

PAG-ASA L. DOGELNO  
Acting Department Manager II, DAPCC

LAWRENCE D. MADRAGA, PhD  
Senior Vice President, Services Group

LEOCADIO S. SEBASTIAN, PhD, CESQ  
Acting President and CEO, DAP

REYNALDO C. DE JESUS  
President and CEO, FIRI

ROBERTO S. TAYAG  
Vice President for Construction

ANTHONY V. PATINO  
Corporate Secretary

## CONTRACT AGREEMENT

for "One Lot Lump Sum Contract for the Completion of Unfinished Works for the Construction of the Fourteen-Storey New Training Building, Site Development and Various Site Improvements, including Supply and Installation of Design Fit-Outs, Furnishings, and Fixtures at the DAP Conference Center in Tagaytay City"  
2<sup>nd</sup> Bidding per Invitation to Bid No. IB25-414804-01A

This CONTRACT executed on the \_\_\_\_\_ day of JUN 04 2026 20\_\_\_\_ by and between:

**DEVELOPMENT ACADEMY OF THE PHILIPPINES**, a government agency of the Republic of the Philippines, hereinafter called "**the Procuring Entity**";

-and-

**FINMAT INTERNATIONAL RESOURCES, INC.**, a company duly organized and existing under the laws of the Republic of the Philippines, with principal office at No. 371, Dr. Sixto Antonio Avenue, Barangay Caniogan, Pasig City, Metro Manila, Philippines, hereinafter called "**the Contractor**".

WHEREAS, the **Procuring Entity** invited Bids for the **Completion of Unfinished Works for the Construction of the Fourteen-Storey New Training Building, Site Development and Various Site Improvements, including Supply and Installation of Design Fit-Outs, Furnishings, and Fixtures at the DAP Conference Center in Tagaytay City**, hereinafter referred to as the "**Works**";

WHEREAS, the **Contractor** submitted a responsive bid and was awarded the contract for the procurement in the total amount of **ONE BILLION FIVE HUNDRED EIGHT MILLION FIVE HUNDRED NINETY THOUSAND THIRTY-FOUR PESOS AND 42/100 (P1,508,590,034.42)** inclusive of all applicable government taxes, hereinafter referred to as the "**Contract Price**".

NOW, THEREFORE, for and in consideration of the foregoing premises, the parties hereby agree as follows:

1. Unless otherwise stated, terms and expressions used in this Contract shall have the same meanings as those assigned to them in the Conditions of Contract, which form an integral part of this Contract.
2. The following documents as required by the Implementing Rules and Regulations of Republic Act No. 12009 shall be deemed to form and be read and construed as integral parts of this Contract, viz.:
  - a. Official Bidding Documents (OBD);
    - i. Drawings/Plans;
    - ii. Scope of Work;
    - iii. Invitation to Bid;
    - iv. Instructions to Bidders;
    - v. Bid Data Sheet;
    - vi. Bid Form, including all the documents/statements contained in the Bidder's bidding envelopes, as annexes, and all other documents submitted (e.g., Bidder's response to request for clarifications on the bid), including corrections to the bid, if any, resulting from the Procuring Entity's bid evaluation;
    - vii. Bill of Quantities;
    - viii. Outline and Technical Specifications;
    - ix. General and Special Conditions of Contract;
    - x. Supplemental Bid Bulletins, if any; and
    - xi. Other contract documents that may be required by existing laws and/or the Procuring Entity.

- b. Winning bidder's bid, including the Eligibility Requirements, Technical and Financial Proposals, and all other documents or statements submitted;
  - c. Performance Security;
  - d. Notice of Award of Contract and the Bidder's Conforme thereto; and
  - e. Other contract documents that may be required by existing laws and/or the Procuring Entity in the OBD. **The Contractor agrees that additional contract documents or information prescribed by the Government Procurement Policy Board that are subsequently required for submission after the contract execution, such as but not limited to the Notice to Proceed, Variation Orders, and Warranty Security, shall likewise form part of this Agreement.**
3. In consideration of the Contract Price of **One Billion Five Hundred Eight Million Five Hundred Ninety Thousand Thirty-Four Pesos and 42/100 (P1,508,590,034.42) inclusive of all applicable government taxes**, or such other sums as may be determined in accordance with the terms of the Contract, the **Contractor** agrees to deliver and perform the items and related services for the **"One Lot Lump Sum Contract for the Completion of Unfinished Works for the Construction of the Fourteen-Storey New Training Building, Site Development and Various Site Improvements, including Supply and Installation of Design Fit-Outs, Furnishings, and Fixtures at the DAP Conference Center in Tagaytay City"** described herein in accordance with the terms and conditions specified in the Contract and its annexed documents.
4. The **Procuring Entity** agrees to pay the above-mentioned sum to the **Contractor** in accordance with the schedule and manner provided in the Official Bidding Documents and its annexes.
5. Any dispute, difference, or claim arising out of or relating to this Contract, including its existence, validity, interpretation, breach, or termination thereof, may be submitted to arbitration or other form of alternative dispute resolution in accordance with the applicable law, such as Republic Act No. 9285 (Alternative Dispute Resolution Act of 2004) or Executive Order No 1008, series 1985 (Construction Industry Arbitration Law).
6. All Notarial fees and Documentary Stamp Tax will be for the account of the **Contractor**.

IN WITNESS WHEREOF, the parties hereto have caused this Contract to be executed in accordance with the laws of the Republic of the Philippines on the day and year first above written.

for the **Procuring Entity**:

for the **Contractor**:

**LEOCADIO S. SEBASTIAN, PhD, CESO I**  
Acting President and Chief Executive Officer

**REYNALDO C. DE JESUS**  
President and Chief Executive Officer

\*\*\*witnesses\*\*\*

**LAWRENCE V. MADRIAGA, PhD**  
Senior Vice President, Services Group

**ANTHONY V. PATIÑO**  
Corporate Secretary

**PAG-ASA L. DOGELIO**  
Acting Department Manager II, DAPCC

**ROBERT C. TAYAG**  
Vice President for Construction

## ACKNOWLEDGMENT

REPUBLIC OF THE PHILIPPINES)  
CITY OF TAGAYTAY CITY): S.S.

BEFORE ME, a Notary Public in and for PROVINCE OF CAVITE, Metro Manila, Philippines, personally appeared the following persons with competent proof of identifications bearing their picture and signatures, viz:

<b>LEOCADIO S. SEBASTIAN, PhD, CESO I</b> <i>Acting President and Chief Executive Officer Development Academy of the Philippines</i>	for the "PROCURING ENTITY" <ul style="list-style-type: none"><li>Type of ID: <u>Employee ID</u></li><li>ID No.: <u>211519</u></li><li>Issued in: <u>DAP - Pasig City</u></li><li>Valid until: <u>N/A</u></li></ul>
<b>REYNALDO C. DE JESUS</b> <i>President and Chief Executive Officer Finmat International Resources, Inc.</i>	for the "CONTRACTOR" <ul style="list-style-type: none"><li>Type of ID: <u>Passport</u></li><li>ID No.: <u>P0664326C</u></li><li>Issued in: <u>DFA Manila</u></li><li>Valid until: <u>23 June 2032</u></li></ul>

Both known to me and to me known to be the same persons who executed the foregoing instrument, and they acknowledge to me that the same is their free and voluntary act and the deed of the corporations/entities they respectively represent.

This instrument consisting of THREE pages with reference to the attached Annexes, including the page where this acknowledgment is written, has been signed by the parties and their respective instrumental witnesses on each and every page hereof.

WITNESS MY SIGNATURE AND NOTARIAL SEAL this \_\_\_\_\_ day of JUN 04, 2026, 2026 at TAGAYTAY CITY.

NOTARY PUBLIC:

Doc No.: 221  
Page No.: 46  
Book No.: 8  
Series of: 2026



*[Signature]*  
**ATTY. LYKA COLEEN P. BAUTISTA**  
NOTARY PUBLIC FOR THE PROVINCE OF CAVITE  
COMMISSION EXPIRES ON DECEMBER 31, 2027  
ROLL OF ATTORNEYS NO. 88787  
PTR NO. 9832251 ISSUED ON 01/06/2026 AT ALFONSO, CAVITE  
IBP No. INV 568197 ISSUED ON 12/19/2025, CAVITE CHAPTER  
MCLE COMPLIANCE NO. VIII-0012108 VALID UNTIL APRIL 14, 2028