



The Region IV-A
Calabarzon
Regional
Government
Center

Location:

Barangay Mapagong,
Calamba City, Laguna,
Philippines

The
Meaning of
True
Development



On-Going Projects in the Philippines

AlloyMtd Group of Malaysia presently has a project presently being implemented by MTD Philippines, Inc. through a Public Private Partnership with the City of Calamba. – the Calabarzon Regional Government Center, located in Brgy. Mapagong, Calamba City, Province of Laguna, Philippines. It is situated in the midst of a 3 hectare area to be developed by Greenfields Dev't. Corp. as a "Complete City", dubbed as the Equus Hub.

The Joint Venture Agreement (JVA) was signed last Dec. 21, 2012 witnessed by AlloyMtd Group of Malaysia officials. Executive Order No. 246 designated Calamba City as Regional Center of Region IV-A.

Total Construction of the entire facility is estimated at Php 2.545 Billion (RM 189.9 Million or US\$ 60.59 Million). Phase 1, which includes the site development works, Building 1 and the Podium, was handed over to MTD Philippines and Calamba City on September 1, 2014. Turnkey contract for Phase 1 amounted to Php 815.76 Million (RM 60.8 Million or US\$ 19.4 Million).

To date, 80% of the locators have reserved their respective office spaces for Building 1 while 82% has also been reserved for the PODIUM. The Department of the Interior and Local Government Region 4-A is scheduled to transfer by October 2014. Other agencies confirmed to soon transfer are NEDA 4-A, DTI 4-A, BFAR, DepEd 4-A. Other agencies that submitted their Letters of Intent are HLURB 4-A, Pag-Ibig Fund, DOLE 4-A and LBP.

The City of Calamba is set to amend the JVA soon to include additional options for government agencies for a lease-to-own and outright purchase scheme, as requested by the locators and to allow at least 20% of the facility for private concessionaires and BPOs.

Ground breaking Ceremonies for Building 2 under Phase 2 is expected to be simultaneously held during its scheduled inauguration on November 6 pending availability of His Excellency, President Benigno S. Aquino III as the Guest of Honor and Speaker.

ESTABLISHING ONE-STOP-SHOP GOVERNMENT CENTERS IN THE PHILIPPINES

Patterned after Putrajaya, the federal administrative center of Malaysia, AlloyMtd is committed to replicate one-stop-shop government centers all over the Philippines.



Phase 1 (Bldg. 1 and the PODIUM) is tentatively scheduled to be inaugurated on November 6, 2014 with Philippine President Noyoy Aquino, national and local officials, and AlloyMtd Group of Malaysia officials.

DESIGN CONCEPTS

1. THE NUEVA ECIJA GOVERNMENT CENTER AND CENTRAL BUSINESS HUB.

This Center is envisioned to become the "PEOPLE PLACE" not only for the City of Palayan in Nueva Ecija but for the entire Region 3. A landscaped public square was designed fronting the RGC and other buildings of contemporary design with arcade and covered walkways connecting all the various uses. The Courtyard will have the flexibility of being utilized as a multi-use central public plaza.

2. THE OCTAGON.

The Christian Bible indicates that after the great flood that washed the earth clean, only 8 people were saved in the ark. Last Nov. 8, 2013, Region VIII, including Leyte, was devastated by a great flood. The conceptualization of the Regional Government Center (RGC) for Eastern Visayas, where the seat of the Provincial Government will rise, was based on this premise. The OCTAGON to be constructed in Palo, Leyte will symbolize their resilience to inspire a new beginning for its people. Thus, this facility, consisting of 8 octagonal buildings forming an 8-sided complex, will surely rekindle their hope for a brighter future.



REGION 8 – THE OCTAGON PALO, LEYTE

Other Joint Venture projects similar to the Calabarzon RGC are being pursued by MTD. This time, MTD is currently negotiating with the Province of Leyte for its RGC, dubbed as "THE OCTAGON", to be located in Palo, Leyte.

For this project, MTD will incorporate a new company/ subsidiary, AlloyMtd Leyte or "ALleyi", which will develop the property involving 70,000 sqm of property that will also have buildings for Government Offices with retail and commercial space, BPOs, and a Business Hotel.

In addition to this, the Capitol Building will be located in the said area together with a Hospital and an Evacuation Center that can house residents within the area. The Province of Leyte is considering allocating P1.5 Billion (RM 200 Million) for its Capitol Building.

AlloyMtd Targets Php 10 Billion worth of Completed Government Centers in the Philippines

AlloyMtd Group of Malaysia through its local unit MTD Philippines, Inc. and in partnership with local government units, expects to complete about five regional centers worth Php 10 billion (RM 749 Million) worth before June 2016. On-going talks are also being pursued to construct Provincial Capitols. **Engr. Isaac S. David**, MTD Philippines, Inc. President, is hopeful that with the success of the Calabarzon Regional Government Center (RGC), this will be used as the template for the implementation of more RGC projects in other Regions of the country.

"The proposal for an integrated government center for all regional offices is a response to the national government's efforts to provide convenience to the public and empower regional constituencies by decentralizing government's powers and functions," Engr. David explained. He added that even as early as 1977, then President Marcos issued Letter of Instructions (LOI) No. 631 creating a Committee on Regional Government Center and already identified the 12 regional centers throughout the country.

OTHER RGCs TO BE PURSUED BY MTD

MTD will incorporate a new company/subsidiary, dubbed as "AlloyMtd Creative or "AICrea" for the project "NUEVA ECIJA GOVERNMENT CENTER and CENTRAL BUSINESS HUB" to be located in Palayan, Nueva Ecija.

Envisioned to become the "people place" for the City of Palayan, this is another Joint Venture project with Creative Pacific (75:25 in favor of MTD), and the Province of Nueva Ecija. MTD will be submitting an unsolicited proposal to develop a 34,000 sqm property owned by the Province of Nueva Ecija by leasing it from the provincial government for 50 years, extendable for another 25 years. We will construct buildings for Government Offices with retail and commercial space, two (2) BPOs, including a Business Hotel with 75 rooms surrounding a 2,500 sqm public square or Public Plaza.



REGION 3 – THE NUEVA ECIJA GOVERNMENT CENTER AND CENTRAL BUSINESS HUB PALAYAN CITY, NUEVA ECIJA

DESIGN CONCEPTS

3. THE CAMSUR GOVT CENTER AND CENTRAL BUSINESS HUB

The layout of the building forms the Roman numeral "V" for Region 5 and has 6 main structures representing each Province of the Region. A pili nut shaped Performing Arts Multi-Purpose Theater, representing the province of Camarines Sur will be the nucleus of the mixed-use complex... "A new people place providing a fresh vibrant image of the Region."

4. THE BANGSAMORO GOVERNMENT CENTER AND CENTRAL BUSINESS HUB

The "Rub el Hizb" is a Muslim symbol initially used as a system of facilitating the recitation of the Quran. The layout of the mixed-use complex is patterned after this symbol and is envisioned to remind the leaders of the new Autonomous Government of Bangsamoro to adhere to the Laws and Principles of the Quran. The symmetrical and balanced forms of the structures emphasize the Equality of Law and symbolically represent Justice for all. The design concept is meant to inspire the people of Bangsamoro to preserve and take even more pride in their culture and promote political diversity.

OTHER REGIONAL GOVERNMENT CENTERS (RGCs) TO BE PURSUED BY MTD



REGION 5 – THE CAMARINES SUR GOVERNMENT CENTER AND CENTRAL BUSINESS HUB
PROVINCE OF CAMARINES SUR

The Province of Camarines Sur is also keen on entering into a Joint Venture Agreement with MTD Philippines, Inc. for this project, dubbed as "Region V – The Pili Complex", is estimated to cost some P 3.7 Billion (RM 277 Million or US\$ 83 Million).

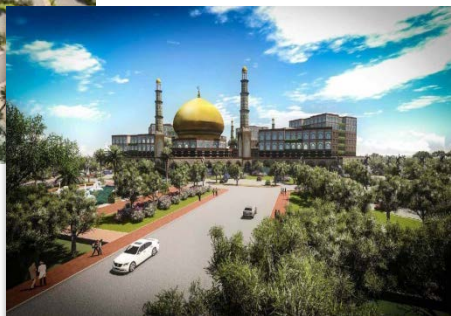
The design of the project, which will cover approximately 93,000 sqm. of floor area, is currently under negotiation. There is still no confirmation yet on the transaction structure but initial studies are being undertaken to provide for buildings for government offices, a hospital, a University, BPOs, a Multi-Use Theater including a Business Hotel and Condotel and areas for retail, commercial and community services.

Based on the initial talks made with the local officials, MTD will lease and develop 30,000 sqm of government property owned by the Province and will construct a Provincial Capitol with 9,700 sqm of floor area and a 3-storey Mosque with Dome.



AUTONOMOUS REGION OF BANGSAMORO - MAGUINDANAO GOVERNMENT CENTER AND CENTRAL BUSINESS HUB
PROVINCE OF MAGUINDANAO

MTD plans to lease and develop a 30,000 sqm government property for the Maguindanao or Bangsamoro Government Center and Central Business Hub through a lease-to-own concept of a Joint-Venture Agreement.



This will include the construction of a Provincial Capitol for Maguindanao and a 3-storey Mosque with Dome, estimated to cost about Php 1 Billion (RM 74 Million or US\$ 22 Million).

5. PLAZA DEL PUEBLO DE VIGAN

This Facility complements the historical Spanish Colonial architectural style prevalent in the City of Vigan, Province of Ilocos Sur. The proposed buildings surrounding the plaza will have the character of the 19th and 20th century Spanish Eclectic architecture in which the buildings incorporate a mixture of elements from previous historical styles to create something new and original.



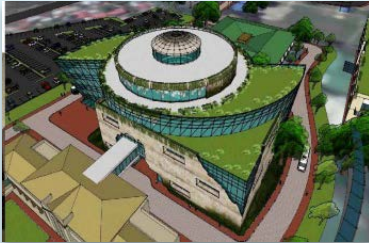
REGION 1 - PLAZA DEL PUEBLO DE VIGAN
CITY OF VIGAN, ILOCOS SUR

The Province of Ilocos Sur initiated talks with MTD to build the Plaza del Pueblo de Vigan through a Public Private Partnership Joint Venture Agreement. This is still a proposal from the local government for a mixed use Satellite Government Center for Ilocos Sur as an integral part of the proposed Sports/Trade Exhibition and Convention Center, including a business hotel and BPOs to be constructed in a one hectare property although the exact location of the project is still to be determined.

DESIGN CONCEPTS

6. THE BUNKER AT THE CAPITOL

The focal point of this 10-hectare park-like pedestrian oriented Bataan Provincial Capitol compound will be designed to pay tribute to the WWII fallen defenders of Bataan who sacrificed their lives for their beloved country. The landmark structure, symbolic of the remnants of the war, will replicate the ruins of a defensive military fortification that has been refurbished and transformed to depict the re-birth and rise of a once-fallen city.



MTD Philippines, Inc. is also keen on pursuing not just Regional Government Centers but also Provincial Capitols similar to the proposed by the Province of Bataan, dubbed as “The Bunker at the Capitol”, which will also be through a Joint Venture Agreement.

Other Provinces throughout the Philippines are also in need of developers for the rehabilitation and/or construction of their respective new Provincial Capitols. There are 79 provinces in the Philippines. The Provincial Governments will be the ones to lease the entire facility from MTD and they will, in turn, be the ones to lease it out to their prospective locators.

In fact MTD Philippines, Inc. has been invited to make a presentation during the Board Meeting of both the League of Provinces of the Philippines (LPP) and the Union of Local Authorities of the Philippines (ULAP), which is an umbrella organization of all leagues of local government units throughout the country.

PROVINCIAL CAPITOLS AND CENTRAL BUSINESS HUBS



REGION 3 (CENTRAL LUZON) - THE BUNKER AT THE CAPITOL
CITY OF BALANGA, PROVINCE OF BATAAN

OTHER PUBLIC PRIVATE PARTNERSHIP PROJECTS

Two (2) other Public Private Partnership or PPP projects are presently being pursued by MTD Philippines, Inc., namely:

- 1 Laguna Lakeshore Expressway Dike Project** with the Department of Public Works and Highways (DPWH) through a bidding concession, involving a total project cost of Php 123 Billion (RM 9 Billion or US\$ 2.74 Billion). The Consortium members for this project will be MTD Capital, Villar Group (Philippines) and Hansin (Korea).
- 2 Bulacan Bulk Water Supply Project** with the Metro Water Sewerage System or MWSS also through a bidding concession. Total Project Cost for this project will entail Php 25 Billion (RM 1.85 Billion or US\$ 555 Million). The Consortium Members for this project are MTD Capital, Prime Water of the Villar Group (Philippines) and BiWater (England).

ROAD PROJECTS

MTD Philippines, Inc., will also be submitting its proposal for two (2) big road projects in the country, namely:

- 1 Long-Term Bohol Road Maintenance Project** with the Province of Bohol through a Joint Venture agreement. Total project cost is estimated at Php 1.5 Billion (RM 110 Million or US\$ 33 Million). This will involve construction and maintenance of 100 kms. Of Provincial road for the next 10-15 years. The feasibility study of the concept is currently being prepared and a Letter of Intent (LOI) has been submitted by MTD to Bohol Province.
- 2 Long Term Agusan del Sur Road Maintenance Project** with the Province of Agusan del Sur. Total Project cost is still to be computed after completion of the feasibility study being prepared. This will involve construction and maintenance of the provincial road for the next 15-20 years.