

# MULTI-USAGE HOLDINGS BERHAD

[Registration No. 199101018622 (228933-D)]  
(Incorporated in Malaysia)

**MINUTES OF THE 32<sup>nd</sup> ANNUAL GENERAL MEETING (“32<sup>nd</sup> AGM”) OF MULTI-USAGE HOLDINGS BERHAD (“MUH” or “THE COMPANY”) HELD VIRTUALLY THROUGH ONLINE LIVE STREAMING AND ONLINE VOTING USING REMOTE PARTICIPATION AND ELECTRONIC VOTING (“RPV”) FACILITIES VIA SECURITIES SERVICES E-PORTAL (“SSEP”) at <https://sshsb.net.my/> ON MONDAY, 2 DECEMBER 2024 AT 11.00 A.M.**

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Present:

## Directors

1. Mr Ang Kim Cheng @ Ang Teng Kok (Executive Chairman)
2. Mr Ang Hwei Chyn (Managing Director)
3. Ms Ang Ai Way (Executive Director)
4. Dato’ Abdul Hadi bin Awang (Independent Non-Executive Director)
5. Mr Ng Kok Wah (Independent Non-Executive Director)
6. Mr Khor Seang Chiat (Independent Non-Executive Director)

## Key Management

1. Mr Chong Kheng Seong – Chief Financial Officer

## Company Secretaries

1. Mr Tan Tong Lang
2. Ms Ang Wee Min

## Auditors

1. Mr Teh Koon Teik
2. Ms Ang Kai Sing

## By Invitation

1. Ms Nurul Syafinaz binti Shaari – Representative of Cosec

## Shareholders/Proxies

As per the Attendance List

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## **1.0 INTRODUCTION**

Mr Ang Kim Cheng @ Ang Teng Kok (“the Chairman”) presided at the meeting and welcomed the shareholders and proxies (“Members”) who participated in the meeting remotely from various locations through live streaming, to the 32<sup>nd</sup> AGM of the Company.

There being a quorum present at the meeting, the Chairman declared the meeting duly convened at 11.00 a.m.

The Chairman introduced the Directors, Company Secretaries and Company Auditors present, and drew attention to some housekeeping matters including manner of posting questions, and poll voting, which would be conducted during the deliberations of all agenda items for the five (5) resolutions in accordance with Paragraph 8.29A of the Main Market Listing Requirements of Bursa Malaysia Securities Berhad. The Members were informed that SS E Solutions Sdn. Bhd was appointed as the Poll Administrator to conduct the e-polling process, whilst Commercial Quest Sdn. Bhd. was appointed as the Scrutineers to verify the poll results.

With the consent of the meeting, the notice convening the 32<sup>nd</sup> AGM was taken as read. The Chairman then proceeded to the official business of the 32<sup>nd</sup> AGM.

**2.0 TO RECEIVED AUDITED FINANCIAL STATEMENTS FOR THE FINANCIAL YEAR ENDED 30 JUNE 2024 AND THE REPORTS OF THE DIRECTORS AND AUDITORS THEREON**

The Chairman informed that the audited financial statements in respect of the financial year ended 30 June 2024 (“Audited Financial Statements”) was meant for discussion only in accordance with Section 340(1)(a) of the Companies Act, 2016, and therefore, it would not be put forward for voting.

At this juncture, the past 5 years’ financial analysis of the Company has been presented on the screen to the Members, as attached hereto as Annexure I.

Thereafter, the Chairman invited the Members to submit their questions and continue to proceed with the next agenda of the meeting.

**3.0 TO RE-ELECT ANG HWEI CHYN WHO RETIRES PURSUANT TO CLAUSE 105 OF THE COMPANY’S CONSTITUTION**

The Chairman informed that next agenda was to approve the re-election of Mr Ang Hwei Chyn who retires pursuant to Clause 105 of the Company’s Constitution.

The Chairman invited the Members to submit their questions and continue to proceed with the next agenda of the meeting.

**4.0 TO RE-ELECT NG KOK WAH WHO RETIRES PURSUANT TO CLAUSE 105 OF THE COMPANY’S CONSTITUTION**

The Chairman informed that next agenda was to approve the re-election of Mr Ng Kok Wah who retires pursuant to Clause 105 of the Company’s Constitution.

The Chairman invited the Members to submit their questions and continue to proceed with the next agenda of the meeting.

**5.0 TO APPROVE THE PAYMENT OF DIRECTORS’ FEES AND OTHER BENEFITS PAYABLE AMOUNTING TO RM318,000.00 FOR THE PERIOD FROM THE 32<sup>ND</sup> AGM UP TO THE 33<sup>RD</sup> AGM OF THE COMPANY**

The Chairman informed that next agenda was to approve the payment of Directors’ fees and other benefits amounting to RM318,000.00 for the period from the 32<sup>nd</sup> AGM up to the 33<sup>rd</sup> AGM of the Company.

The Chairman invited the Members to submit their questions and continue to proceed with the next agenda of the meeting.

**6.0 TO RE-APPOINT OF MESSRS UHY AS AUDITORS OF THE COMPANY FOR THE ENSURING YEAR AND TO AUTHORISE THE DIRECTORS TO FIX THEIR REMUNERATION**

The Chairman informed that next agenda was to approve the re-appointment of Messrs. UHY as Auditors of the Company for the ensuing year and to authorize the Directors to fix their remuneration.

The Members have been informed that Messrs. UHY had expressed their willingness to accept the re-appointment as the Company's Auditors for the ensuing year.

The Chairman then invited the Members to submit their questions and continue to proceed with the next agenda of the meeting.

**7.0 AUTHORITY TO ISSUE SHARES PURSUANT TO SECTIONS 75 AND 76 OF THE COMPANIES ACT, 2016**

The Chairman informed that the next agenda of the Meeting under special business was to seek a general mandate from the shareholders to authorise the Directors to allot and issue shares pursuant to Sections 75 and 76 of the Companies Act, 2016.

The Chairman then informed the Members that the Ordinary Resolution 5, if passed, the authority would give the Directors flexibility to allot and issue shares from time to time for such purposes as the Directors in their absolute discretion consider to be in the best interest of the Company, without having to convene separate general meetings, subject to the limitation that the shares to be allotted and issued do not exceed 10% of the issued share capital of the Company for the time being. This authority, unless revoked or varied by the Company at a general meeting, will expire at the next AGM of the Company.

The Chairman further informed that this proposed Resolution to be read together with Section 85 of the Companies Act, 2016 and Clause 61 of the Company's Constitution, if passed, would waive the statutory pre-emptive rights of the shareholders of the Company.

The Chairman invited the Members to submit their questions. Thereafter, the Chairman proceeded with the next agenda of the meeting.

**8.0 ANY OTHER MATTERS**

The Chairman was advised by the Company Secretary that no notice to transact any other business had been received by the Company.

**9.0 QUESTION AND ANSWER SESSION**

Mr Ang Hwei Chyn ("Mr Ang"), the Managing Director of the Company, was invited to answer the questions received from Members.

**Question 1: A member asked about the Company's future outlook**

Mr. Ang responded that the Group was planning to launch two new projects: “*The Fame*” and “*TF51*”. “*The Fame*” will feature two blocks of 318 service apartment units with freehold, strata and residential titles and 20 commercial lots, with an estimated Gross Development Value (“GDV”) of over RM170 million. “*TF51*” is a project located in Taman Machang Bubuk and comprise 51 units of three-story buildings, with an estimated GDV of RM45 million.

Mr. Ang also shared that the Group intends to continue acquiring land in the northern region, aligning with its current business strategy, while also exploring potential opportunities in other regions.

**Question 2: A member asked if the Board would consider giving a door gift or e-wallet for those who participated in the AGM as a token of appreciation**

On behalf of the Board, Mr. Ang expressed gratitude to the Members for attending the AGM. However, he emphasized that it is not the Company’s standard practice to provide door gifts. Instead, the Board intends to focus on offering dividends in the upcoming year as a token of appreciation.

There being no questions raised by the Members, the Members have proceeded to the voting session.

**10.0 VOTING & COUNTING OF VOTES**

The Chairman then proceeded to the polling process and informed the Members the voting session would be automatically ended after 10 minutes.

**11.0 DECLARATION OF RESULTS**

Upon completion of the polling process at 11.45a.m., the Chairman announced the results of the poll voting after verification and confirmation by the Scrutineer and declared that, all five (5) ordinary resolutions as set out in the Notice of 32<sup>nd</sup> AGM dated 30 October 2024 were carried, as below: -

Resolution	Voted For		Voted Against		Results
	No. of Shares	%	No. of Shares	%	
Ordinary Resolution 1	18,011,838	100.0000	0	0.0000	Carried
Ordinary Resolution 2	18,011,838	100.0000	0	0.0000	Carried
Ordinary Resolution 3	18,008,836	99.9833	3,002	0.0167	Carried
Ordinary Resolution 4	18,011,838	100.0000	0	0.0000	Carried
Ordinary Resolution 5	18,011,835	100.0000	3	0.0000	Carried

**Multi-Usage Holdings Berhad**  
**- Minutes of 32<sup>nd</sup> AGM held on 2 December 2024**

**12.0 CLOSURE**

There being no other business, the 32<sup>nd</sup> AGM was closed at 11.46 a.m. with a vote of thanks of the Chairman.

**Confirmed as a correct record of  
the proceedings held thereat**

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Ang Kim Cheng @ Ang Teng Kok  
Chairman