Company Number: 13799931

24 November 2026

Dear shareholder,

Annual General Meeting

You are receiving this letter because you have been issued shares in Parking Investor Holding Company Limited (**Company**). I am pleased to enclose the notice of the 2026 annual general meeting (**AGM** or the **Meeting**) of the Company, which will be held electronically at 1:00pm (GMT) on Wednesday, 16 December 2026. Participation in the Meeting will be via an electronic facility which gives you the opportunity to participate using your smartphone, tablet or computer. You will be able to view a live webcast of the Meeting and ask the Board questions. You will also be able to vote during the Meeting electronically.

Accessing the Meeting and voting arrangements – action to be taken

To access the meeting, please visit meetnow.global/PIHCAGM2026. To facilitate entry to the electronic meeting, shareholders are requested to use their Shareholder Reference Number (**SRN**) and PIN to log in to the meeting on their electronic device (whether by smart phone, tablet or PC). The SRN and PIN can be found on the proxy form or, for shareholders who have opted for electronic communications, in the email from Computershare. Persons who are not shareholders of the Company (or their appointed proxy or corporate representative) will not be able to attend the AGM unless prior arrangements have been made with the Company.

Where a member is appointing a third party as their proxy to attend the meeting on their behalf, or where a corporate member is appointing someone as their representative, the appointee's contact email address and, in the case of an individual representing a corporate member, a copy of the Letter of Representation, must be provided to Computershare by emailing corporate-representatives@computershare.co.uk to enable the provision of access credentials. To be valid, proxy appointments and Letters of Representation must be lodged with Computershare Investor Services PLC electronically no later than 1:00pm on Monday, 14 December 2026. Access credentials will then be emailed to the appointee one working day prior to the meeting.

For more details on your right to appoint a proxy and how to do so, please refer to the Notes to the enclosed AGM Notice. If you have any questions about the proxy form or the procedures to follow, please telephone the Computershare Investor Services PLC helpline on 0370 702 0000 or +44 (0)370 702 0000 if calling internationally, write to Computershare Investor Services PLC, The Pavilions, Bridgwater Road, Bristol BS99 6ZY or email WebCorres@computershare.co.uk. Lines are open 8.30am to 5.30pm GMT Monday to Friday (excluding bank holidays).

Poll voting

As in previous years, all votes on the Resolutions at the AGM will be taken by way of a poll to ensure that shareholders who have appointed proxies have their votes fully taken into account. On a vote by a poll, every ordinary shareholder has one vote for every ordinary share held.

Questions at the Meeting

Any shareholder attending the meeting has the right to ask questions. We will be offering shareholders the opportunity to submit questions in advance of the meeting by emailing info@pihcl.co.uk. Questions may also be posed during the meeting. Once a shareholder has accessed the online meeting platform, they will need to select the Q&A icon to type their message into the box at the bottom of the screen. The question will be submitted once the shareholder presses the "send" button. If multiple questions on the same topic are received in advance, we may choose to provide a single answer to address shareholder queries on the same topic.

Resolutions to be proposed at the Meeting

The notice of AGM, which follows this letter, sets out the resolutions that shareholders are being asked to consider and vote on at the AGM (**Resolutions**). These are:

1 **Resolutions 1 and 2 – To re-appoint Andrew Wilson and Chris Parkinson as directors of the Company**

Under the Company's articles of association (**Articles**), at each annual general meeting any director who has not been appointed or re-appointed at one of the preceding two annual general meetings must retire from office and may offer themselves for re-appointment by the shareholders. Andrew Wilson and Chris Parkinson, who were last re-appointed at the annual general meeting held on 18 April 2023, will therefore be seeking re-appointment as directors of the Company at the AGM and this will be proposed as Resolutions 1 and 2.

Andrew Wilson was appointed as a director by the administrators following approval of the content of the Park First CVAs by the investors. Andrew's sole objective since the establishment of the Company has been to help put the Company in a position to be able to pay dividends to its shareholders (the Lifetime Lease investors) as soon as possible, based on the income and profits arising from the re-opening of the car parks. As an investor in the project himself, you can be sure that his interests align with yours, the shareholders.

Chris Parkinson has served as a director of the Company since its formation in 2021. A qualified chartered accountant, he brings extensive financial expertise and an in-depth understanding of the Company's history, structure and operations. His knowledge encompasses the background to the administration, the circumstances before and after that process, and the Company's subsequent full restructuring. This breadth of understanding provides valuable continuity and context for the board's deliberations and decision making.

Chris oversees the Company’s financial affairs and undertakes a substantial role across finance, legal and corporate administration matters. His responsibilities include the preparation of financial management information and annual financial statements, coordination of audits, management of banking arrangements, and statutory reporting and filings involving Companies House and HMRC. He also contributes extensively to the preparation and coordination of the AGM, including the supporting financial information and documentation.

Through his detailed knowledge of the business and involvement in its financial and administrative activities, Chris supports the Board in maintaining effective financial oversight, meeting the Company’s statutory obligations and addressing matters arising from its restructuring.

Chris is also a director of P1 Airport Parking Limited, a service provider to the Company. He recognises the potential conflicts of interest arising from this appointment and declares them where relevant, while remaining committed to fulfilling his wider responsibilities as a director of the Company.

The board unanimously recommends the re-appointment of both Andrew Wilson and Chris Parkinson.

2 **Resolution 3 – To appoint Lopian Gross Barnett & Co. as auditor of the Company**

The directors are recommending the appointment of a new auditor, Lopian Gross Barnett & Co (**Auditor**), in respect of the financial year ending 29 December 2026. This will be proposed to the AGM as Resolution 3.

Statutory Financial Statements

The Board had intended to include a resolution to be passed by the shareholders to formally receive the audited financial statements of the Company for the period ended 29 December 2025. Unfortunately, the audit of the statutory financial statements is still ongoing due to the unforeseen delays caused by the appointment of a new firm of external accountants and statutory auditor. The Board has received the draft financial statements for the period ended 29 December 2025 that show profit before tax of £1,107,974 compared with £779,153 in the previous year. The Board will circulate to the shareholders copies of the audited financial statements and/or by making them available via the Company's website as soon as the audit is completed and the statements have been signed and approved by the Board, together with the audit report, and before the filing deadline of 29 December 2026.

Recommendation

The directors of the Company consider that all the proposals to be considered at the Meeting are in the best interests of the Company and its shareholders as a whole. The directors unanimously recommend that you vote in favour of all the proposed resolutions as they intend to do in respect of their own beneficial holdings.

Yours faithfully,

Emma Richley

Chair

Date: 24 November 2026

Company Number: 13799931

Parking Investor Holding Company Limited

Notice of Annual General Meeting

Notice is hereby given that the Annual General Meeting (**Meeting**) of Parking Investor Holding Company Limited (**Company**) will be held electronically in accordance with the information provided in the letter from the Chair on page 1 on Wednesday, 16 December 2026 at 1:00pm (GMT).

You will be asked to consider and vote on the resolutions below, all of which will be proposed as ordinary resolutions:

1 To re-appoint Andrew Wilson as a director of the Company.

2 To re-appoint Chris Parkinson as a director of the Company.

3 To appoint Lopian Gross Barnett & Co. as the Company's auditor to hold office from the conclusion of this meeting until the conclusion of the next annual general meeting at which accounts are laid before the Company.

By order of the Board

Emma Richley

Director

Registered office address: Lopian Gross Barnett Riverside, 1st Floor Cloister House, New Bailey Street, Salford, England, M3 5FS

Company number: 13799931

Date: 24 November 2026

Notes to the Notice of Annual General Meeting

1 Attending the Meeting

You are invited to join and participate in the meeting electronically by accessing Computershare's AGM platform. Full details of how to participate are set out in the Chair's Letter on page 1 of this document.

2 Appointment of proxies

2.1 A shareholder is entitled to appoint one or more proxies to exercise all or any of your rights to attend, speak and vote at the meeting and, unless you are a shareholder who has opted to receive electronic communications, you should have received a proxy form with this notice of meeting. You may appoint more than one proxy provided each proxy is appointed to exercise the rights attached to a different share or shares held by that shareholder. A proxy does not need to be a shareholder of the Company but must attend the meeting to represent you. You can only appoint a proxy using the procedures set out in these notes and the notes to the proxy form.

2.2 If you wish your proxy to speak on your behalf at the meeting you will need to appoint your own choice of proxy (not the chairman) and give your instructions directly to them. If you do not give your proxy an indication of how to vote on any resolution, your proxy will vote or abstain from voting at his or her discretion. Your proxy will vote (or abstain from voting) as he or she thinks fit in relation to any other matter which is put before the Meeting. A vote withheld is not a vote in law, which means that the vote will not be counted in the calculation of votes for or against the resolution.

2.3 The notes to the proxy form explain how to direct your proxy to vote on each resolution. To be effective, the instrument appointing a proxy and any authority under which it is executed (or a notarially certified copy of such authority) must be completed, signed and sent: (i) by post or (during normal business hours only) by hand to the offices of Computershare Investor Services PLC, The Pavilions, Bridgwater Road, Bristol BS99 6ZY; or (ii) cast via the online Investor Centre, as explained in the proxy form (or, in the case of shareholders who have opted for electronic communications, in the email from Computershare), in each case so as to arrive or be received **not later than 1:00pm (GMT) on Monday, 14 December 2026**. In the case of a shareholder which is a company, the proxy form must be executed under its common seal or signed on its behalf by an officer of the company or an attorney for the company.

2.4 Note that only one proxy can be appointed using the online Investor Centre. Should you wish to appoint any additional proxies, you will need to complete a proxy form and return this as set out in 2.3 above.

2.5 Please contact Computershare Investor Services PLC by email to corporate-representatives@computershare.co.uk or alternatively call 0370 702 0000 or +44 (0)370 702 0000 if calling internationally providing details of your proxy appointment including their email address so that unique credentials can be issued to allow the proxy to access the electronic meeting. Access credentials will be emailed to the appointee one working day prior to the meeting. Lines are open 8.30am to 5.30pm Monday to Friday (excluding bank holidays).

2.6 In the case of joint holders, where more than one of the joint holders completes a proxy appointment, only the appointment submitted by the most senior holder will be accepted. Seniority is determined by the order in which the names of the joint holders appear in the Company's register of members in respect of the joint holding (the first-named being the most senior).

3 Corporate representatives

A corporation which is a shareholder can appoint one or more corporate representatives who may exercise, on its behalf, all its powers as a shareholder provided that they do not do so in relation to the same shares. Please contact Computershare Investor Services PLC by emailing corporate-representatives@computershare.co.uk providing details of your appointment including their email address, confirmation of the meeting they wish to attend and a copy of the Letter of Representation, so that unique credentials can be issued to allow the corporate representative to access the electronic meeting. Access credentials will be emailed to the appointee one working day prior to the meeting. If documentation supporting the appointment of the corporate representative is supplied later than the deadline for appointment of a proxy set out in note 2.3, issuance of unique credentials to access the meeting will be issued on a best endeavours basis.

4 Changing proxy instructions

4.1 Shareholders may change proxy instructions by submitting a new proxy appointment using the methods set out above. Note that the cut-off time for receipt of proxy appointments also apply in relation to amended instructions; any amended proxy appointment received after the relevant cut-off time will be disregarded. Please contact Computershare using the contact details set out in note 7.2 below if you would like to change the instructions.

4.2 If you submit more than one valid proxy appointment, the appointment received last before the latest time for the receipt of proxies will take precedence.

5 Termination of proxy appointment

5.1 A shareholder may change a proxy instruction but to do so you will need to inform the Company in writing by sending a signed hard-copy notice clearly stating your intention to revoke your proxy appointment to the Company. In the case of a shareholder which is a company, the revocation notice must be executed under its common seal or signed on its behalf by an officer of the company or an attorney for the company. Any power of attorney or any other authority under which the revocation notice is signed (or a duly certified copy of such power or authority) must be included with the revocation notice. The revocation notice must be received by the Company no later than 1:00pm (GMT) on Monday, 14 December 2026. If you attempt to revoke your proxy appointment but the revocation is received after the time specified, your original proxy appointment will remain valid unless you attend the meeting and vote in person.

5.2 Appointment of a proxy does not preclude you from attending the meeting and voting electronically. If you have appointed a proxy and attend the Meeting electronically, your proxy appointment will automatically be terminated.

6 Communication

You may not use any electronic address provided either in this notice of annual general meeting or any related documents (including the proxy form), to communicate with the Company for any purposes other than those expressly stated.

7 Voting

7.1 Voting on all resolutions will be conducted via the electronic meeting platform. Voting will be on a poll and every shareholder present direct or by proxy will have one vote per share held.

7.2 If you have any questions about the proxy form or the procedures to follow, please telephone the Computershare Investor Services PLC helpline on 0370 702 0000 or +44 (0)370 702 0000 if calling internationally, write to Computershare Investor Services PLC, The Pavilions, Bridgwater Road, Bristol BS99 6ZY or email WebCorres@computershare.co.uk. Lines are open 8.30am to 5.30pm GMT Monday to Friday (excluding bank holidays).