

TERRAZAS DE PUNTA FUEGO VILLAGE HOMEOWNERS' ASSOCIATION, INC.
Terrazas de Punta Fuego Village,
Barangay Natipuan, Nasugbu, Batangas

Acts of the Board of Directors from May 2025 to May 2026

1. Special Organizational Meeting Held on 05 June 2025

A. ORGANIZATIONAL MATTERS

1.1. Chairman Cabrera opened the floor for nominations of the officers of TPFVHAL.

1.1.1. For Chairperson, Dir. Meily-Santos nominated Chairman Cabrera which was duly seconded by Dir. Duminy.

1.1.2. For Vice Chairperson, Dir. Meily-Santos nominated Atty. Del Castillo which was duly seconded by Dir. Duminy.

1.1.3. For President, Dir. Meily-Santos nominated Dir. King-Dejardin which was duly seconded by Dir. Duminy.

1.1.4. For Vice President, Dir. Duminy nominated Dir. Malabanan which was duly seconded by Dir. King-Dejardin.

1.1.5. For Treasurer, Chairman Cabrera nominated Mr. Manny Malabanan which was duly seconded by Dir. King-Dejardin

1.1.6. For Corporate Secretary, Dir. Duminy nominated Atty. Santos which was duly seconded by Dir. King-Dejardin.

1.2. Chairman Cabrera opened the floor for nominations of the heads of the various Terrazas Committees.

1.2.1 For Security Committee chair, Dir. Meily-Santos nominated Dir. Malabanan which was duly seconded by Dir. King-Dejardin.

1.2.2 For Finance Committee chair, Dir. Duminy nominated Chairman Cabrera which was duly seconded by Dir. King-Dejardin.

1.2.3 For Legal Committee chair, Dir. Meily-Santos nominated Atty. Del Castillo which was duly seconded by Dir. Duminy.

1.2.4 For Community Development Committee chair, Dir. Meily-Santos nominated Dir. Duminy which was duly seconded by Dir. King-Dejardin.

1.2.5 For Architectural Committee chair, Dir. King-Dejardin nominated Dir. Lopez which was duly seconded by Dir. Meily-Santos.

1.2.6 For Infrastructure and Maintenance Committee Chair, Dir. Dejardin nominated Dir. Berdin which was duly seconded by Dir. Duminy.

1.2.7 For Human Resources Committee Chair, Dir. Meily-Santos nominated Dir. King-Dejardin, which was duly seconded by Dir. Duminy.

1.3. After the nomination and elections of officers and committee chairs, Dir. King-Dejardin, as the newly elected president, asked the committee chairs to know their areas and to talk to their PMO counterparts for the committees. She said that it would be helpful for each

committee chair to set up a viber group chat with the members, and requested that the president be added as a member of all committee chat groups so as to always be in the loop of Committee matters.

1.4. Dir. Duminy acknowledged all the hard work and sacrifices of the outgoing president, Dir. Meily-Santos.

A. BOARD RESOLUTION 2025-06-01 - RESOLVED, that the Board hereby approves the reinstatement of guest access privileges of Marc Calvin Chen.

B. BOARD RESOLUTION 2025-06-02 - RESOLVED, that the Board hereby approves the discount of PHP 300,000.000 granted to Spouses Mabuti.

2. Regular Meeting Held on 30 July 2025

A. BOARD RESOLUTION 2025-07-01 - RESOLVED, That the Board of Directors hereby approves the Minutes of the 5 June 2025 Special Organizational Meeting of the Board of Directors.

B. BOARD RESOLUTION 2025-07-02 - RESOLVED, That the Board of Directors hereby rejects the request of Fe Cecilio regarding waiver of penalty.

C. BOARD RESOLUTION 2025-07-03 - RESOLVED, That the Board of Directors hereby resolves to authorize the reactivation of the Association's dormant bank account (BPI Account No. 0811-008184), and authorizes any two of the following officers of the Association, namely: Antonio F. Cabrera, Amelita King-Dejardin and Susan Meily-Santos to be the designated signatories of said dormant BPI Account, and to sign, execute and deliver any and all documents and agreements relative thereto.

RESOLVED FURTHER, that the Board of Directors authorizes Maria Eliza Calimag to be the authorized representative of the Association to facilitate and transact with the bank for purposes of reactivation of the dormant BPI Account, and to do and perform all acts in order to carry out such purpose.

D. BOARD RESOLUTION 2025-07-04 - RESOLVED, That the Board of Directors hereby resolves to apply for a credit card for the homeowner's association, with the choice of bank to be determined after due consideration.

RESOLVED FURTHER, that the Board of Directors authorizes Maria Eliza Calimag to be the authorized representative of the Association to facilitate and transact with the bank for purposes of application for a credit card, and to do and perform all acts in order to carry out such purpose.

E. BOARD RESOLUTION 2025-07-05 - RESOLVED, that the Board of Directors hereby authorizes TUY PRINTING PRESS OR ELSA PESIGAN to transact with the Bureau of Internal Revenue (BIR) on behalf of the Association with regard to all matters related to the printing of its Service Invoice and Acknowledgement Receipt, and to do and perform all acts in order to carry out such purpose.

3. SPECIAL BOARD MEETING 29 AUGUST 2025

A. BOARD RESOLUTION 2025-08-01 - RESOLVED, That the Board of Directors hereby appoints Amy King-Dejardin, Susan Meily-Santos, and Gibson Anchez as its authorized representative to negotiate the mutual desistance and voluntarily terminate the contract with USSAI Security Agency on behalf of the HOA.

B. BOARD RESOLUTION 2025-08-02 - RESOLVED, That the Board of Directors hereby approves the payment of 1 month's worth of services to USSAI Security Agency if the need arises, subject to the outcome of the negotiation.

C. BOARD RESOLUTION 2025-08-03 - RESOLVED, That the Board of Directors hereby approves the engagement of Makabayan Avellanosa Construction for the rehabilitation and repair of the reception area.

D. BOARD RESOLUTION 2025-08-04 - RESOLVED, That the Board of Directors hereby allows second degree members to enter the premises unaccompanied referring to access. For purposes of making endorsements, such is limited to the owner and spouse, with the privilege of the owner to authorize any of their first degree relatives to endorse guests for and on behalf of the owner.

E. BOARD RESOLUTION 2025-08-05 - RESOLVED, That the Board of Directors hereby approves the Revised Guest Policy as of August 29, 2025.

F. BOARD RESOLUTION 2025-08-06 - RESOLVED, That the Board of Directors hereby resolves to designate and authorize Mr. Reedilito Tolentino, Village Manager, to represent TPFVHAI in the legal case: "People of the Philippines vs. Alfred Perfinian Y Hernandez, Criminal case no. N- 23- 5801 for Qualified Theft pending at the Regional Trial Court of Nasugbu, Batangas, Branch 14.

4. REGULAR BOARD MEETING 01 OCTOBER 2025

A. BOARD RESOLUTION 2025-10-01 - RESOLVED, That the Board of Directors hereby approves the Minutes of the Regular Meeting dated July 30 and August 29 2025.

B. BOARD RESOLUTION 2025-10-02 - RESOLVED, That the Board of Directors hereby approves the creation of a fundraising campaign to support the renovation of the admin building.

C. BOARD RESOLUTION 2025-10-03 - RESOLVED, That the Board of Directors hereby designates Reed Tolentino, the village manager be as the data privacy officer of the HOA for as long as he holds office and is connected with the HOA.

D. BOARD RESOLUTION 2025-10-04 - RESOLVED, That the Board of Directors hereby approves the request of Mr. Cecilio amounting to PHP 927, 788.97 as discount of penalty, finding merit in his request letter, and considering that he is more than 80 years old and on compassionate reasons. The deadline of payment is October 31, 2025. No further discount will be granted.

E. BOARD RESOLUTION 2025-10-05 - RESOLVED, That the Board of Directors hereby approves the request of Mr. Gomez amounting to PHP 8805.20 as discount of penalty, finding merit in his request letter. The deadline of payment is October 31, 2025. No further discount will be granted.

F. BOARD RESOLUTION 2025-10-06 - RESOLVED, That the Board of Directors hereby appoints Gibson Anchez, Reedilito Tolentino, and Eliza Calimag as duly authorized representatives to transact with the DENR and all government agencies and to perform all acts relating to the application and processing of TPFVHAI's foreshore lease permit.

5. REGULAR BOARD MEETING 04 DECEMBER 2025

A. BOARD RESOLUTION 2025-12-01 - RESOLVED, That the Board of Directors hereby appoints Rainier "Rocky" Ona Jr. to replace Director Santhony "Sonny" Yang for the latter's remaining unexpired term.

B. BOARD RESOLUTION 2025-12-02 - RESOLVED, That the Board of Directors hereby approves the Minutes of the Regular Meeting dated October 1, 2025.

6. REGULAR BOARD MEETING 28 JANUARY 2026

A. BOARD RESOLUTION 2026-01-01 - RESOLVED, That the Board of Directors hereby approves the Minutes of the Regular Meeting dated December 4, 2025.

B. BOARD RESOLUTION 2026-01-02 - RESOLVED, That the Board of Directors hereby approves the lifting of the suspension on Calvin Chen and all the conditions imposed on him.

7. REGULAR BOARD MEETING 25 MARCH 2026

A. BOARD RESOLUTION 2026-03-01 - RESOLVED, That the Board of Directors hereby approves the Minutes of the Regular Meeting dated January 28, 2026.

B. BOARD RESOLUTION 2026-03-02 - RESOLVED, That the Board of Directors hereby approves the Proposed Budget for 2026.

C. BOARD RESOLUTION 2026-03-03 - RESOLVED, That the Board of Directors hereby approves the conduct of a special general assembly for the purpose of nominating the members of the Nomination and Election Committee.

D. BOARD RESOLUTION 2026-03-04 - RESOLVED, That the Board of Directors hereby approves the computation of reduced penalty for unpaid principal and interest on association dues, which shall be fixed at 1% per month, effective on January 1, 2026.

E. BOARD RESOLUTION 2026-03-05 - RESOLVED, That the Board of Directors hereby approves the computation of reduced penalty for unpaid principal and interest on association dues, which shall be fixed at 1% per month, effective on January 1, 2026.

F. BOARD RESOLUTION 2026-03-06 - RESOLVED, That the Board of Directors hereby authorizes Atty Earl Hans Santos to sign and disseminate the notice for the special general assembly for the purpose of electing a NOMELEC.

