
NOTICE & ACCESS NOTIFICATION TO SHAREHOLDERS

for Melcor Developments Ltd. AGM

You are receiving this notification because Melcor Developments Ltd. (Melcor) has opted to use the notice and access model for delivery of meeting materials to its shareholders. Under notice and access, shareholders receive a form of proxy enabling them to vote at Melcor's annual meeting (the Meeting). However, instead of a paper copy of the Management Information Circular (the Circular), shareholders receive this notice, which supplies instructions for accessing Meeting Materials electronically.

This will help reduce paper use and also reduce the cost of printing and mailing materials to shareholders.

MEETING DATE AND LOCATION

June 24, 2025 | 11:00 AM MT

Virtual Meeting Link :

<https://web.lumiagm.com/273671855>

Meeting ID: 273671855

Password: melcordev25

SHAREHOLDERS WILL BE ASKED TO CONSIDER & VOTE ON THE FOLLOWING MATTERS

ELECT DIRECTORS: Shareholders will be asked to fix the number of directors to be elected at the Meeting at 8 and elect directors for the next year. Information respecting the election of directors may be found starting on page 9 of the Circular.

APPOINT AUDITORS: Shareholders will be asked to appoint PricewaterhouseCoopers LLP as Melcor's auditors at remuneration to be fixed by the directors. Information respecting the appointment of PricewaterhouseCoopers LLP may be found under the heading "Appoint Auditors" on page 7 of the Circular.

OTHER BUSINESS: Shareholders may be asked to consider other items of business that may be properly brought before the Meeting.

SHAREHOLDERS ARE REMINDED TO REVIEW THE MEETING MATERIALS PRIOR TO VOTING

WHERE TO FIND MEETING MATERIALS

The Meeting Materials can be viewed online at www.sedarplus.ca or at <https://www.melcor.ca/2025AGM>.

PAPER COPIES OF MEETING MATERIALS

Shareholders may request paper copies of the meeting materials be sent to them by postal delivery at no cost. Requests for meeting material may be made up to one year from the date the Circular was filed on SEDAR by:

Phone: 1-855-673-6931 (toll free)

Email: ir@melcor.ca

Requests should be received by June 10, 2025 in order to receive the Meeting Materials and return the proxy by June 20, 2025.

VOTING

Registered shareholders: please return your proxy via one of the following by June 20, 2025 at 11:00 AM MT.

Voting in advance is required for this meeting.

Internet: <https://vote.odysseytrust.com>

Mail: Odyssey Trust Company
Trader's Bank Building
702 67 Yonge Street
Toronto, ON M5E 1J8

Beneficial unitholders: please return your proxy via one of the methods described on your form of proxy by the deadline noted.

Shareholders with questions about notice and access can contact Melcor at ir@melcor.ca or 1-855-673-6931 x 4795