

## RECURRENT RELATED PARTY TRANSACTIONS

Pursuant to Chapter 10, Paragraph 10.09(1)(b) of the Listing Requirements of Bursa Malaysia Securities Berhad, the details of the Recurrent Related Party Transactions of a revenue or trading nature of SunCity Group with values exceeding RM1 million, conducted pursuant to the Shareholders' Mandate during the financial period ended 30 June 2006 are as follows:-

Classes of Mandated Related Parties	Nature of Transactions	Purchases RM'000	Sales RM'000
(a) Sunway Holdings Incorporated Berhad (SunInc) Group	- Procurement of construction and related services* and rental of construction machineries.	218,669	-
	- Share registration, secretarial and management services.	2,807	-
	- Insurance products and related services.	5,965	-
	- Rental of office space/premises and properties. <sup>(1)</sup>	-	7,422
	- Provision of hotel and related services.	-	2,030
	- Provision of ticketing and tour related services.	-	2,621
(b) SunCity's subsidiaries - Sunway Pyramid Sdn Bhd and its wholly-owned subsidiary, Sunway Parking Management Sdn Bhd	- Rental of space/area at Sunway Pyramid Shopping Mall for promotional purposes, exhibitions, functions and events as well as rental of car park	5,839	-
(c) Perbadanan Kemajuan Negeri Selangor Group	- Procurement of construction and related services* and building materials.	12,027	-
(d) Adasia (M) Sdn Bhd	- Procurement of advertising and related services.	2,871	-
(e) Sunway Technology Sdn Bhd Group	- Computer products, software support, maintenance and consultancy services for IT software and hardware.	1,352	-
(f) Sunway College Sdn Bhd Group	- Provision of ticketing and tour related services.	-	1,403
	- Rental of premises/properties. <sup>(2)</sup>	-	16,212
(g) Akitek Akiprima Sdn Bhd	- Procurement of architectural related services.	1,611	-
(h) Dekon Sdn Bhd Group	- Procurement of construction and related services*.	177,665	-
	- Procurement of interior decorations, landscaping and related services.	8,114	-

### NOTES:

\* Include inter alia, main building works, piling works, substructure works, infra works, earth works, expenditure of prime cost sum ie. specialist sub-contractor works and supply contracts.

The addresses/locations of the office space/premises and properties are as follows:-

(1) Menara Annex and Menara Sunway, Jalan Lagoon Timur, Bandar Sunway, 46150 Petaling Jaya, Selangor; Jalan PJS 7/16, Bandar Sunway, 46150 Petaling Jaya, Selangor; Lot 656, Jalan Subang 1, Persiaran Subang, Petaling Jaya, Selangor; HS(D) 23567 PT Lot 9315, Mukim Damansara, Jalan PJS 11/26, Bandar Sunway, Petaling Jaya, Selangor and Lot 1157 Off Jalan SS 13/8, Subang Jaya Industrial Estate, 47500 Petaling Jaya, Selangor.

(2) No. 5, Jalan Kolej, Bandar Sunway, 46150 Petaling Jaya, Selangor and Jalan PJS 7/16, Bandar Sunway, 46150 Petaling Jaya, Selangor.

## RECURRENT RELATED PARTY TRANSACTIONS (CONT'D)

Provision of Financial Assistance	Classes of Mandated Related Parties	RM'000
(a) Pooling of funds via a centralized treasury management function or such similar arrangements on a short or medium term basis (ie. for a duration not exceeding 3 years).	<u>SunCity's subsidiaries:</u> - Sunway Damansara Sdn Bhd - Sunway D'Mont Kiara Sdn Bhd - Sunway Pyramid Sdn Bhd and its wholly-owned subsidiary, Sunway Parking Management Sdn Bhd	1,000 3,850 13
(b) Provision of guarantee, indemnity or such other collateral to or in favour of another person which is necessary in order to procure a contract or secure work from the other person to commence and/or complete a contract or work for the SunCity Group.	<u>SunCity's subsidiaries:</u> - Sunway D'Mont Kiara Sdn Bhd - Sunway Pyramid Sdn Bhd and its wholly-owned subsidiary, Sunway Parking Management Sdn Bhd	1,351 500

### Relationship of Related Parties with SunCity Group

#### (a) SunInc Group

Tan Sri Dato' Seri (Dr) Cheah Fook Ling is a Director and Major Shareholder of SunCity Group and SunInc Group. Puan Sri Datin Seri (Dr) Susan Cheah Seok Cheng, the spouse of Tan Sri Dato' Seri (Dr) Cheah Fook Ling, who is a Director of Sunway Lagoon Club Berhad (a 84% owned subsidiary of SunCity) and a shareholder of SunCity, is also a Director of Sunway Management Sdn Bhd (a wholly-owned subsidiary of SunInc) and a shareholder of SunInc. Sarena Cheah Yean Tih, the child of Tan Sri Dato' Seri (Dr) Cheah Fook Ling is a Director of Sunway Lagoon Club Berhad as well as a shareholder of SunCity and SunInc. Evan Cheah Yean Shin, the child of Tan Sri Dato' Seri (Dr) Cheah Fook Ling is an Alternate Director of Sunway Lagoon Club Berhad and a shareholder of SunInc.

#### (b) Sunway Pyramid Sdn Bhd and Sunway Parking Management Sdn Bhd

Government of Singapore Investment Corporation Pte Ltd which is a Major Shareholder of SunCity, is also a Major Shareholder of Sunway Pyramid Sdn Bhd, a 52% owned subsidiary of SunCity. Government of Singapore Investment Corporation Pte Ltd has 48% deemed interests in Sunway Pyramid Sdn Bhd and Sunway Parking Management Sdn Bhd (a wholly-owned subsidiary of Sunway Pyramid Sdn Bhd) by virtue of Section 6A of the Companies Act, 1965.

#### (c) Perbadanan Kemajuan Negeri Selangor Group

Perbadanan Kemajuan Negeri Selangor is a Major Shareholder of SunCity and Sunway Damansara Sdn Bhd, a 60% owned subsidiary of SunCity. Low Siew Moi is a nominee director who represents Perbadanan Kemajuan Negeri Selangor's interest in SunCity.

#### (d) Adasia (M) Sdn Bhd

Tan Sri Dato' Seri (Dr) Cheah Fook Ling who is a Director and Major Shareholder of SunCity Group, has deemed interest in Adasia (M) Sdn Bhd via corporations where he has more than 15% shareholding. Puan Sri Datin Seri (Dr) Susan Cheah Seok Cheng has deemed interest in Adasia (M) Sdn Bhd by virtue of her deemed interest as well as her spouse's and child's deemed interests in Adasia (M) Sdn Bhd. Sarena Cheah Yean Tih is a Director and she has deemed interest in Adasia (M) Sdn Bhd by virtue of her deemed interest as well as her parents' deemed interests in Adasia (M) Sdn Bhd.

## RECURRENT RELATED PARTY TRANSACTIONS (CONT'D)

### (e) Sunway Technology Sdn Bhd Group

Puan Sri Datin Seri (Dr) Susan Cheah Seok Cheng and Sarena Cheah Yean Tih are Directors of Sunway Technology Sdn Bhd Group. Tan Sri Dato' Seri (Dr) Cheah Fook Ling who is a Director and Major Shareholder of SunCity Group, has deemed interest in Sunway Technology Sdn Bhd via corporations where he has more than 15% shareholding. Puan Sri Datin Seri (Dr) Susan Cheah Seok Cheng has deemed interest in Sunway Technology Sdn Bhd by virtue of her deemed interest as well as her spouse's and child's deemed interests in Sunway Technology Sdn Bhd. Sarena Cheah Yean Tih has deemed interest in Sunway Technology Sdn Bhd by virtue of her deemed interest as well as her parents' deemed interests in Sunway Technology Sdn Bhd.

### (f) Sunway College Sdn Bhd Group

Tan Sri Dato' Seri (Dr) Cheah Fook Ling and Datuk Razman M Hashim are Directors of SunCity Group and Sunway College Sdn Bhd Group. Tan Sri Dato' Seri (Dr) Cheah Fook Ling and Datuk Razman M Hashim are shareholders of SunCity and they have deemed interests in Sunway College Sdn Bhd via Sunway Education Trust. Puan Sri Datin Seri (Dr) Susan Cheah Seok Cheng is a Director of Sunway College Sdn Bhd Group and she has deemed interest in Sunway College Sdn Bhd by virtue of her spouse's deemed interest in Sunway College Sdn Bhd. Sarena Cheah Yean Tih is a Director of Sunway College Sdn Bhd Group and she has deemed interest in Sunway College Sdn Bhd by virtue of her parent's deemed interest in Sunway College Sdn Bhd.

### (g) Akitek Akiprima Sdn Bhd

Cheah Teik Jin, the brother of Puan Sri Datin Seri (Dr) Susan Cheah Seok Cheng is a Director and Major Shareholder of Akitek Akiprima Sdn Bhd.

### (h) Dekon Sdn Bhd Group

Datuk Razman M Hashim who is a Director and shareholder of SunCity, has deemed interest in Dekon Sdn Bhd via a corporation where he has more than 15% shareholding.

### (i) Sunway Damansara Sdn Bhd and Sunway D'Mont Kiara Sdn Bhd

Perbadanan Kemajuan Negeri Selangor, a Major Shareholder of SunCity is also a Major Shareholder with 40% direct interest in Sunway Damansara Sdn Bhd and 30% deemed interest in Sunway D'Mont Kiara Sdn Bhd by virtue of Section 6A of the Companies Act, 1965. SunCity has 60% direct interest in Sunway Damansara Sdn Bhd and 70% deemed interest in Sunway D'Mont Kiara Sdn Bhd by virtue of Section 6A of the Companies Act, 1965.