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POLY PROPERTY SERVICES CO., LTD.

保利物業服務股份有限公司

(A joint stock company incorporated in the People's Republic of China with limited liability)

(Stock Code: 06049)

**(1) POLL RESULTS OF THE 2024 ANNUAL GENERAL MEETING,
DOMESTIC SHARES CLASS MEETING AND H SHARES CLASS MEETING
(2) APPOINTMENT OF MEMBERS OF BOARD COMMITTEES
AND
(3) PAYMENT OF ANNUAL DIVIDEND**

References are made to the circular (the “**Circular**”) and notices (the “**Notices**”), together referred to as the “**AGM Documents**”, of Poly Property Services Co., Ltd. (the “**Company**”) dated 15 May 2025 in relation to the 2024 annual general meeting (the “**AGM**”), the first class meeting of domestic shares of 2025 (the “**Domestic Shares Class Meeting**”) and the first class meeting of H shares of 2025 (the “**H Shares Class Meeting**”). Unless the context otherwise requires, capitalized terms used herein shall have the same meanings as those defined in the AGM Documents.

The Board is pleased to announce that the AGM, the Domestic Shares Class Meeting and the H Shares Class Meeting of the Company were held at the Conference Room, 2nd Floor, East Tower, Poly Plaza, No. 832 Yue Jiang Zhong Road, Hai Zhu District, Guangzhou, Guangdong Province, the PRC on Friday, 6 June 2025.

The AGM and the Class Meetings were convened by the Board and chaired by Ms. Wu Lanyu, the chairman of the Board. The Directors of the Company, namely Ms. Wu Lanyu, Mr. Wang Xiaojun, Ms. Tan Yan and Mr. Zhang Liqing, had attended the AGM and the Class Meetings. Other Directors of the Company were unable to attend the AGM and the Class Meetings. The voting at the AGM and the Class Meetings were taken by way of poll.

The Company's H Share registrar, Tricor Investor Services Limited, was appointed by the Company as the scrutineer of the AGM and Class Meetings.

The convention of the AGM and the Class Meetings were in compliance with the requirements of the applicable PRC laws and regulations, the Listing Rules and the Articles of Association.

POLL RESULTS OF THE AGM

As at the date of the AGM, a total of 553,333,400 Shares (comprising 206,333,310 Domestic Shares and 347,000,090 H Shares) were in issue. The independent trustee of the restricted share incentive scheme, which held 1,871,568 H Shares, has abstained from voting in accordance with the requirements under the Listing Rules. Accordingly, Shareholders who held an aggregate of 206,333,310 Domestic Shares and 345,128,522 H Shares were entitled to attend and vote on the resolutions proposed at the AGM. Shareholders and proxies who attended the AGM held, in aggregate, 450,808,152 Shares with voting rights in the Company, representing approximately 81.47% of the total number of issued Shares of the Company as at the date of the AGM.

To the best knowledge, information and belief of the Board, save as disclosed above, no Shareholder has stated in the Circular their intention to vote against the resolutions or to abstain from voting at the AGM, no Shareholder was required to abstain from voting in respect of the resolutions at the AGM in according with the Listing Rules, and there were no Shares entitling the Shareholders to attend and abstain from voting in favour at the AGM as set out in Rule 13.40 of the Listing Rules.

At the AGM, the following resolutions were considered and passed by way of poll by Shareholders and their proxies. The poll results were set out as follows:

ORDINARY RESOLUTIONS		Number of votes (%)		
		For	Against	Abstain
1.	To consider and approve the 2024 Report of the Board of Directors.	450,612,552 (99.9566%)	0 (0.0000%)	195,600 (0.0434%)
2.	To consider and approve the 2024 Report of the Supervisory Committee.	450,612,552 (99.9566%)	0 (0.0000%)	195,600 (0.0434%)
3.	To consider and approve the 2024 Audited Consolidated Financial Statements.	450,612,552 (99.9566%)	0 (0.0000%)	195,600 (0.0434%)
4.	To consider and approve the 2024 Annual Report.	450,612,552 (99.9566%)	0 (0.0000%)	195,600 (0.0434%)
5.	To consider and approve the profit distribution plan for 2024 (the proposal of an annual dividend of RMB1.332 per Share (tax inclusive)).	450,802,952 (99.9988%)	0 (0.0000%)	5,200 (0.0012%)

ORDINARY RESOLUTIONS		Number of votes (%)		
		For	Against	Abstain
6.	To consider and approve the election of Directors:			
6.1	Election of Mr. Yao Yucheng as an executive Director and to authorise the Board to determine his remuneration; and	449,607,503 (99.7337%)	1,195,449 (0.2652%)	5,200 (0.0011%)
6.2	Election of Mr. Liu Zhihui as a non-executive Director.	449,254,453 (99.6554%)	1,548,499 (0.3435%)	5,200 (0.0011%)
7.	To consider and approve the re-appointment of Baker Tilly Hong Kong Limited and Baker Tilly China Certified Public Accountants as the overseas auditor and domestic auditor of the Company for 2025, respectively, for a term until the conclusion of the next annual general meeting of the Company, and to approve the Board to authorise the management to determine their remunerations and enter into the relevant agreements.	450,802,952 (99.9988%)	0 (0.0000%)	5,200 (0.0012%)
SPECIAL RESOLUTIONS		Number of votes (%)		
		For	Against	Abstain
8.	To consider and approve the grant of the General Mandate to the Board to Issue Shares (details of the resolution are set out in the Circular).	425,903,916 (94.4756%)	24,899,036 (5.5232%)	5,200 (0.0012%)
9.	To consider and approve the grant of the General Mandate to the Board to Repurchase H Shares (details of the resolution are set out in the Circular).	450,802,952 (99.9988%)	0 (0.0000%)	5,200 (0.0012%)

As more than 50% of the votes were cast in favour of the above ordinary resolutions No. 1 to 7, these ordinary resolutions were duly passed. As more than two-thirds of the votes were cast in favour of the above special resolutions No. 8 and 9, these special resolutions were duly passed.

POLL RESULTS OF THE DOMESTIC SHARES CLASS MEETING

As at the date of the Domestic Shares Class Meeting, a total of 206,333,310 Domestic Shares were in issue, which was the total number of Domestic Shares entitling the domestic shareholders of the Company (the “**Domestic Shareholders**”) to attend and vote on the resolution proposed at the Domestic Shares Class Meeting. Domestic Shareholders and proxies who attended the Domestic Shares Class Meeting held, in aggregate, 206,333,310 Domestic Shares with voting rights in the Company, representing approximately 100.00% of the total number of issued Domestic Shares of the Company as at the date of the Domestic Shares Class Meeting.

To the best knowledge, information and belief of the Board, no Domestic Shareholder has stated in the Circular their intention to vote against the resolution or to abstain from voting at the Domestic Shares Class Meeting, no Domestic Shareholder was required to abstain from voting in respect of the resolution at the Domestic Shares Class Meeting in according with the Listing Rules, and there were no Domestic Shares entitling the Domestic Shareholders to attend and abstain from voting in favour at the Domestic Shares Class Meeting as set out in Rule 13.40 of the Listing Rules.

At the Domestic Shares Class Meeting, the following resolution was considered and passed by way of poll by Domestic Shareholders and their proxies. The poll results were set out as follows:

SPECIAL RESOLUTION		Number of votes (%)		
		For	Against	Abstain
1.	To consider and approve the grant of the General Mandate to the Board to Repurchase H Shares.	206,333,310 (100.0000%)	0 (0.0000%)	0 (0.0000%)

As more than two-thirds of the votes were cast in favour of the above special resolution, this special resolution was duly passed.

POLL RESULTS OF THE H SHARES CLASS MEETING

As at the date of the H Shares Class Meeting, a total of 347,000,090 H Shares were in issue. The independent trustee of the restricted share incentive scheme, which held 1,871,568 H Shares, has abstained from voting in accordance with the requirements under the Listing Rules. Accordingly, Shareholders who held an aggregate of 345,128,522 H Shares were entitled to attend and vote on the resolution proposed at the H Shares Class Meeting. H Shareholders and proxies who attended the H Shares Class Meeting held, in aggregate, 244,391,642 H Shares with voting rights in the Company, representing approximately 70.43% of the total number of issued H Shares of the Company as at the date of the H Shares Class Meeting.

To the best knowledge, information and belief of the Board, save as disclosed above, no H Shareholder has stated in the Circular their intention to vote against the resolution or to abstain from voting at the H Shares Class Meeting, no H Shareholder was required to abstain from voting in respect of the resolution at the H Shares Class Meeting in accordance with the Listing Rules, and there were no H Shares entitling the H Shareholders to attend and abstain from voting in favour at the H Shares Class Meeting as set out in Rule 13.40 of the Listing Rules.

At the H Shares Class Meeting, the following resolution was considered and passed by way of poll by H Shareholders and their proxies. The poll results were set out as follows:

SPECIAL RESOLUTION		Number of votes (%)		
		For	Against	Abstain
1.	To consider and approve the grant of the General Mandate to the Board to Repurchase H Shares.	244,391,642 (100.0000%)	0 (0.0000%)	0 (0.0000%)

As more than two-thirds of the votes were cast in favour of the above special resolution, this special resolution was duly passed.

APPOINTMENT OF DIRECTORS AND MEMBERS OF BOARD COMMITTEES

Upon approval by the Shareholders at the AGM, Mr. Yao Yucheng was appointed as an executive Director and Mr. Liu Zhihui was appointed as a non-executive Director, with terms of office commencing from the close of the AGM and ending on the date when the term of the third session of the Board expires. On the same date, the Board has decided to appoint Mr. Yao Yucheng as a member of the strategy and sustainability committee and Mr. Liu Zhihui as a member of the audit committee for a term consistent with the term of office of the third session of the Board.

The biographical details of the aforesaid Directors have been set out in the Circular in accordance with Rule 13.51(2) of the Listing Rules. As of the date of this announcement, there is no change to such information.

PAYMENT OF ANNUAL DIVIDEND

As the aforesaid resolution No. 5 regarding the profit distribution plan for 2024 was approved at the AGM, the Board is pleased to announce that the following details regarding the payment of the annual dividend for the year ended 31 December 2024 (the “**Annual Dividend**”) to the Shareholders:

The Annual Dividend will be distributed to the Shareholders whose names appear on the register of members of the Company at the close of business on Friday, 13 June 2025. For the purpose of determining the entitlement of the H Shareholders of the Company to the Annual Dividend, the H Share register of members of the Company will be closed from Thursday, 12 June 2025 to Friday, 13 June 2025, both days inclusive, during which period no transfer of H Shares will be registered. In order for H Shareholders to qualify for the proposed Annual Dividend, all properly completed share transfer forms together with the relevant share certificates must be lodged with the Company’s H Share Registrar, Tricor Investor Services Limited, at 17/F, Far East Finance Centre, 16 Harcourt Road, Hong Kong for registration not later than 4:30 p.m. on Wednesday, 11 June 2025.

The Annual Dividend payable to Domestic Shareholders, Shareholders investing in H Shares through the Shanghai Stock Exchange or the Shenzhen Stock Exchange (“**Southbound Trading**”) and Shareholders holding H Shares through the H Share “Full Circulation” shall be paid in Renminbi and the Annual Dividend payable to the remaining H Shareholders shall be declared in Renminbi and paid in Hong Kong dollars, the exchange rate of which will be calculated based on the average exchange rate of Renminbi against Hong Kong dollars (i.e. RMB0.91652 against HK\$1.00) published by the People’s Bank of China five business days prior to the AGM. Accordingly, the Annual Dividend payable per H Share is HK\$1.45332 (before tax). The Annual Dividend will be paid on or before Friday, 25 July 2025.

Pursuant to the Enterprise Income Tax Law of the PRC (《中華人民共和國企業所得稅法》) which came into effect on 1 January 2008, and amended on 24 February 2017 and 29 December 2018, the Provision for Implementation of Enterprise Income Tax Law of the PRC (《中華人民共和國企業所得稅法實施條例》) which took effect on 1 January 2008 and amended on 23 April 2019, and the Notice on the Issues Concerning Withholding the Enterprise Income Tax on the Dividends Paid by Chinese Resident Enterprise to H Shareholders which are Overseas Non-resident Enterprises (Guo Shui Han [2008] No. 897) (《關於中國居民企業向境外H股非居民企業股東派發股息代扣代繳企業所得稅有關問題的通知》)(國稅函[2008]897號)), which was promulgated by the State Administration of Taxation and came into effect on 6 November 2008, etc., where a PRC domestic enterprise distributes dividends for 2008 and subsequent years for financial periods beginning from 1 January 2008 to non-resident enterprise shareholders, it is required to withhold 10% enterprise income tax for such non-resident enterprise shareholders. Therefore, as a PRC domestic enterprise, the Company will, after withholding 10% of the Annual Dividend as enterprise income tax, distribute the Annual Dividend to non-resident enterprise Shareholders whose names appear on the H Share register of members of the Company, i.e. any Shareholders who hold H Shares in the name of non-individual shareholders, including but not limited to HKSCC Nominees Limited, other nominees, trustees, or H Shareholders registered in the name of other organisations and groups. After receiving dividends, the non-resident enterprise Shareholders may apply to the relevant tax authorities for enjoying treatment of taxation treaties (arrangement) in person or by proxy or by the Company, and provide information to prove that they are actual beneficiaries under the requirements of such taxation treaties (arrangement). After the tax authorities have verified that there is no error, it shall refund the tax difference between the amount of tax levied and the amount of tax payable calculated at the tax rate under the requirements of the relevant taxation treaties (arrangement).

On 28 June 2011, the State Administration of Taxation promulgated the Notice on the Issues on Levy of Individual Income Tax after the Abolishment of Guo Shui Fa [1993] No. 045 Document (Guo Shui Han [2011] No. 348) (《關於國稅發[1993]045號文件廢止後有關個人所得稅徵管問題的通知》(國稅函[2011]348號)) (the “**No. 348 Circular**”). Pursuant to the No. 348 Circular, foreign resident individual shareholders holding the shares of a domestic non-foreign-invested enterprise issued in Hong Kong are entitled to the relevant preferential tax treatments pursuant to the provisions in the tax treaties between the country(ies) in which they are domiciled and the PRC, and the tax arrangements between the PRC and Hong Kong or Macau. Pursuant to the No. 348 Circular, individual income tax at a tax rate of 10% may in general be withheld in respect of the dividend and bonus to be distributed by the domestic non-foreign-invested enterprises whose shares have been issued in Hong Kong, without the need to make any application for preferential tax treatments. However, the tax rate for each foreign resident individual shareholder may vary depending on the relevant tax treaties between the country(ies) of their domicile and the PRC.

Pursuant to the relevant requirements under the Notice on the Tax Policies Related to the Pilot Program of the Shenzhen-Hong Kong Stock Connect (Cai Shui [2016] No. 127) (《關於深港股票市場交易互聯互通機制試點有關稅收政策的通知》(財稅[2016]127號)) and the Notice on the Tax Policies Related to the Pilot Program of the Shanghai-Hong Kong Stock Connect (Cai Shui [2014] No. 81) (《關於滬港股票市場交易互聯互通機制試點有關稅收政策的通知》(財稅[2014]81號)), for dividends and bonuses received by domestic individual investors from investing in H shares listed on the Stock Exchange through Southbound Trading, the company that issued such H shares shall withhold individual income tax at the rate of 20% on behalf of the investors. For dividends and bonuses received by domestic securities investment funds from investing in shares listed on the Stock Exchange through Southbound Trading, the tax payable shall be the same as that for individual investors. The company that issued such H shares will not withhold the income tax for dividends and bonuses on behalf of domestic enterprise investors and those domestic enterprise investors shall declare and pay the relevant tax themselves.

By Order of the Board
POLY PROPERTY SERVICES CO., LTD.
Wu Lanyu
Chairman of the Board and Executive Director

Guangzhou, the PRC, 6 June 2025

As at the date of this announcement, the executive directors of the Company are Ms. Wu Lanyu and Mr. Yao Yucheng; the non-executive directors of the Company are Mr. Liu Ping and Mr. Liu Zhihui; and the independent non-executive directors of the Company are Mr. Wang Xiaojun, Ms. Tan Yan and Mr. Zhang Liqing.