

Monthly Return of Equity Issuer on Movements in Securities

For the month ended (dd/mm/yyyy): 31/01/2021

To : Hong Kong Exchanges and Clearing Limited				
Name of Issuer Date Submitted	Smart City Development Holdings Limited (Incorporated in the Cayman Islands with limited liability) 01/02/2021			
I. Movements in Authorised	Share Ca	apital		
1. Ordinary Shares				
(1) Stock code : <u>8268</u>	Descrip	otion:	SMART C	ITY DEV
		No. of ordinary shares	Par value (State currency)	Authorised share capital (State currency)
Balance at close of precedir	ng month	4,000,000,000	HK\$0.025	HK\$100,000,000.00
Increase/(decrease)		NIL		<u>NIL</u>
Balance at close of the mon	th	4,000,000,000	HK\$0.025	HK\$100,000,000.00
(2) Stock code : N/A	Descrip	otion:	N/A	Α
		No. of ordinary shares	Par value (State currency)	Authorised share capital (State currency)
Balance at close of precedir	ng month			
Increase/(decrease)				
Balance at close of the mon	th			

Stock code : N/A Des	scription :	N/A	A
	No. of preference shares	Par value (State currency)	capital
Balance at close of preceding mo	onth		
Increase/(decrease)		<u> </u>	
Balance at close of the month			
3. Other Classes of Shares			
Stock code : N/A Des	scription :	N/A	4
	No. of other classes of shares	(State	capital
Balance at close of preceding mo	onth	_	
Increase/(decrease)		_	
Balance at close of the month			
	the end of the month		

II. Movements in Issued Share Capital

	No. of ordinary shares		No of preference	No. of other
	(1)	(1) (2)		classes of shares
Balance at close of preceding month	1,000,000,000	N/A	N/A	N/A
Increase/ (decrease) during the month	NIL	N/A	N/A	N/A
Balance at close of the month	1,000,000,000	N/A	N/A	N/A

III. Details of Movements in Issued Share Capital

Share Options (under Share Option Schemes of the Issuer) Particulars of No. of new shares No. of new shares of share option of issuer issued issuer which may be scheme during the month issued pursuant thereto as at close of including EGM pursuant thereto Movement during the month approval date the month (dd/mm/yyyy) and class of shares issuable Granted Exercised Cancelled Lapsed 1.Share Option NIL NIL NIL NIL NIL NIL Scheme (10/08/2015) Ordinary shares (Note 1) 2. N/A shares (Note 1) 3. N/A shares (Note 1) Total A. (Ordinary shares) NIL (Preference shares) N/A (Other class) N/A Total funds raised during the month from exercise of options (State currency) NIL

Description of warrants (Date of expiry - dd/mm/yyyy)	Currency of nominal value	Nominal value at close of preceding month	Exercised during the month	Nominal value at close of the month	No. of new shares of issuer issued during the month pursuant thereto	No. of new shares of issuer which may be issued pursuant thereto as at close of the month
1. N/A						
	· 					_
(/ /) Stock code (if listed) Class of shares issuable (Note 1)						
Subscription price EGM approval date			<u>-</u>			
(if applicable)						
(dd/mm/yyyy)	(/ /)	-			
2. N/A						
(/ /)	· · ———					_
Stock code (if listed)						
Class of shares			•			
issuable (Note 1) Subscription price			-			
EGM approval date			-			
(if applicable)	, , ,					
(dd/mm/yyyy) 3. N/A	(/ /)	-			
0.14//1						
(/ /)	· ——			· -		
Stock code (if listed)						
Class of shares						
Code a animatica a maio a			-			
EGM approval date			-			
(if applicable) (dd/mm/yyyy)	(/ /)				
4. N/A		,	-			
(/ /)	·					
Stock code (if listed)						
Class of shares			•			
Cubocription price			-			
EGM approval date			-			
(if applicable)	()				
(\(\alpha\)(\(\text{IIIII}\)(\(\y\)\(\y\))	(/ /	J	-			
		Total E		ary shares) N/A		_
				ice shares) <u>N/A</u> other class) N/A		_

Class and description	Currency of amount outstanding	Amount at close of preceding month	Converted during the month	Amount at close of the month	No. of new shares of issuer issued during the month pursuant thereto	No. of new shares of issuer which may be issued pursuant thereto as at close of the month
1. N/A						
-						
Stock code (if listed)			·			_
Class of shares						
issuable (Note 1)						
Subscription price						
EGM approval date						
(if applicable)						
(dd/mm/yyyy))	(/ /)				
2. N/A	<u></u>					
						-
Stock code (if listed)						
Class of shares						
issuable (Note 1)						
Subscription price EGM approval date						
(if applicable)						
(dd/mm/yyyy)	(/ /)				
3. N/A	,					
Stock code (if listed)			_			
Class of shares						
issuable (Note 1)						
Subscription price						
EGM approval date						
(if applicable)	, , , ,					
	(/ /)				
4. N/A	<u> </u>					
	<u> </u>					
	_					
Otople and //f Parado			_			_
Stock code (if listed)						
Class of shares issuable (Note 1)						
Subscription price						
EGM approval date						
(if applicable)						
(dd/mm/yyyy)	(/ /)				
			Total C. (Ordin	ary shares) N/	4	
				nce shares) $\overline{N/N}$		_
			(0	Other class) $\overline{N/N}$	Α	=

Any other Agreements or Arrangements to Issue Shares of the Issuer which are to be Listed, including Options (other than under Share Option Schemes)

Optil	ons (other than under Share Option Schemes)		
if a	particulars including EGM approval date (dd/mm/yyyy), oplicable, and class of shares issuable:	No. of new shares of issuer issued during the month pursuant thereto	No. of new shares of issuer which may be issued pursuant thereto as at close of the month
1.	N/A		
'			
'	(/ /)		
'	shares (Note 1)		
.	Shares (Note 1)		
_	NI/Λ		
2.	N/A		
	shares (Note 1)		
3.	N/A		
	shares (Note 1)		
	Stidles (Note 1)		
	Tatal D. (Outline and a man)	N1/A	
	Total D. (Ordinary shares)	N/A	
	(Preference shares)	N/A	
	(Other class)	N/A	
_			

	Oth	ner Movements in	n Issued Share Capital					
		T (1					No. of new shares of issuer issued during the month pursuant thereto	No. of new shares of issuer which may be issued pursuant thereto as at close of the month
ļ		Type of Issue						monu
				Class of shares issuable (Note 1)				
	1.	Rights issue	At price : State currency	Issue and allotment date : (dd/mm/yyyy)	(/ /)		
				EGM approval date:	(/ /)		
				(dd/mm/yyyy)			N/A	N/A
				Class of shares issuable (Note 1)				
	2.	Open offer	At price : State currency	Issue and allotment date : (dd/mm/yyyy)	(/ /)		
				EGM approval date:	(/ /)		
				(dd/mm/yyyy)			N/A	N/A
				Class of shares issuable (Note 1)				
	3.	Placing	At price : State currency	Issue and allotment date : (dd/mm/yyyy)	(/ /)		
				EGM approval date:	(/ /)		
				(dd/mm/yyyy)			N/A	N/A
-				Class of shares issuable (Note 1)				
	4.	Bonus issue		Issue and allotment date : (dd/mm/yyyy)	(/ /)		
				EGM approval date:	(/ /)		
				(dd/mm/yyyy)			N/A	N/A

	Type of Issue				No. of new shares of issuer issued during the month pursuant thereto	No. of new shares of issuer which may be issued pursuant thereto as at close of the month
	•		Class of shares			
_	Carin dividend	At price . State	issuable (Note 1) Issue and allotment	(/ /)		
5.	Scrip dividend	At price : State currency———	date : (dd/mm/yyyy)	(/ /)		
			EGM approval date: (dd/mm/yyyy)	(N/A	N/A
					14/7	
			Class of shares repurchased (Note 1)			
6.	Repurchase of shares		Cancellation date : (dd/mm/yyyy)	(/ /)		
			EGM approval date: (dd/mm/yyyy)	(/ /)		
					<u>N/A</u>	<u>N/A</u>
			Class of shares redeemed (Note 1)			
7.	Redemption of shares		Redemption date : (dd/mm/yyyy)	(/ /)		
			EGM approval date: (dd/mm/yyyy)	(/ /)		
			(33.11.11.11.11.11.11.11.11.11.11.11.11.1		N/A	N/A
			Class of shares issuable (Note 1)			
8.	Consideration issue	At price : State currency———	Issue and allotment date: (dd/mm/yyyy)	(/ /)		
			EGM approval date: (dd/mm/yyyy)	(/ /)		
			(~		N/A	N/A

	Type of Issue				No. of share issu issu during mor purse ther	es of uer ued g the onth uant	No. of new shares of issuer which may be issued pursuant thereto as at close of the month
		Class of shares					
		issuable (Note 1)					
9.	Capital reorganisation	Issue and allotment date : (dd/mm/yyyy)	(/ /)			
		Low approvar date.	(/ /)			
		(dd/mm/yyyy)			<u>N/</u>	A	N/A
		Class of shares issuable (Note 1)					
10.	Other (Please specify) At price : State currency	Issue and allotment date : (dd/mm/yyyy)	(/ /)			
		EGM approval date: (dd/mm/yyyy)	(/ /)	<u>N/</u>	A	N/A
		Total E. (Or	dinary sh	ares	:) N/A		
		•	erence sh				-
			(Other o				-
To	otal increase / (decrease) in ordinary shares dur	ing the month (i.e. Total o	of A to E)	•	(1)	NIL	
					(2)	N/A	
To	otal increase / (decrease) in preference shares o	during the month (i.e. Tota	al of A to	E):		N/A	
To	otal increase / (decrease) in other classes of sha	ares during the month (i.e	e. Total of	A to	E):	N/A	
	These figures should be the same as the relevar apital").)	nt figures under II above (("Movem	ents	in Issu	ied Sl	hare

We hereby confirm to the best knowledge, information and belief that, in relation to each of the securities issued by the issuer during the month as set out in Part III which has not been previously disclosed in a return published under rule 17.27A, it has been duly authorized by the board of directors of the listed issuer and, insofar as applicable:

(Note 2)

- (i) all money due to the listed issuer in respect of the issue of securities has been received by it;
- (ii) all pre-conditions for listing imposed by the Rules Governing the Listing of Securities on GEM of The Stock Exchange of Hong Kong Limited under "Qualifications of listing" have been fulfilled;
- (iii) all (if any) conditions contained in the formal letter granting listing of and permission to deal in the securities have been fulfilled:
- (iv) all the securities of each class are in all respects identical (Note 3);
- (v) all documents required by the Companies (Winding Up and Miscellaneous Provisions) Ordinance to be filed with the Registrar of Companies have been duly filed and that compliance has been made with other legal requirements;
- (vi) all the definitive documents of title have been delivered/are ready to be delivered/are being prepared and will be delivered in accordance with the terms of issue;
- (vii) completion has taken place of the purchase by the issuer of all property shown in the listing document to have been purchased or agreed to be purchased by it and the purchase consideration for all such property has been duly satisfied; and
- (viii) the trust deed/deed poll relating to the debenture, loan stock, notes or bonds has been completed and executed, and particulars thereof, if so required by law, have been filed with the Registrar of Companies.

Remarks (if any):
N/A
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Submitted by: Hung Kenneth
Title: Executive Director
(Director, Secretary or other duly authorised officer)

Notes:

- 1. State the class of shares (e.g. ordinary, preference or other).
- 2. Items (i) to (viii) are suggested forms of confirmation which may be amended to meet individual cases. Where the issuer has already made the relevant confirmations in a return published under rule 17.27A in relation to the securities issued, no further confirmation is required to be made in this return.
- 3. "Identical" means in this context:
 - the securities are of the same nominal value with the same amount called up or paid up;
 - they are entitled to dividend/interest at the same rate and for the same period, so that at the next ensuing distribution, the dividend/interest payable per unit will amount to exactly the same sum (gross and net); and
 - they carry the same rights as to unrestricted transfer, attendance and voting at meetings and rank pari passu in all other respects.
- 4. If there is insufficient space, please append the prescribed continuation sheet.