel and Food businesses) rather than relying on profits from currency exchange fluctuations. However, the depreciation of the Thai Baht against the USD has a positive impact on the Company's overall performance. Regarding the investment in Japan, the Company has approximately JPY 4.5 billion in loans, which aligns with cash inflows in the same currency for debt repayment. Nevertheless, fluctuations in the JPY/THB exchange rate could impact profits or losses due to exchange rate volatility.

For financial partnerships, the Company currently has over 10 financial institution partners to diversify risk and ensure access to the best possible financing terms. In addition to relying on loans from financial institutions, the Company also secures funding through the capital market, which helps balance fixed and variable interest rates appropriately. The Company also prioritizes sustainability goals and has secured funding through sustainable loans, which currently account for 29% of total borrowings.

3. What is the occupancy rate for Centara Grand and Centara Reserve Samui (5- 6-star hotels), compared to competitors among the market? Also, does the Company have any plan for new hotel openings this year both domestically and internationally? If so, where?

Mr. Thirayuth Chirathivat: clarified as follows:

The overall average occupancy rate of the Company's hotel portfolio over the past year was approximately 70%. Specifically, the average occupancy rate of Centara Grand hotels was around 75%, while Centara Reserve Samui recorded an average occupancy rate of over 70%. These figures reflect the continued recovery of the tourism sector.

Mr. Phurich Lertdumrongsiri (Shareholder) and Ms. Laksameekanit Sukhawat (Shareholder): raised the following question:

Regarding the recent earthquake, has the Company been impacted or any important information which the management would like to share with the shareholders? Additionally, does the Company have a policy for managing natural disasters and insurance to cover all risks?

Mr. Thirayuth Chirathivat: clarified as follows:

The structure of all hotels in Thailand under the management of the Company has been thoroughly inspected by expert engineers, and official certification documents to confirm that the building structures are strong and safe. Regarding the impact of the recent earthquake, it was found that during the first week, some bookings and activities were canceled, but this had no significant effect on the Company's performance.

Mr. Gun Srisompong: provided more clarification as follows:

The Company has insurance coverage for the above-mentioned situation. The damages incurred were minimal, and all compensation claims have been successfully processed with the insurance company. The impact was primarily due to cancellations or rescheduling of bookings, mostly concentrated in the Bangkok area. However, the performance during the Songkran Festival period April 11-17, 2025, it was found that revenue from 5-star and higher hotels in Thailand continued growth with an increase of approximately 20% YoY. The mainly revenue generated from hotels in popular tourist destinations such as Koh Samui, Phuket, Krabi, as well as the full reopening of Centara Grand Mirage Beach Resort Pattaya.

There were no further questions or suggestions from shareholders, the Chairman requested the meeting to cast their votes to acknowledge the Operating Performance results of the Company for Full Year (FY) 2024.

Resolution: The Meeting acknowledged the Operating Performance results of the Company for Full Year (FY) 2024 (no voting required)

Agenda Item 3. To approve the audited financial statements for the year ended December 31, 2024

The Chairman has invited Mr. Gun Srisompong, Chief Financial Officer and Vice President of Finance and Administration, to present the details for the consideration of the Shareholders.

Mr. Gun Srisompong reported that the Company's separate financial statement and the consolidated financial statement for the year ended on December 31st, 2024, have been audited by the auditor who expressed his unqualified opinion detailed as follows.

In 2024, the Company operated hotels in four key regions: Thailand, the Maldives, Dubai, and Japan. The details of tourism overview in 2024 are as follows:

- **Thailand:** The number of tourists in Thailand reached 35.5 million, increased by 26% YoY, positive impact of the free visa policy.
- **Maldives:** the total arrivals were 2 million, an increase of 9% YoY. A significant increase in Chinese tourists was a key driver,
- **Dubai:** the total arrivals were 18.7 million, an increase of 9% YoY.
- **Japan:** the total arrivals were 36.9 million, an increase of 47% YoY.

The significant business situation of the Company had occurred in 2024, the major renovation of Centara Karon Phuket and Centara Grand Mirage Beach Resort Pattaya which have resumed full operations in November and December, respectively. For international operations, the Company opened two new hotels in the Maldives - Centara Mirage Lagoon Maldives (4-star hotel with 145 rooms), which officially opened on 13 November 2024 and Centara Grand Lagoon Maldives (5-star hotel with 142 rooms), which opened on 1 April 2024. This hotel features a water park and a lazy river and conveniently accessible by speedboat from the airport.

For food business, the Company expanded with two new restaurant brands under joint ventures – NAMA Japanese & Seafood Buffet restaurant, and Katsu Midori Sushi, a Japanese restaurant offering conveyor belt sushi service.

Regarding the consolidated financial statements of the Company and its subsidiaries as of December 31, 2024 the Company had Total Assets of Baht 60,761 million, an increase of Baht 6,557 million or 12%, compared to the end of 2023, mainly due to a rise in Property, Plant, and Equipment of Baht 6,023 million primarily from the construction of two new resorts in Maldives, room renovations at Centara Grand Mirage Beach Resort Pattaya and Centara Karon Resort Phuket. Moreover, total Liabilities were Baht 39,811 million, an increase of Baht 5,625 million or 16% compared to the end of 2023, mainly from a net increase in Long-term loans from financial institutions, Bank overdrafts and short-term loans from financial institutions and Trade and other payables.

As of December 31, 2024, the Company had Total Shareholders' Equity of Baht 20,950 million, an increase of Baht 932 million compared to the end of 2023. This was driven by Net Profit for 2024 of Baht 1,753 million, netting off dividend payment.

In addition, Mr. Gun Srisompong reported on the Company's liquidity as of 31 December 2024. The Company had cash and cash equivalents of approximately Baht 2,658 million, which currently remains approximately Baht 2 billion. The Company still has approximately Baht 4 billion in available loan credit to support investment activities for coming new projects. At present, the Company is also in the process of securing additional loan facilities to fund the renovation and rebranding of Centara Grand Beach Resort & Villas Krabi to be Centara Reserve Krabi.

At the end of 31 December 2024, the Company achieved Total Revenues of Baht 24,239 million (2023: Baht 22,547 million), an increase of Baht 1,692 million (or 8% YoY), with the proportion of total revenues between the Hotel Business and the Food Business of 46%: 54% respectively. For 2024, the hotel business achieved Total Revenues of Baht 11,162 million, an increase of Baht 1,230 million (or 12% YoY). For the food business had a total revenue of Baht 13,077 million, an increase of Baht 462 million (or 4% YoY).

In 2024, the hotel business recorded an average occupancy rate of 72% and an average daily room rate of Baht 5,685, an increase of 11% YoY. Revenue contribution (excluding joint venture: Dubai) was 73% from hotels in Thailand and 27% from overseas properties (14% from Japan and 13% from the Maldives).

For the food business reported a 1% growth in same-store sales (SSS), approximately 85% of total revenue came from four core brands: KFC, Mister Donut, Auntie Anne's, and Ootoya. KFC contributed the highest share at 57% of total food business revenue.

In 2024, The Company achieved an EBITDA of Baht 6,444 million (2023: Baht 5,535 million), an increase of Baht 909 million (or 16% YoY). The Company had Net Cash from Operating activities totaling Baht 6,622 million and a Net profit of Baht 1,753 million, together with Net Cash used in Investing activities of Baht 7,306 million which mainly consisted of payments to purchase property, plant, and equipment totaling of Baht 7,093 million

As of the end of 2024, the Company's interest-bearing debt (excluding lease liabilities) approximately Baht 17,500 million, an increase of 28% compared to the end of 2023. The interest-bearing debt to equity ratio (excluding lease liabilities) at 0.8 times, with an average cost approximately 3.2%. Key details of the interest-bearing debt structure are as follows: 79% has a maturity of more than one year, 44% has a fixed interest rate and 84% of the interest-bearing debt has denominated in Thai Baht.

Mr. Gun Srisompong provided additional information regarding the Company's investment plan for 2025, stating that the Company has an investment budget of approximately Baht 8,000 million, around Baht 1,200 million is allocated to the food business and approximately Baht 6,800 million to the hotel business. The key hotel investment projects are as follows:

- 1) Major renovation of two existing hotels with a combined investment budget of approximately Baht 1,700 million which are Centara Grand Beach Resort & Villas Hua Hin (partially close for renovations starting in April 2025) and Centara Grand Beach Resort and Villas Krabi which shall be rebranded to Centara Reserve Krabi (fully close for renovation from May 2025 onward).

- 2) Ongoing construction payments carried over from 2024 for two new hotels in the Maldives, approximately Baht 1,200 million and the renovations payment for Centara Grand Mirage Beach Resort Pattaya and Centara Karon Phuket approximately Baht 700 million.
- 3) Normal capital expenditures (CAPEX) of approximately Baht 600 million.
- 4) Expansion project of Centara Reserve Samui with an estimated investment of Baht 200 million.
- 5) To support new investment opportunities, both domestic and international.

The hotel Business Outlook for 2025, the Company expects 23% increase in hotel revenue (including joint ventures) compared to 2024. The average occupancy rate (OCC) would be in the range of 74% to 77%, with an average revenue per available room (RevPAR) between Baht 4,500 - 4,800. Key drivers in 2025 include: full-year operating performance for the first time after major renovations (Centara Karon Phuket and Centara Grand Mirage Beach Resort Pattaya), the opening of two new hotels in the Maldives, continued strong performance of Centara Grand Osaka with supported by the World Expo 2025, to be held in Osaka from April to October 2025 and ongoing growth of domestic hotels, particularly those located in provincial areas of Thailand.

For the food business trends in 2025, The Company expects total system sales growth (%TSS) in the range of 6% to 8% (excluding joint ventures). The new net store openings are projected by 4% to 5% growth during the year.

However, The Board of Directors has considered and approved the consolidated financial statements of the Company and its subsidiaries as of 31 December 2024, as presented in the 2024 Annual Report on pages 353 to 471. The financial statements have been audited by certified auditors from EY Office Limited and have been prepared in accordance with financial reporting standards. The financial statements present correct and accurate data and have been reviewed by the Audit Committee.

The Chairman then invited shareholders to raise any questions, share their suggestions.

Mrs. Paranee Galviroj, the Company Secretary, informed the Meeting that there was a shareholder who submitted questions through written communication. The details are as follows:

Mr. Basant Kumar Dugar (Shareholder): expressed the opinions and raised the following questions:

1. Is it possible if the Company to be upgraded from the SET100 to the SET50 index in the near future?
2. Recommended the Company to disclose the financial statements earlier.
3. Hotel management businesses have the advantage of generating strong returns on assets (ROA) and equity (ROE) without requiring high capital investment.
4. Recommended the Company consider minimizing its financial costs as much as possible.
5. Has the Company conducted any asset revaluation (Revaluation Gain)? Due to the Company has been doing excellent maintenance of fixed assets?
6. Can the Company expand to new markets within the top 25 global financial centers, those with high GDP per capita or countries categorized as Most-Favored Nations (MFN) under the World Trade Organization (WTO)?

Mr. Gun Srisompong: clarified as follows:

1. The Company's potential to move upward into the SET50 index, contingent on our market capitalization. The Company acknowledged this recommendation and will continue striving towards that goal.
2. The Company sincerely appreciates this valuable suggestion and will seriously consider the disclosure timeline as much as possible in the future.
3. The Company agreed that the hotel management model could generate strong returns and provide commitment to maintaining the strength and consistency of its brand and service standards.
4. The Company's finance and management teams are actively working to minimize financial costs, as well as focused on optimizing the capital structure, securing funding that aligns with the timing and currency of expenditures, diversifying funding sources and instruments, and managing liquidity prudently. These actions support both current operations and future investments under a disciplined financial management approach.
5. Regarding asset revaluation, the Company has previously revalued key land assets and plans to carry out a new valuation of the land within this year.
6. The Company welcomes expansion opportunities in the world's top 25 financial hubs or countries granted Most-Favored Nation (MFN) status under WTO frameworks and shall focus on key tourist destinations both new and existing based on the potential of the Company's brand in each region, investment returns, and related fees.

There were no further questions or suggestions from shareholders, the Chairman requested the meeting to cast their votes to approve the Financial Statements for the year ended December 31, 2024

Resolution: The Meeting has considered and unanimously approved the Financial Statements for the year ended December 31, 2024, which have been audited by EY Office Company Limited, with the following votes.

Approve	1,068,054,706	votes (100%)
Disapprove	-	votes
Abstentions	-	votes
Invalid voting ballots	-	votes

Agenda Item 4. To consider and approve the allocation of profit for the statutory reserve and dividend payment for the 2024 performance.

The Chairman has invited Mr. Gun Srisompong, Chief Financial Officer and Vice President of Finance and Administration, to present the details to the Shareholders for consideration.

Mr. Gun Srisompong informed that the Company's dividend payment policy stipulated dividend payment shall be no less than 60 percent of the net profit after income tax, unless in the event of business expansion, in which case, it may consider refraining from paying dividends or pay dividends at less than 60 percent of its net profit.

In 2024, the overall business outlook improved, driven by continued private consumption growth, increased in tourist arrivals, and government economic stimulus policies. Additionally, the Company benefited from higher



purchasing power and a stronger tourism sector. The food business also improved the consumer demand trends by expanding both online and offline sales channels, contributing to the overall business growth. As a result, for the fiscal year 2024, the Company reported the consolidated financial statements of Baht 1,753 million, while the separate financial statements showed a net profit of Baht 1,038 million.

Therefore, the Board proposed to the Shareholders' Meeting to approve a dividend payment to shareholders holding 1,350 million shares, at a rate of 0.59 baht per share, totaling Baht 796.5 million.

The comparison of the rate of dividend from the result of performance in 2024 with the dividend payout rate in the latest year:

Detail of dividend payment	Year 2023	Year 2024
1. Consolidated Net Profit (THB)	1,248,095,936	1,752,985,011
2. Total shares	1,350,000,000	1,350,000,000
3. Annual dividend (THB/share)	0.42	0.59
4. Total dividend amount (THB)	567,000,000	796,500,000
5. Dividend payout ratio compared with net profit according to the consolidated financial statements	45.4%	45.4%

The dividend payout ratio is in line with the company's dividend policy.

Additionally, The Company had set aside the legal reserves up to the ten percent of the registered capital according to Clause 116 of the Public Companies Act, 1992 (BE.2535) as well as the Company's Articles of Association; therefore, no additional legal reserves is required.

The Board of Directors deemed it appropriate to propose to the Shareholder's Meeting to consider and approve the dividend payment for 2024 performance at THB 0.59 per share. The date to record the name of shareholders who are entitled to receive the dividend payment (Record Date) will be fixed on 6 May 2025 and the dividend would be paid to shareholders on 20 May 2025.

The Chairman then welcomed shareholders' queries for more details and other views. There were no queries or recommendations, the Meeting therefore proceeded to cast the votes.

Resolution: The Meeting approved the allocation of profit for the statutory reserve and the dividend payment for 2024 performance at THB 0.59 per share. The date to record the name of shareholders who are entitled to receive the dividend payment (Record Date) will be fixed on 6 May 2025 and the dividend would be paid to shareholders on 20 May 2025, with the following votes:

Approve	1,054,263,874	votes (98.71%)
Disapprove	13,790,822	votes (1.29%)
Abstentions	-	votes
Invalid voting ballots	-	votes



Agenda Item 5. To approve the appointment of directors to replace those who are due to retire by rotation in 2025.

The Chairman invited Mrs. Paranee Galviroj, the Company Secretary, to propose to the Meeting to consider appointing Directors to replace those retiring by rotation for the year 2025.

Mrs. Paranee Galviroj declared that, according to comply with section 71 of the Public Limited Companies Act B.E. 2535 and the Articles of Association of the Company, at every annual general meeting of shareholders, one-third of the Company's directors must be retired. The Directors who have held office longest shall retire and the directors retiring may be re-elected. In 2025, there are 4 directors to be retired by rotation in this meeting as follows:

	Name of Director	Position
1	Mr. Suthikiati Chirathivat	Chairman of the Advisory Board / Director
2	Mr. Sudhisak Chirathivat	Director
3	Mr. Sudhitham Chirathivat	Director / Member of Nomination and Compensation Committee / Member of Risk Management, Corporate Governance and Sustainability Committee
4	Mr. Pornchai Chunchachinda	Independent Director / Member of Audit Committee / Chairman of Risk Management, Corporate Governance and Sustainability Committee

The Company had allowed the Shareholders to nominate an individual to be considered as the Director of the Company in advance between 1st October 2024 – 1st February 2025 by publicizing via the Stock Exchange of Thailand news system as well as the Company's Website (<https://investor.centarahotelsresorts.com>). However, no shareholder made any nomination for an individual to be considered as the Director of the Company.

The Board of Directors, excluding the directors having a conflict of interest, considered that the person nominated this time has passed the process specified by the Company and has qualifications under the relevant regulations including requirements relating to independent directors and well-suited for the Company's business operations.

All are duly qualified under the Articles of Association of the Company, the Public Company Limited Act, and requirements of the Office of the Securities and Exchange Commission (SEC) and SET. In addition, since they are variously knowledgeable, experienced in fields relevant to the conduct of business, can devote their time and expertise to the maximum benefit of the Company as well as all shareholders and stakeholders, they should be appointed as directors.

Therefore, the Board of Directors has resolved to approve the proposal of the Nomination and Compensation Committee to propose the Shareholders' Meeting in 2025 to approve the reappointment of the 4 directors who are retiring by rotation for another term as directors of the Company, as follows:

	Name of Director	Position
1	Mr. Suthikiati Chirathivat	Chairman of the Advisory Board / Director
2	Mr. Sudhisak Chirathivat	Director
3	Mr. Sudhitham Chirathivat	Director / Member of Nomination and Compensation Committee / Member of Risk Management, Corporate Governance and Sustainability Committee
4	Mr. Pornchai Chunchachinda	Independent Director / Member of Audit Committee / Chairman of Risk Management, Corporate Governance and Sustainability Committee

The profiles of each nominated director are provided in Attachment No. 3 of the Invitation to the 2025 Annual General Meeting of Shareholders.

Remark: ¹ The Company has defined much stricter qualifications for independent directors than those required by the Securities and Exchange Commission and the Stock Exchange of Thailand as detailed in 2024 Annual Report (56-1 One Report) page 518-519 (Details as shown in *Attachment No.2*, regarding the document of Invitation to the 2024 Annual General Meeting of Shareholders.)

The Chairman then invited shareholders to raise any questions, share their suggestions. There were no queries or recommendations, the Meeting therefore proceeded to cast the votes by individually.

Resolution The Meeting approved the re-election of all 4 retiring directors in 2025 to be the Company's Director for another term as proposed above, by a majority of vote of the shareholders attending the Meeting and vote with individual resolutions as follows:

1. Mr. Suthikiati Chirathivat

Approve:	1,061,670,006	Votes (99.40%)
Disapprove:	6,384,690	Votes (0.60%)
Abstain:	-	Votes
Voided Ballot:	-	Votes

2. Mr. Sudhisak Chirathivat

Approve:	1,062,050,206	Votes (99.44%)
Disapprove:	6,004,490	Votes (0.56%)
Abstain:	-	Votes
Voided Ballot:	-	Votes

3. Mr. Sudhitham Chirathivat

Approve:	1,060,627,335	Votes (99.30%)
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Disapprove:	7,427,361	Votes (0.70%)
Abstain:	-	Votes
Voided Ballot:	-	Votes

4. Mr. Pornchai Chunhachinda

Approve:	1,068,035,596	Votes (99.99%)
Disapprove:	19,100	Votes (0.01%)
Abstain:	-	Votes
Voided Ballot:	-	Votes

Agenda Item 6. Approval of the remuneration for the Board of Directors for the year 2025

The Chairman invited Mrs. Paranee Galviroj, the Company Secretary to propose to the Meeting to consider and approve the Directors' compensation for the year 2025.

Mrs. Paranee Galviroj, stated that regarding section 90 of Public Limited Companies Act B.E. 2535 and the Company's Articles of Association, the Nomination and Remuneration Committee had proposed to the Board an approach for the determination of directors' remuneration, taking into account their responsibilities, performance relative to the Company's overall operational performance and related factors, inclusive of comparisons to remuneration of other companies within the same or similar industry and business sectors as the Company.

The Nomination and Remuneration Committee deemed it appropriate to recommend the Board to propose that the shareholders consider and approve the remuneration for the Board of Directors for 2025 (Monetary Remuneration), at the budget not exceeding Baht 12 million (increase of Baht 2,000,000 or 20% compared to 2024), maintaining the Directors' fee structure as in 2024 and other benefit which is a special allowance for dining expenses at the hotel's restaurants within the Company's group, provided to each director, with a limit of Baht 100,000 (selling price). The details of the compensation are as follows.

1. Monetary Remuneration

- Quarterly Compensation and Meeting Allowance

Type of Compensation	Compensation (Baht)		
	2024	2025	Change
1. Quarterly Compensation (Baht/Quarter)			
- Chairman of the Board of Director	100,000	100,000	-
- Chairman of the Audit Committee	70,000	70,000	-
- Director	60,000	60,000	-
2. Meeting Allowance for Directors Meetings (Baht/Time)			
- Chairman	35,000	35,000	-
- Director	30,000	30,000	-

3. Meeting Allowance for Audit Committee Meetings (Baht/Time)			
- Chairman	40,000	40,000	-
- Director	30,000	30,000	-
4. Meeting Allowance for Nomination and Compensation Committee Meetings (Baht/Time)			
- Chairman	35,000	35,000	-
- Director	30,000	30,000	-
5. Meeting Allowance for Risk Management and Corporate Governance Committee Meeting (Baht/Time)			
- Chairman	35,000	35,000	-
- Director	30,000	30,000	-

- Bonus

The Company shall pay bonuses to the Directors upon conditions, details, forms and appropriate bonus payout rates as determined by the Board of Directors. The bonus shall be paid to Directors based on their performance and participation in the Meetings. The Company shall allocate the bonus from the remaining budget at the end of the year to each Director based on the Company's performance, operating performance and participation during Meetings. Executive Directors of the Company shall not receive Director's bonuses.

It shall be noted that in 2024, the actual compensation paid to the Company's Directors was Baht 9,969,667, which was in accordance with the payment structure approved by the Shareholders, details are shown in the 2024 Annual Report, page 345, under topic "Directors' Compensation 2024"

2. Other Compensations

The Company provides meal allowance at the outlets to Board of Director at the amount Baht 100,000 (increase of Baht 20,000 or 25% compared to 2024)

Restaurant Service Cost	2024	2025	Increase
The Amount limit pending Shareholders' Approval (per person/per year)	80,000	100,000	20,000

The Chairman then invited shareholders to raise any questions, share their suggestions. There were no queries or recommendations, the Meeting therefore proceeded to cast the votes.

Resolution: The Meeting has considered and resolved to approve the remuneration for the Board of Directors for 2025, at the budget not exceeding Baht 12 million with the same Directors' fee structure as in 2024 and other benefits which is dining expenses at the hotel's restaurants within the Company's group, provided to each director,

with a limit of 100,000 Baht (selling price) by votes of not less than two-thirds of the shareholders who attend the Meeting and vote.

Approve:	1,068,023,996	Votes (99.99%)
Disapprove:	30,700	Votes (0.01%)
Abstentions	-	votes
Invalid voting ballots:	-	Votes

Agenda Item 7. Approval of the appointment of the External Auditors and determination of the audit fee for the year 2025

The Chairman invited Ms. Sopawadee Lertmanaschai, Chairwoman of Audit Committee, to present a report on the appointment of auditors and determination of the audit fees for the year 2025 for the Meeting to consider and approve.

Ms. Sopawadee Lertmanaschai, Chairwoman of Audit Committee had presented the report to the Meeting, which can be summarized as follows.

In order to comply with section 120 of the Public Limited Companies Act B.E. 2535 prescribes that the annual general meeting of shareholders shall consider and approve an appointment of an auditor and determine the remuneration of auditor of the Company every year. In this regard, the Audit Committee had considered that the auditor and audit fees are appropriate and recommended the Board of Directors deems it appropriate to propose the Shareholders' Meeting to approve the appointment of the auditor of the Company and its subsidiaries and audit fee of the Company for the year 2025.

The Board of Directors considered and agreed with the proposal made by the Audit Committee and recommended the Shareholders' Meeting proceed as follows:

- (1) To consider and appoint EY Office Company Limited., as the auditor of the Company and its subsidiaries for the year 2025, namely:

1. Mr. Samran Taengcham	Certified No 8021 or
2. Miss Siriwan Nitdamrong	Certified No 5906 or
3. Miss Natteera Pongpinitpinyo	Certified No 7362 or
4. Mr. Somsak Chiratdhitiampiyong	Certified No 8874

Whereby, all of the abovementioned persons are all fully independent of and have no vested interests whatsoever in the Company and/or its Subsidiaries.

Additionally, EY Office Company Limited., is the authorized auditor of the Company, 40 subsidiary companies and 1 property fund. The Company's auditor is Mr. Samran Taengcham (Certified No. 8021), who was appointed as the Company's auditor for the first time in 2025.

- (2) To approve the Company's audit fees of Baht 2,192,000 (two million eight and one hundred ninety-two thousand baht only) for the year 2025, an increase of Baht 105,000 or 5% from the year 2024 which aligns

with the agreed amount from the 2024-2026 auditor selection process and regards to the business expansion.

	2024	2025	Increase
1. Audit Fee (Baht)	2,087,000	2,192,000	105,000
2. Non-Audit Fee	-	-	-

The Chairman then invited shareholders to raise any questions, share their suggestions. There were no queries or recommendations, the Meeting therefore proceeded to cast the votes.

Resolution: The Meeting has considered and unanimously resolved to appoint EY Office Co., Ltd. to be the auditor of the Company and its subsidiaries for the year 2025 and approved the audit fees of the Company for the year 2025 which will be Baht 2,192,000 as proposed above, with the following votes.

Approve:	1,068,054,696	Votes (100%)
Disapprove:	-	Votes
Abstain:	-	Votes
Voided Ballot:	-	Votes

Agenda Item 8. To consider other matters (if any)

The Chairman then invited shareholders to raise any questions, share their suggestions.

Mrs. Paranee Galviroj, the Company Secretary, informed the Meeting that there was a shareholder who submitted questions through written communication. The details are as follows:

Mr. Noppadon Sombatjiraporn (Shareholder): raised the following questions

Regarding the significant increase of international tourists in Japan, does the Company have plans to invest in new hotels in Japan, particularly in Tokyo, or in other countries with high tourist arrivals such as Taiwan or China?

Mr. Thirayuth Chirathivat: clarified as follows:

The Company have planned to expand its operations in Japan and currently conducting feasibility studies in various cities. For China and Taiwan, the Company is also seriously studying those markets. The expansion model may vary by country. For example, in China and Taiwan, the Company may focus primarily on hotel management agreements. However, the Company is always open to considering any opportunities projects with strong potential both direct investments and joint ventures.



As no further inquiry or proposal for consideration is made in the Meeting, the Chairman of the Meeting therefore thanked all shareholders for taking their time to attend the Meeting and declared the Meeting closed at 4:20 p.m.

Chairman of the Board

(Mr. Norachit Sinhaseni)

Minute-Taker



(Ms. Piyawan Navarat)

Company Secretary



(Mrs. Paranee Galviroj)