



(Constituted in the Republic of Singapore pursuant to a trust deed dated 28 November 2005 (as amended))

## Notice of Annual General Meeting

NOTICE IS HEREBY GIVEN that the Annual General Meeting ("AGM") of the holders of units of Keppel REIT (the "Unitholders"), will be held at Raffles City Convention Centre, Stamford Ballroom (Level 4), 80 Bras Basah Road, Singapore 189560 on 15 April 2014 at 2.30 p.m. to transact the following business:

### (A) As Ordinary Business

- To receive and adopt the Report of RBC Investor Services Trust Singapore Limited, as trustee of Keppel REIT (the "Trustee"), the Statement by Keppel REIT Management Limited, as manager of Keppel REIT (the "Manager"), and the Audited Financial Statements of Keppel REIT for the financial year ended 31 December 2013 and the Auditors' Report thereon. (Ordinary Resolution 1)
- To re-appoint Messrs Ernst & Young LLP as the Auditors of Keppel REIT and to hold office until the conclusion of the next AGM of Keppel REIT, and to authorise the Manager to fix their remuneration. (Ordinary Resolution 2)
- To endorse the appointments of the following directors of the Manager (the "Directors"), pursuant to the undertaking dated 24 March 2014 provided by Keppel Land Limited to the Trustee:
  - Dr Chin Wei-Li, Audrey Marie (Ordinary Resolution 3)
  - Ms Ng Hsueh Ling (Ordinary Resolution 4)
  - Mr Tan Chin Hwee (Ordinary Resolution 5)
  - Mr Lee Chiang Huat (Ordinary Resolution 6)
  - Mr Daniel Chan Choong Seng (Ordinary Resolution 7)
  - Mr Lor Bak Liang (Ordinary Resolution 8)
  - Mr Ang Wee Gee (Ordinary Resolution 9)
  - Professor Tan Cheng Han (Ordinary Resolution 10)
  - Mr Lim Kei Hin (Ordinary Resolution 11)

(Please see Explanatory Notes)

### (B) As Special Business

To consider and, if thought fit, to pass with or without any modifications, the following resolution as an Ordinary Resolution:

- That authority be and is hereby given to the Manager, to
  - issue units in Keppel REIT ("Units") whether by way of rights, bonus or otherwise, and including any capitalisation of any sum for the time being standing to the credit of any of Keppel REIT's reserve accounts or any sum standing to the credit of the profit and loss account or otherwise available for distribution; and/or
    - make or grant offers, agreements or options that might or would require Units to be issued, including but not limited to the creation and issue of (as well as adjustments to) securities, warrants, options, debentures or other instruments convertible into Units (collectively, "Instruments"),at any time and upon such terms and conditions and for such purposes and to such persons as the Manager may in its absolute discretion deem fit; and
  - issue Units in pursuance of any Instrument made or granted by the Manager while this Resolution was in force (notwithstanding that the authority conferred by this Resolution may have ceased to be in force),

provided that:

- the aggregate number of Units to be issued pursuant to this Resolution (including Units to be issued in pursuance of Instruments made or granted pursuant to this Resolution and any adjustment effected under any relevant Instrument) shall not exceed fifty per cent. (50%) of the total number of issued Units (as calculated in accordance with sub-paragraph (2) below), of which the aggregate number of Units to be issued other than on a pro rata basis to Unitholders (including Units to be issued in pursuance of Instruments made or granted pursuant to this Resolution and any adjustment effected under any relevant Instrument) shall not exceed twenty per cent. (20%) of the total number of issued Units (as calculated in accordance with sub-paragraph (2) below);
- subject to such manner of calculation as may be prescribed by the Singapore Exchange Securities Trading Limited ("SGX-ST") for the purpose of determining the aggregate number of Units that may be issued under sub-paragraph (1) above, the percentage of issued Units shall be calculated based on the total number of issued Units at the time this Resolution is passed, after adjusting for:
  - any new Units arising from the conversion or exercise of any Instruments which are outstanding or subsisting at the time this Resolution is passed; and
  - any subsequent bonus issue, consolidation or subdivision of Units;
- in exercising the authority conferred by this Resolution, the Manager shall comply with the provisions of the Listing Manual of the SGX-ST for the time being in force (unless such compliance has been waived by the SGX-ST) and the trust deed constituting Keppel REIT (as amended) (the "Trust Deed") for the time being in force (unless otherwise exempted or waived by the Monetary Authority of Singapore);
- (unless revoked or varied by the Unitholders in a general meeting) the authority conferred by this Resolution shall continue in force until (i) the conclusion of the next AGM of Keppel REIT or (ii) the date by which the next AGM of Keppel REIT is required by applicable regulations to be held, whichever is earlier;
- where the terms of the issue of the Instruments provide for adjustment to the number of Instruments or Units into which the Instruments may be converted, in the event of rights, bonus or other capitalisation issues or any other events, the Manager is authorised to issue additional Instruments or Units pursuant to such adjustment notwithstanding that the authority conferred by this Resolution may have ceased to be in force at the time the Instruments or Units are issued; and
- the Manager and the Trustee be and are hereby severally authorised to complete and do all such acts and things (including, without limitation, executing all such documents as may be required) as the Manager or, as the case may be, the Trustee may consider necessary, expedient, incidental or in the interest of Keppel REIT to give effect to the authority contemplated and/or authorised by this Resolution. (Ordinary Resolution 12)

(Please see Explanatory Notes)

### (C) As Other Business

- To transact such other business as may be transacted at an AGM.

BY ORDER OF THE BOARD  
Keppel REIT Management Limited  
(Company Registration No. 200411357K)  
As manager of Keppel REIT

Choo Chin Teck Kelvin Chua  
Joint Company Secretaries  
Singapore  
24 March 2014

#### Explanatory notes:

##### 1. Ordinary Resolutions 3 to 11

Keppel Land Limited has on 24 March 2014 provided an undertaking (the "Undertaking") to the Trustee:

- to procure the Manager to include in the agenda for the AGM to be held in 2014, the resolutions to endorse the appointment of each person who is a Director;
- to procure the Manager to seek Unitholders' re-endorsement for the appointment of each Director no later than every third AGM of Keppel REIT after the relevant general meeting at which such Director's appointment was last endorsed or re-endorsed, as the case may be;
- (where a person is appointed as Director, either to fill a vacancy or as an addition to the existing Directors, at any time) to procure the Manager to seek Unitholders' endorsement for his appointment as a Director at the next AGM of Keppel REIT immediately following his appointment;
- to procure any person whose appointment as a Director has not been endorsed or re-endorsed (as the case may be) by the Unitholders at the relevant general meeting of Keppel REIT where the endorsement or re-endorsement (as the case may be) for his appointment was sought, to resign or otherwise be removed from the Board of Directors of the Manager either (i) within 21 days from the date of the relevant general meeting or (ii) in the event that the Board of Directors of the Manager determines that a replacement Director has to be appointed, no later than the date when such replacement Director is appointed, and the regulatory approval for such appointment (if any) has been obtained; and
- (for so long as Section 153 of the Companies Act, Cap. 50 of Singapore, shall remain in force) to procure the Manager to seek Unitholders' endorsement or re-endorsement, as the case may be, for any person of or over the age of 70 years to be appointed or reappointed, as the case may be, as a Director, at each AGM of Keppel REIT.

The endorsement or re-endorsement from Unitholders of any appointment of any person as a Director shall be by way of an ordinary resolution passed at the relevant general meeting. The Undertaking shall not restrict the Manager or Keppel Land Limited from appointing any Director from time to time in accordance with applicable laws and regulations (including any applicable rule of Singapore Exchange Securities Trading Limited) and the Articles of Association of the Manager.

The Undertaking shall remain in force for so long as:

- Keppel Land Limited remains as the holding company (as defined in the Companies Act of Singapore, Cap. 50 of Singapore) of the Manager; and
- Keppel REIT Management Limited remains as the manager of Keppel REIT.

Detailed information on the Directors can be found in the "Board of Directors" section of Keppel REIT's Annual Report 2013. Dr Chin Wei-Li, Audrey Marie will, upon endorsement, continue to serve as Chairman of the Board and a member of the Nominating and Remuneration Committee; (b) Ms Ng Hsueh Ling will, upon endorsement, continue to serve as an Executive Director and the Chief Executive Officer; (c) Mr Tan Chin Hwee will, upon endorsement, continue to serve as the Chairman of the Nominating and Remuneration Committee and a member of the Audit and Risk Committee; (d) Mr Lee Chiang Huat will, upon endorsement, continue to serve as the Chairman of the Audit and Risk Committee; (e) Mr Daniel Chan Choong Seng will, upon endorsement, continue to serve as a member of the Audit and Risk Committee; (f) Mr Lor Bak Liang will, upon endorsement, continue to serve as a member of the Audit and Risk Committee; (g) Mr Ang Wee Gee will, upon endorsement, continue to serve as a member of the Nominating and Remuneration Committee; (h) Professor Tan Cheng Han will, upon endorsement, continue to serve as a member of the Nominating and Remuneration Committee. Dr Chin Wei-Li, Audrey Marie, Mr Tan Chin Hwee, Mr Lee Chiang Huat, Mr Daniel Chan Choong Seng, Mr Lor Bak Liang and Professor Tan Cheng Han are considered as independent Directors. Ms Ng Hsueh Ling, Mr Ang Wee Gee and Mr Lim Kei Hin are considered as non-independent Directors.

The list of all current directorships in other listed companies and details of other principal commitments of the Directors are set out in page 17 of Keppel REIT's Annual Report 2013.

##### 2. Ordinary Resolution 12

The Ordinary Resolution 12 above, if passed, will empower the Manager from the date of this AGM until (i) the conclusion of the next AGM of Keppel REIT; (ii) the date by which the next AGM of Keppel REIT is required by the applicable regulations to be held, or (iii) the date on which such authority is revoked or varied by the Unitholders in a general meeting, whichever is the earliest (the "Mandated Period"), to issue Units, to make or grant Instruments and to issue Units pursuant to such Instruments, up to a number not exceeding 50% of the total number of issued Units of which up to 20% may be issued other than on a pro rata basis to Unitholders.

The Ordinary Resolution 12 above, if passed, will empower the Manager to issue Units, during the Mandated Period, as either full or partial payment of fees which the Manager is entitled to receive for its own account pursuant to the Trust Deed.

To determine the aggregate number of Units that may be issued, the percentage of issued Units will be calculated based on the total number of issued Units at the time the Ordinary Resolution 12 above is passed, after adjusting for new Units arising from the conversion or exercise of any Instruments which are outstanding or subsisting at the time the Ordinary Resolution 12 is passed and any subsequent bonus issue, consolidation or subdivision of Units.

Fund raising by issuance of new Units may be required in instances of property acquisitions or debt repayments. In any event, if the approval of Unitholders is required under the Listing Manual of the SGX-ST and the Trust Deed or any applicable laws and regulations in such instances, the Manager will then obtain the approval of Unitholders accordingly.

#### Important Notice:

- A Unitholder entitled to attend and vote at the AGM is entitled to appoint not more than two proxies to attend and vote in his stead. A proxy need not be a Unitholder.
- Where a Unitholder appoints more than one proxy, the appointments shall be invalid unless he/she specifies the proportion of his/her holding (expressed as a percentage of the whole) to be represented by each proxy.
- The instrument appointing a proxy must be deposited at the Manager's registered office at 1 HarbourFront Avenue, #18-01 Keppel Bay Tower, Singapore 098632 not later than 13 April 2014 at 2.30 p.m., being 48 hours before the time fixed for the AGM.