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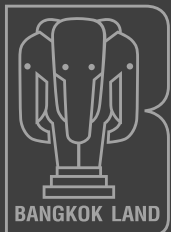
BANGKOK LAND PUBLIC COMPANY LIMITED

Annual General Meeting of Shareholders No.49

22 July 2021 at 02.00 p.m.

By means of electronic (E-Meeting)

Registration will be started at 12.00 p.m.



-Translation-

17 June 2021

Subject: Invitation to the 49th Annual General Meeting of Shareholders
Attention: Shareholders of the Company

The Board of Directors Meeting of Bangkok Land Public Company Limited (“the Company”) has passed a resolution to convene the 49th Annual General Meeting of Shareholders on 22 July 2021 at 02.00 p.m. by means of electronic (E-Meeting) to consider the following agendas:-

Agenda 1 To adopt the minutes of the 48th Annual General Meeting of Shareholders on 23 July 2020

Objective and Reason In respect to the Public Limited Companies Act B.E.2535 (as amended) and the regulations of the Securities and Exchange of Thailand, the Company shall submit to the Stock Exchange of Thailand and Ministry of Commerce, a copy of the Minutes of the Annual General Meeting of Shareholders within the date according to the requirement of the law. The Company already prepared the minutes of the abovementioned meeting and submitted to the Stock Exchange of Thailand and Ministry of Commerce and also posted on the Company’s website.

Opinion of the Board The Board of Directors has considered the matter and is of the opinion that Shareholders should adopt the said minutes as attached to this invitation (Annex 1).

Voting This matter requires an affirmative resolution of a majority vote of the total number of votes of shareholders and proxy attending and casting votes at the meeting.

Agenda 2 To acknowledge the results of operation of the Company for the fiscal year ended 31 March 2021

Objective and Reason The summary of the Company’s performance and major changes during the previous fiscal year was declared in the Annual Report of the Company. In compliance with Article 34(1) of the Company’s Article of Association, the Board of Directors has to report the operating result to the Shareholders of the Company in the Annual General Meeting of Shareholders.

Opinion of the Board The Board of Directors has considered the matter and is of the opinion that Shareholders should acknowledge the report of the results of operation of the Company for the fiscal year ended 31 March 2021. The details are provided in the CD-Rom Annual Report of the Company as attached (Others).

Voting This matter is for acknowledgement and thus a resolution is not required.

Agenda 3 To consider and approve the Statements of Financial Position and the Statements of Comprehensive Income of the Company for the fiscal year ended 31 March 2021, and acknowledge the Report of the Auditor

Objective and Reason In compliance with the Public Limited Companies Act B.E. 2535 (as amended) and Article 36 of the Company’s Articles of Association, the Company has prepared the Statements of Financial Position and the Statements of Comprehensive Income of the Company for the fiscal year ended 31 March 2021, which were audited and certified by the Company’s auditor, reviewed by the Audit Committee and approved by the Board of Directors for Shareholders to acknowledge and approve.

BANGKOK LAND PUBLIC COMPANY LIMITED

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Opinion of the Board The Board of Directors has considered the matter and is of the opinion that Shareholders should approve the Statements of Financial Position and the Statements of Comprehensive Income for the fiscal year ended 31 March 2021 which was audited by the Auditor, reviewed by the Audit Committee and approved by the Company's Board of Directors. The details are provided in the CD-Rom Annual Report of the Company as attached (Others).

Voting This matter requires an affirmative resolution of a majority vote of the total number of votes of shareholders and proxy attending and casting votes at the meeting.

Agenda 4 To consider and approve the payment of dividend for the fiscal year ended 31 March 2021 and the appropriation of net profit to be legal reserve in compliance with the law

Objective and Reason In compliance with the Public Limited Companies Act B.E. 2535 (as amended) and Article 38 and 39 of the Company's Article of Association, the Company shall distribute dividends from the profit in which the Company must not have accumulated losses and allocate net profit to be a reserve fund in an amount of not less than 5% of the annual profit, until the reserve fund reach an amount of not less than 10% of the registered capital of the Company. In this regard, the Company has the policy to pay the appropriate dividends in the amount of not exceeding 50% of profit after tax and legal reserve specified in the Public Limited Companies Act B.E. 2535 (as amended).

Opinion of the Board The Board of Directors has considered the matters and is of the opinion that:

(1) Shareholders should approve the appropriation of profit to legal reserve for the year ended 31 March 2021 in the amount of Baht 35,049,700.82 (Baht Thirty Five Million Forty Nine Thousand Seven Hundred and Eighty Two Satang).

(2) Shareholders should approve the payment of dividend for the year ended 31 March 2021 at the rate of Baht 0.03 (Three Satang) per share to the shareholders. The Record Date on which the shareholders have the right to receive the dividend shall be on 2 August 2021 (Record Date). Payment of dividends shall be made to the shareholders on 18 August 2021. Details appear as attached (Annex 2).

Voting This matter requires an affirmative resolution of a majority vote of the total number of votes of shareholders and proxy attending and casting votes at the meeting.

Agenda 5 To consider the election of directors in place of those directors whose term will expire by rotation

Objective and Reason In compliance with the Public Limited Companies Act B.E. 2535 (as amended) and Article 16 of the Company's Articles of Association, at each Annual General Meeting of Shareholders, one-third of the Directors have to retire by rotation. For this year, the 3 following directors would retire by rotation:

- | | |
|-------------------------------|----------------------|
| 1. Mr. Suihung Kanjanapas | Director |
| 2. Mr. Jakapan Panomouppatham | Independent Director |
| 3. Mr. Supavat Saicheua | Independent Director |

Opinion of the Board The Board of Directors has considered the matter and is of the opinion that Shareholders should re-elect (1) Mr. Sui Hung Kanjanapas (2) Mr. Jakapan Panomouppatham and (3) Mr. Supavat Saicheua whom have to retire by rotation to resume their position in the Company for another term. (Annex 3).

Voting This matter requires an affirmative resolution of a majority vote of the total number of votes of shareholders and proxy attending and casting votes at the meeting.

Agenda 6 To consider and approve the payment of directors' remuneration for the fiscal year ending 31 March 2022

Objective and Reason In compliance with the Public Limited Companies Act B.E. 2535 (as amended), the Shareholders' Meeting shall consider and approve the directors' remuneration.

Opinion of the Board The Board of Directors had considered the duties of the directors in the committee and the audit committee and is of the opinion that the Shareholders should approve the payment of the directors' remuneration for the year ending 31 March 2022 in the amount of not exceeding Baht 7,623,000 (Baht Seven Million Six Hundred Twenty Three Thousand) and the Shareholders should approve the authorization of the Board of Directors or the person entrusted by the Board to have the power to distribute the said funds to each director as the Board or the said person deem appropriate by consideration based on each director's performance (Annex 5).

Voting This matter requires an affirmative resolution not less than two-thirds of the total number of votes of shareholder and proxy attending the meeting.

Agenda 7 To consider and approve the appointment of the auditor and fixing of remuneration of the Company's auditors for the year ending 31 March 2022

Objective and Reason In compliance with the Public Limited Companies Act B.E. 2535 (as amended) and the Company's Articles of Association, the Shareholders' Meeting shall consider and approve the appointment of auditors and fix their remuneration. For the fiscal year ending 31 March 2022, the Audit Committee of the Company has considered and recommended the Board of Directors to appoint the auditors of the Company and fixed the remuneration for the fiscal year ending 31 March 2022.

Opinion of the Board The Board of Directors (with the recommendation of the Audit Committee) has considered the matter and is of the opinion that Shareholders should appoint Miss Kannika Wipanut Certified Public Account No.7305 and/or Miss Nonglak Pattabunfith Certified Public Account No.4713 and/or Mr.Jirote Sirirrote Certified Public Account No.5113 and/or Miss Sumana Senivongse Certified Public Account No.5897 and/or Mr. Komin Linphrachaya Certified Public Account No.3675 and/or Miss Kojchamon Sunhuan Certified Public Account No.11536 and/or Mr. Jadesada Hungsapruet Certified Public Account No.3759 of Karin audit Co., Ltd. as the auditors of the Company for the year ending 31 March 2022, whereby the auditors shall have the authority to conduct the audit and express an opinion on the Financial Statements of the Company, including the consolidated financial statements. In the case that the said auditors cannot carry out their duties, Karin Audit Co., Ltd. is authorized to appoint another auditor of Karin Audit Co., Ltd. to perform the work. Total audit fee including the fee for auditing Consolidated Financial Statements and the fee for reviewing Quarterly Financial Statements of the Company and its subsidiaries, is in the amount of not exceeding Baht 7,170,000 (Baht Seven Million One Hundred Seventy Thousand). The audit fee for the Company's Financial Statements in particular is Baht 1,550,000 (Baht One Million Five Hundred Fifty Thousand) (Annex 6).

Voting This matter requires an affirmative resolution of a majority vote of the total number of votes of shareholders and proxy attending and casting votes at the meeting.

Agenda 8 To consider other matters (if any)

Pursuant to Section 105 of the Public Limited Companies Act B.E. 2535 (as amended), any shareholders of the Company may propose additional agendas at the Shareholders Meeting. However, such matter must be proposed by Shareholder (s) holding shares of not less than one-third of the total shares issued by the Company.

The Company had fixed 17 June 2021 as the Record Date to determine the name of the Shareholders who have the right to attend and vote at the 49th Annual General Meeting of Shareholders.

Due to the ongoing situation of the Coronavirus Disease 2019 (COVID-19) outbreak, the Company is concerned about the health and safety of the shareholders. Therefore, the 49th Annual General Meeting of Shareholders was held in the form of meeting via electronic media (E-Meeting). In this regards, the Company would like to ask for the cooperation of Shareholders and proxies wishing to attend the meeting strictly follow the guidelines and procedures for attending the meeting via electronic media this time. The Company has attached the guidelines and procedures for attending the said meeting (Annex 10) with this invitation letter.

The Company has also prepared Proxy Form A which is a general proxy form and Proxy Form C which is only for foreign shareholders who hold the Company's shares through custodian account in Thailand. Shareholders can download Form A or Form C from the Company website www.bangkokland.co.th.

Respectfully yours,



Suihung Kanjanapas
Chairman of the Board

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