

Board of Directors



SAMUEL TSIENT
Non-Executive Chairman
and Director

Mr Samuel Tsien is the Non-Executive Chairman and a Director of the Manager.

Mr Tsien is also a member of the Sponsor's Board and its Investment Committee. He is concurrently the Non-Executive Lead Independent Director, Nominating Committee Chairman, Audit & Risk Committee and Remuneration Committee Member of Jardine Cycle & Carriage Limited, and a Non-Executive Independent Director, Risk Management Committee, Audit Committee and Nominating & Governance Committee Member of Singapore Exchange Limited.

Mr Tsien has over 40 years of experience in the banking, finance and capital markets sectors. He was the former Group Chief Executive Officer and Executive Director of Oversea-Chinese Banking Corporation Limited ("OCBC") from 2012 to 2021 and served as the Adviser to the Board of OCBC upon his retirement until 2022. He was also a Non-Executive Director of OCBC Bank (Hong Kong) Limited in Hong Kong SAR until 31 July 2023.

Prior to his retirement from OCBC, Mr Tsien was concurrently the

Chairman of the Association of Banks in Singapore, Vice Chairman of the Institute of Banking and Finance Council ("IBF"), and Member of the National Jobs Council. By appointment of the Monetary Authority of Singapore, he was also the Chairman of the Steering Committee for Singapore's SGD interest rate regime transition from Singapore Dollar Swap Offer Rate and Singapore Interbank Offered Rate to the Singapore Overnight Rate Average, Member of the Financial Centre Advisory Panel and the Payments Council.

Before joining OCBC in July 2007, Mr Tsien was the President and Chief Executive Officer of Bank of America (Asia) from 1995 to 2006, and the President and Chief Executive Officer of China Construction Bank (Asia) Corporation Ltd in 2007.

He was awarded the Public Service Star (BBM) Award by the Government of Singapore in 2023, IBF Distinguished Fellow in 2014, and Honorary Fellow of Lingnan University, Hong Kong in 2012.

Past directorships in listed entities over the last three years:

Nil



ALVIN TAY¹
Lead Independent
Non-Executive Director and
Chairman of Nominating and
Remuneration Committee

Mr Alvin Tay is the Lead Independent Non-Executive Director and Chairman of the Nominating and Remuneration Committee of the Manager.

Mr Tay has over 20 years of experience in business and financial writing. He was previously the Managing Editor, English/Malay/Tamil Media Group at Singapore Press Holdings Limited before his retirement in February 2018.

Prior to that, he was the Editor of The Business Times, a newspaper publication of Singapore Press Holdings Limited from 2002 to 2016. Mr Tay is also a Non-Executive Director of The RICE Company Limited, a not-for-profit organisation involved in the promotion of arts and cultural activities in Singapore. Mr Tay holds a Bachelor of Social Science (Honours) from the University of Singapore.

Past directorships in listed entities over the last three years:

Nil

¹ Mr Tay was appointed as Lead Independent Non-Executive Director and Chairman of the Nominating and Remuneration Committee on 30 September 2024.


WU LONG PENG

Chairman of Audit and Risk Committee and Independent Non-Executive Director

Mr Wu Long Peng is the Chairman of the Audit and Risk Committee and an Independent Non-Executive Director of the Manager.

Mr Wu was previously the Executive Director of Kuok (Singapore) Limited until 2017 and has more than 35 years of experience in risk management, finance and corporate affairs over various industries, including organised retailing.

Mr Wu is a Fellow Member of the Association of Chartered Certified Accountants, United Kingdom, and a Member of the Institute of Singapore Chartered Accountants.

Past directorships in listed entities over the last three years:

Nil


CHUA KIM CHIU

Independent Non-Executive Director and Member of Audit and Risk Committee

Mr Chua Kim Chiu is an Independent Non-Executive Director and a Member of the Audit and Risk Committee of the Manager.

Mr Chua is a Professor (Practice) in Accounting at National University of Singapore Business School since July 2016.

Mr Chua has over 40 years of experience in audit, financial accounting, risk management and capital markets. He is a Chartered Accountant who had a long and distinguished career in PricewaterhouseCoopers ("PwC") Singapore where he was a partner from 1990, headed the banking and capital markets group as well as the China desk. He was a member of the firm's leadership team from 2005 until his retirement in June 2012, but was retained as senior advisor at PwC Hong Kong until June 2016.

Mr Chua is also an Independent Non-Executive Director of OCBC where he is the Chairman of its Audit Committee and a Member of its Risk Management Committee.

Mr Chua holds a Bachelor of Commerce in Accountancy and a Bachelor of Commerce and Administration with Honours in Accountancy from Nanyang Technological University and Victoria University of Wellington, respectively. He is a Fellow Chartered Accountant, Singapore, Australia and New Zealand as well as a Fellow of the Association of Chartered Certified Accountants, United Kingdom.

Past directorships in listed entities over the last three years:

- Mapletree North Asia Commercial Trust Management Ltd. (as Manager of Mapletree North Asia Commercial Trust) (delisted on 3 August 2022)

Board of Directors



MAK KEAT MENG
Independent Non-Executive
Director and Member of
Audit and Risk Committee

Mr Mak Keat Meng is an Independent Non-Executive Director and a Member of the Audit and Risk Committee of the Manager.

Mr Mak retired from Ernst & Young LLP in 2019, with over 38 years of experience in the field of audit and risk management and financial reporting. He was the Head of Audit where he oversaw the audit practice in Singapore and ASEAN. He is the Non-Executive Director and Chairman of the Audit Committee and a member of the Risk Management Committee of Income Insurance Limited. He is also a Director of Paloe Private Limited, a company providing accounting cum CFO advisory services.

Mr Mak holds a Master of Business Administration degree from the International Management Centre (UK) and a Bachelor of Commerce (Accounting) degree from the University of Auckland, New Zealand. He is a Fellow Member of Chartered Accountants, Australia and New Zealand, Fellow Member of Association of Chartered Accountants and Member of the Institute of Singapore Accountants.

Past directorships in listed entities over the last three years:

Nil



LAWRENCE WONG
Independent Non-Executive
Director and Member of
Audit and Risk Committee

Mr Lawrence Wong is an Independent Non-Executive Director and a Member of the Audit and Risk Committee of the Manager.

Mr Wong has over 45 years of experience in the fields of banking and finance, capital markets and real estate.

He is currently the Independent Non-Executive Chairman, and a Member of the Audit and Nominating Committees of Hotel Properties Limited. He is also the Independent Non-Executive Chairman of AltaX Pte. Ltd..

Previously, Mr Wong was with the Singapore Exchange Limited ("SGX") first as Head of Listings and then Head of China until his retirement in March 2018. In his role with SGX, Mr Wong was also a member of various collaboration councils set up by Singapore with various provinces in China to promote economic trade and

investment activities. Prior to joining SGX in April 2006, Mr Wong was part of the senior management team at OCBC Bank. Before OCBC Bank, Mr Wong held several senior positions in the Schroders Group ("Schroders"), including Head of Corporate Finance for South East Asia and Head of Financial Institutions Group, Asia Pacific. His assignments also included an overseas posting to Shanghai, as General Manager of Schroders' joint venture and Head of Corporate Finance for Greater China.

Mr Wong holds a Bachelor's degree in Business Administration from the University of Singapore.

Past directorships in listed entities over the last three years:

- Mapletree North Asia Commercial Trust Management Ltd. (as Manager of Mapletree North Asia Commercial Trust) (delisted on 3 August 2022)



LILIAN CHIANG
Independent Non-Executive
Director and Member
of Nominating and
Remuneration Committee

Ms Lilian Chiang is an Independent Non-Executive Director and a Member of the Nominating and Remuneration Committee of the Manager.

Ms Chiang is the Senior Partner of Deacons and the Head of its Property Department. Ms Chiang has over 45 years of extensive experience in all types of real estate related transactions. Ms Chiang is also the Chairperson of the Property Committee of The Law Society of Hong Kong as well as the Deputy Chairperson of the Council of the City University of Hong Kong and a member of the Nomination Committee of the City University of Hong Kong. She is also a member of (i) the Land Titles Ordinance Steering Committee of the Land Registry, Hong Kong Special Administration Region ("HKSAR"), and (ii) Title Registration Education

Committee of the Land Registry, HKSAR. Until the end of March 2023, Ms Chiang was also a member of the Committee on Real Estate Investments Trusts at the Securities and Future Commission, HKSAR.

Ms Chiang holds both a Bachelor of Laws and Postgraduate Certificate in Laws from the University of Hong Kong. She is also a China-Appointed Attesting Officer, a Notary Public as well as a Solicitor of Hong Kong (practising) and a Solicitor of Singapore, New South Wales and Victoria, Australia, England and Wales (non-practising).

Past directorships in listed entities over the last three years:

- Mapletree North Asia Commercial Trust Management Ltd. (as Manager of Mapletree North Asia Commercial Trust) (delisted on 3 August 2022)



PASCAL LAMBERT
Independent Non-Executive
Director

Mr Pascal Lambert is an Independent Non-Executive Director of the Manager.

Mr Lambert has more than 40 years of experience in various financial sectors, including banking and finance, capital markets and private equity. He was Group Country Head, Singapore, and Head of South East Asia and India for Societe Generale since 2012 until he left in September 2021. He joined Societe Generale in 2009 in Hong Kong where he acted as Chief Operating Officer for Asia from January 2010.

Before a short period with JP Morgan, Mr Lambert was a Senior Managing Director at Bear Stearns

where he worked for 15 years, in Hong Kong, Dublin and London. Mr Lambert started his career at Banque Indosuez, and was posted to Djibouti, Mumbai and Tokyo. Mr Lambert was the President of the French Chamber of Commerce in Singapore from 2017 to 2021.

Mr Lambert holds a Bachelor of Business Administration from Ecole Supérieure des Sciences Economiques et Commerciales ("ESSEC").

Past directorships in listed entities over the last three years:

- Mapletree North Asia Commercial Trust Management Ltd. (as Manager of Mapletree North Asia Commercial Trust) (delisted on 3 August 2022)

Board of Directors



CHUA TIOW CHYE
Non-Executive Director and
Member of Nominating and
Remuneration Committee

Mr Chua Tiow Chye is a Non-Executive Director and a Member of the Nominating and Remuneration Committee of the Manager.

Mr Chua has over 40 years of experience in various sectors, including in the finance, private equity, capital markets, urban planning and real estate sectors. He is the Deputy Group Chief Executive Officer of the Sponsor. He focuses on driving the Sponsor's strategic initiatives including expanding and directing the Sponsor's international real estate investments and developments as well as driving the private capital management business.

Previously, Mr Chua was the Group Chief Investment Officer and Regional Chief Executive Officer of North Asia & New Markets of the Sponsor. Mr Chua concurrently serves as Non-Executive Director of Mapletree Industrial Trust Management Ltd. (the Manager

of Mapletree Industrial Trust) and Mr Chua remains a Director of Mapletree North Asia Commercial Trust Management Ltd. (previously the Manager of Mapletree North Asia Commercial Trust until it was delisted). He was also previously the Chief Executive Officer of Mapletree Logistics Trust Management Ltd..

Prior to joining the Sponsor in 2002, Mr Chua held senior positions with various companies including Vision Century Corporation Ltd, Ascendas Pte Ltd, Singapore Food Industries Pte Ltd and United Overseas Bank Ltd..

Mr Chua holds a Master of Business Administration from the University of Strathclyde and graduated with a Bachelor of Regional and Town Planning (1st Class Honours) from the University of Queensland in 1982.

Past directorships in listed entities over the last three years:

Nil



WENDY KOH
Non-Executive Director

Ms Wendy Koh is a Non-Executive Director of the Manager.

Ms Koh, as the Group Chief Financial Officer of the Sponsor, oversees the Finance, Information Systems & Technology, Tax, Treasury and Financial Risk Management functions of the Mapletree Group.

She is also a Non-Executive Director of Mapletree Logistics Trust Management Ltd. (the Manager of Mapletree Logistics Trust), Mapletree Industrial Trust Management Ltd. (the Manager of Mapletree Industrial Trust), and she remains a Director of Mapletree North Asia Commercial Trust Management Ltd. (previously the Manager of Mapletree North Asia Commercial Trust until it was delisted), and serves as the Chairman of the Singapore Management University (SMU) Advisory Board for the Real Estate Programme.

Prior to her current role, she was the Regional Chief Executive Officer, South East Asia of the Sponsor. She was previously engaged by the Sponsor as an advisor and was involved in the formulation of Sponsor's second Five-Year Plan.

Before joining the Sponsor, Ms Koh was Co-head, Asia Pacific Property Research, at Citi Investment Research.

Ms Koh holds a Bachelor of Business (Honours) degree specialising in Financial Analysis from the Nanyang Technological University (NTU), Singapore and the professional designation of Chartered Financial Analyst from the CFA Institute.

Past directorships in listed entities over the last three years:

Nil



SHARON LIM
Executive Director and
Chief Executive Officer

Ms Sharon Lim is the Executive Director and Chief Executive Officer of the Manager.

Ms Lim has over 25 years of experience in the capital markets and real estate sectors. Ms Lim joined the Manager as the Chief Operating Officer in 2015. Prior to joining the Manager, Ms Lim held various appointments, including senior management roles in the CapitaLand group. Ms Lim was the Executive Director and Chief Executive Officer of CapitaMalls Malaysia REIT Management Sdn Bhd, the manager of CapitaMalls

Malaysia Trust, which is listed on Bursa Malaysia. Prior to that, she was responsible for CapitaMall Asia's retail platform in Malaysia as Country Head, Malaysia of CapitaMall Trust Management Limited.

Ms Lim holds a Master of Business Administration degree from Murdoch University, Australia, and a Bachelor of Business degree from the RMIT University, Australia.

Past directorships in listed entities over the last three years:

Nil

Joint Company Secretaries

WAN KWONG WENG
Joint Company Secretary

Mr Wan Kwong Weng is the Joint Company Secretary of the Manager and the Sponsor as well as the other two Mapletree Real Estate Investment Trust (REIT) Managers. He is concurrently the Group Chief Corporate Officer of the Sponsor, where he is responsible for all legal, compliance, corporate secretarial, human resource as well as corporate communications, corporate social responsibility and administration matters across all business units and countries.

Prior to joining Mapletree as General Counsel in 2009, Mr Wan was Group General Counsel – Asia at Infineon Technologies. He started his career with one of the oldest law firms in Singapore, Wee Swee Teow & Co., and was subsequently with the Corporate & Commercial/Private Equity practice

group of Baker & McKenzie in Singapore and Sydney.

Mr Wan has an LL.B. (Honours) (Newcastle upon Tyne), where he was conferred the Wise Speke Prize, as well as an LL.M. (Merit) (London). He also attended the London Business School Senior Executive Programme. Mr Wan is called to the Singapore Bar, where he was awarded the Justice FA Chua Memorial Prize, and is also on the Rolls of Solicitors (England & Wales). He was conferred the Public Service Medal (PBM) in 2012 and Public Service Star (BBM) in 2017.

Mr Wan is also appointed as a Member of the Valuation Review Board, the Corporate Law Advisory Panel (CLAP) and the Reform of Legal Education Standing Committee. In addition, he is Secretary of the SMU Advisory Board for the Real Estate Programme.

SEE HUI HUI
Joint Company Secretary

Ms See Hui Hui is the Joint Company Secretary of the Manager, as well as the Deputy Group General Counsel of the Sponsor.

Prior to joining the Sponsor in 2010, Ms See was in the Corporate/ Mergers & Acquisitions practice group of Wong Partnership LLP, one of the leading law firms in Singapore. She started her career as a litigation lawyer with Tan Kok Quan Partnership.

Ms See holds an LL.B. (Honours) from the National University of Singapore and is admitted to the Singapore Bar.