

## Directors and Senior Management Profiles

### Executive Directors

**Mr. FUNG Chiu Chak Victor**, aged 71, joined the Group in May 1994 as an Executive Director of the Company. He is a Vice Chairman of the Board, a member of each of the Nomination Committee and Remuneration Committee of the Board, an authorized representative of the Company as required under Rule 3.05 of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited and an authorized representative of the Company pursuant to the Companies Ordinance of Hong Kong. Mr. Fung is also a director of various subsidiaries of the Company. He is primarily responsible for business development, strategic planning as well as general and project management of the Group. Mr. Fung has over 46 years' experience in the field of consulting engineering, construction management and property development.

**Mr. LAU Kin Fai**, aged 64, joined the Group in July 2008. Mr. Lau was an Executive Director of the Company from October 2010 to July 2017 and was re-appointed as an Executive Director of the Company in July 2020. Mr. Lau is the President of the Foundation Division, as well as the President of the Property Development & Investment Division of the Group and is primarily responsible for the business development and management of the Group's foundation business and property development business. In addition, he is a director of various subsidiaries of the Company, and performs various responsibilities delegated by members of the Board. Mr. Lau has around 42 years' experience in the field of quantity surveying and property development and investment. He is a Fellow Member of the Hong Kong Institute of Surveyors and the Royal Institution of Chartered Surveyors. He is currently a Council Member of The Hong Kong Construction Association representing Tysan Foundation Limited.

### Non-Executive Directors

**Mr. Justin WAI**, aged 42, re-joined the Group in April 2019 as a Non-executive Director of the Company. Mr. Wai is the Chairman of the Board, the Chairman of the Nomination Committee of the Board, a member of the Remuneration Committee of the Board, an authorized representative of the Company as required under Rule 3.05 of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited and an authorized representative of the Company pursuant to the Companies Ordinance of Hong Kong. Mr. Wai is also a director of various subsidiaries of the Company. Mr. Wai is a senior managing director of the Real Estate Group of Blackstone based in Hong Kong. Since joining Blackstone in 2007, Mr. Wai has focused on acquiring and managing real estate investments in Greater China. Mr. Wai was a non-executive director of the Company from 1 April 2014 to 29 July 2016.

**Mr. CHO Wen Wai, Mark**, aged 50, joined the Group in March 2025 as a Non-executive Director of the Company. Mr. Cho is a managing director of the Real Estate Group of Blackstone based in Shanghai. He serves as head of asset management of Blackstone's China real estate investments.

**Mr. YUEN Pak Man**, aged 37, joined the Group in April 2019 as a Non-executive Director of the Company. Mr. Yuen currently acts as a member of each of the Nomination Committee and Remuneration Committee of the Board. Mr. Yuen is also the alternate to Mr. Fung Chiu Chak, Victor as an authorized representative of the Company as required under Rule 3.05 of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited. Mr. Yuen received a degree of Master of Science in Management Science and Engineering and a degree of Bachelor of Science in Computer Science from Stanford University. Mr. Yuen is a managing director of the Real Estate Group of Blackstone based in Hong Kong and he focuses on acquiring and managing real estate investments in Greater China.

**Ms. GU Ye**, aged 35, joined the Group in April 2020 as a Non-executive Director of the Company. Ms. Gu is a managing director of the Real Estate Group of Blackstone based in Hong Kong. Since joining Blackstone in 2013, Ms. Gu has focused on acquiring real estate investments in the Greater China and Japan.

**Ms. HOU Xiangjia**, aged 42, joined the Group in April 2020 as a Non-executive Director of the Company. Ms. Hou is a senior vice president at Blackstone and she manages the Asian tax affairs for the Real Estate Group of Blackstone.

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### Independent Non-Executive Directors

**Mr. LUNG Chee Ming George**, aged 69, was appointed as an Independent Non-executive Director of the Company in August 2007. Mr. Lung currently acts as the Chairman of the Remuneration Committee of the Board and a member of each of the Audit Committee and Nomination Committee of the Board. He is a senior executive regional director of Manulife (International) Limited leading a team of around 1,400 insurance/financial advisers. He first joined Manulife in 1990 and has since achieved outstanding results. Actively involved in community services, Mr. Lung was amongst one of the Ten Outstanding Young Persons of Hong Kong in 1995 and was the chairman of The Outstanding Young Persons Association from 2003 to 2004. Mr. Lung was awarded the Medal of Honour, Bronze Bauhinia Star and Silver Bauhinia Star by the Government of Hong Kong Special Administrative Region in 2001, 2014 and 2024. Furthermore, Mr. Lung is a committee member of the Board of Governors of Hong Kong Shue Yan University, a member of the Guangdong Daya Bay Nuclear Power Station and Ling Ao Nuclear Power Station Nuclear Safety Consultative Committee, the founding chairman of Hong Kong Youth Exchange Promotion United Association and a chairperson of “Passing on the Torch” National Education Activity Series of Education Bureau. He is also the executive vice chairman of Federation of Hong Kong Guangdong Community Organisations. Mr. Lung is a member of the National Committee of the 10th to 13th Chinese People’s Political Consultative Conference and Justice of the Peace of Hong Kong Special Administrative Region.

**Mr. LI Kit Chee**, aged 71, was appointed as an Independent Non-executive Director of the Company in March 2013. Mr. Li currently acts as the Chairman of the Audit Committee of the Board, a member of each of the Remuneration Committee and Nomination Committee of the Board. He holds a Bachelor Degree of Social Sciences from the University of Hong Kong. He has over 41 years of experience in auditing, accounting and secretarial services and is a fellow member of both the Hong Kong Institute of Certified Public Accountants and Association of Chartered Certified Accountants. He is a managing director of Arthur Li, Yau & Lee C.P.A. Limited, and also a director of Cheong Yip Secretary Limited which is principally engaged in the provision of corporate services.

**Ms. Jennifer KWOK**, aged 59, was appointed as an Independent Non-executive Director of the Company in July 2020. Ms. Kwok currently acts as a member of each of the Audit Committee, Remuneration Committee and Nomination Committee of the Board. She first joined the Group in January 1997 and served as an executive director of the Company from January 1998 to July 2014. She resigned as an executive director and as a director of the subsidiaries of the Company in July 2014 following the completion of a voluntary general offer made by a subsidiary of The Blackstone Group Inc. (formerly known as The Blackstone Group L.P.) for all the issued shares in the Company. During her tenure with the Company, Ms. Kwok was primarily responsible for the Company’s planning and development, corporate governance, corporate finance and investment strategies. She also established and participated in the Audit Committee, Remuneration Committee and Nomination Committee of the Board. Prior to first joining the Company in 1997, Ms. Kwok was an associate director of an investment bank during 1993 to 1996 with a focus on initial public offerings, merger and acquisitions and various corporate finance activities and providing financial advisory services to listed companies in Hong Kong. She has over 33 years’ of experience in the finance field specializing in corporate finance and direct investment and holds a Master of Science Degree in Management from Massachusetts Institute of Technology Sloan School of Management.

**Ms. YANG Jing**, aged 44, was appointed as an Independent Non-executive Director of the Company in September 2023. Ms. Yang currently acts as a member of each of the Audit Committee, Remuneration Committee and Nomination Committee of the Board. Ms. Yang obtained a master’s degree in management from Xi’an Jiaotong University in the PRC in June 2008. She has around 17 years of experience in auditing, accounting, financial planning and budgeting and has been a member of the Chinese Institute of Certified Public Accountants since November 2013. She joined JD.com, Inc. (a company listed on the Main Board of The Stock Exchange of Hong Kong Limited, stock code: 9618 and listed on NASDAQ, symbol: JD) and served as the vice president from May 2011 to February 2023, the director of financial reporting department from May 2011 to February 2016 and the head of financial budgeting and analysis department from March 2016 to June 2020 respectively. She was the chief financial officer of JINGDONG Property, Inc. (formerly known as JD Property Group Corporation) from September 2020 to February 2023. From February 2022 to October 2022, Ms. Yang was an executive director of China Logistics Property Holdings Co., Ltd. (a company previously listed on the Main Board of The Stock Exchange of Hong Kong Limited, stock code: 1589, which delisted in July 2022). Prior to joining JD.com, Inc., Ms. Yang worked in the audit department of PricewaterhouseCoopers Zhong Tian CPAs Ltd. from September 2008 to July 2010 and served as the financial manager and GRD Administrator of Mars Foods (China) Co., Ltd. from August 2010 to May 2011.

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### Senior Management

**Ms. YIP Pui Shan**, aged 47, joined the Group in November 2010. Ms. Yip received a bachelor's degree in accounting and finance from The University of Hong Kong in 2000. Ms. Yip was appointed as the Financial Controller of the Group in January 2020. She is responsible for overall financial and accounting matters of the Group. Ms. Yip has over 25 years' experience in the field of auditing, internal control, accounting and financial management. Prior to joining the Group, Ms. Yip had been working in an international audit firm for over 10 years from 2000 to 2010, accumulating experience in auditing and financial consultancy for acquisition and initial public offering. She is qualified as a member of Hong Kong Institute of Certified Public Accountants.

**Mr. LAI Kok Wai**, aged 67, joined the Group in July 1994. As a director of Tysan Foundation Limited, Tysan Foundation Geotechnical Limited and various subsidiaries of the Company, Mr. Lai is responsible for the planning, coordinating and controlling of the technical operations and administration of the Group's Foundation Division. He has over 45 years' experience in civil engineering, building and foundation design and construction works and is a member of both The Hong Kong Institution of Engineers (MHKIE) and The Institution of Civil Engineers United Kingdom (MICE). Mr. Lai also represents Tysan Foundation Limited to sit in various Government's panels and committees.

**Ms. WONG Suk Han Kitty**, aged 62, joined the Group in June 2007. As the Company Secretary of the Group and Director of Corporate Affairs, Ms. Wong is primarily responsible for company secretarial matters, legal, human resources and administration, and investor relations matters. She is also the alternate to Mr. Justin Wai as an authorized representative of the Company as required under Rule 3.05 of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited. She has over 28 years of experience in the corporate finance and legal fields. Ms. Wong is a Solicitor qualified in Hong Kong and has been admitted as a Solicitor of the Supreme Court of England and Wales.