

# Appendix 3Y

## Change of Director's Interest Notice

*Information or documents not available now must be given to ASX as soon as available. Information and documents given to ASX become ASX's property and may be made public.*

Introduced 30/09/01 Amended 01/01/11

<b>Name of entity</b>	<b>Hotel Property Investments Limited</b>
<b>ABN</b>	<b>25 010 330 515</b>

We (the entity) give ASX the following information under listing rule 3.19A.2 and as agent for the director for the purposes of section 205G of the Corporations Act.

<b>Name of Director</b>	<b>Donald Mark Smith</b>
<b>Date of last notice</b>	<b>26 August 2022</b>

### Part 1 - Change of director's relevant interests in securities

*In the case of a trust, this includes interests in the trust made available by the responsible entity of the trust*

Note: In the case of a company, interests which come within paragraph (i) of the definition of "notifiable interest of a director" should be disclosed in this part.

<b>Direct or indirect interest</b>	<b>Direct / Indirect</b>
<b>Nature of indirect interest (including registered holder)</b> <small>Note: Provide details of the circumstances giving rise to the relevant interest.</small>	Holder a: The securities are held indirectly in the name of <b>Donald Smith &amp; Traacey Lee Bremner as Trustees for the Smith Bremner Superannuation Fund</b> of which the director has a substantial interest.  Holder b: Donald Mark Smith
<b>Date of change</b>	Not Applicable
<b>No. of securities held prior to change</b>	Holder a: 30,617 Holder b: 25,934  Total: 56,551
<b>Class</b>	Stapled Securities
<b>Number acquired</b>	Not Applicable
<b>Number disposed</b>	Not Applicable

+ See chapter 19 for defined terms.

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<b>Value/Consideration</b> Note: If consideration is non-cash, provide details and estimated valuation	Not Applicable
<b>No. of securities held after change</b>	Holder a: 30,617 Holder b: 25,934  Total: 56,551
<b>Nature of change</b> Example: on-market trade, off-market trade, exercise of options, issue of securities under dividend reinvestment plan, participation in buy-back	Not Applicable

### Part 2 – Change of director's interests in contracts

Note: In the case of a company, interests which come within paragraph (ii) of the definition of "notifiable interest of a director" should be disclosed in this part.

<b>Detail of contract</b>	HPI Long Term Incentive Plan for Mr Donald Mark Smith under his Executive Service Agreements
<b>Nature of interest</b>	The LTIP is a long term incentive plan for senior executives. LTIP Rights are granted to Mr Donald Mark Smith pursuant to the Terms and Conditions of the LTIP.  The LTIP Rights will vest if, and to the extent that the three-year service and performance conditions are achieved. Any Rights that do vest will be acquired by HPI on-market and no new securities will be issued. Rights which do not vest will automatically lapse.
<b>Name of registered holder (if issued securities)</b>	Not applicable
<b>Date of change</b>	17 November 2022
<b>No. and class of securities to which interest related prior to change</b> Note: Details are only required for a contract in relation to which the interest has changed	121,255 LTIP performance rights, consisting of: <ul style="list-style-type: none"> <li>• 56,840 (FY22 LTIP – granted 17 November 2021)</li> <li>• 64,415 (FY21 LTIP – granted on 22 October 2020)</li> </ul>
<b>Interest acquired</b>	60,740 (FY23 LTIP – granted 17 November 2022)
<b>Interest disposed</b>	Not Applicable
<b>Value/Consideration</b> Note: If consideration is non-cash, provide details and an estimated valuation	Not Applicable

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<b>Interest after change</b>	181,995 LTIP performance rights, consisting of: <ul style="list-style-type: none"><li>• 60,740 (FY23 LTIP – granted 17 November 2022)</li><li>• 56,840 (FY22 LTIP – granted 17 November 2021)</li><li>• 64,415 (FY21 LTIP – granted on 22 October 2020)</li></ul>
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**Part 3 – +Closed period**

<b>Were the interests in the securities or contracts detailed above traded during a +closed period where prior written clearance was required?</b>	Not Applicable
<b>If so, was prior written clearance provided to allow the trade to proceed during this period?</b>	Not Applicable
<b>If prior written clearance was provided, on what date was this provided?</b>	Not Applicable

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