



## CLARK INTERNATIONAL AIRPORT CORPORATION BUSINESS DEVELOPMENT COMMITTEE ACTIVITIES CY2022

### 1<sup>st</sup> Business Dev't, Finance, and Land Preservation & Aviation Security Committee Meeting 10 March 2022

1. Proposed renewal of Lease Agreement of Cargohaus, Inc. over an open space approximately 9,866.00sqm located along Blue Diamond and Basilio Fernando Streets for use as temporary container yard
2. Proposed renewal of Lease Agreement of Sonimetrix, Inc. over Bldg 7168 located along C.M. Recto Highway for the manufacture of radio transducers (guitar pick-ups)
3. Proposed renewal of Lease Agreement of UET Box Mfg. Corp. over Bldg 7107 located along Panday Pira Extension for the manufacture of packaging materials
4. Request of Philippine Economic Zone Authority to amend items in the General Conditions of its approved Lease Agreement for its office space at the CIAC transient house facility
5. Request of Gemik-Clark Unlimited Sports Club, Inc. for extension of Lease Agreement over approximately 2.6-hectare open space for operation of firing range
6. Letter of Global Gateway Development Corporation dated 04 February 2022 RE: Confirmation on Date of Notice Concerning North-South Commuter Railway Extension Project (NSCR-EX) Passage through Clark Global City

### 2<sup>nd</sup> Business Dev't, Finance, and Land Preservation & Aviation Security Committee Meeting 21 April 2022

1. Proposed new Lease Agreement of Yokohama Tire Phils., Inc. over portions of Bldg N7025 located along Gil Puyat Avenue for storage/warehouse of tires
2. Proposed Amendment of Lease Agreement dated 13 Sep 2019 of FedEx Express Phils., LLC – Philippine Branch (as to designation of Lessor and Lessee as co-beneficiaries of property insurance)
3. Request of Gemik-Clark Unlimited Sports Club, Inc. for extension of Lease Agreement dated 21 Nov 2019 over approximately 2.6-hectare open space for operation of firing range
  - 3.1. Gemik submitted revised proposal for extension as instructed by BusDev+FinCom+LPSC during its previous joint meeting
4. Request for approval by Global Gateway Development Corporation (GGDC) of the following:
  - 4.1. Deed of Absolute Sale of Assets between GGDC (seller) and Aeropark Development Philippines, Inc. (buyer) pertaining to the West Aeropark Project (consisting of 5 buildings) located inside the Clark Global City
  - 4.2. Sublease Agreements between GGDC (lessee) and Aeropark Development Philippines, Inc. (sublessee) pertaining to the lot areas occupied by the five (5)



buildings consisting the West Aeropark Project

**1<sup>st</sup> Joint Business Development and Finance Committee Meeting**

**05 May 2022**

1. Request for approval by Global Gateway Development Corporation (GGDC) of the following:
  - 1.1. Deed of Absolute Sale of Assets between GGDC (seller) and Aeropark Development Phils., Inc. (buyer) pertaining to the West Aeropark Project (consisting of five buildings) locate inside Clark Global City
  - 1.2. Sublease Agreements between GGDC (lessee) and Aeropark Development Phils., Inc. (sublessee) pertaining to the lot areas totaling approximately 30,431.00sqm occupied by the five (5) building consisting the West Aeropark Project  
Related discussion on OGCC Opinion No. 058, Series of 2022, dated 04 April 2022, and OGCC Opinion No. 074. Series of 2022, dated 29 April 2022.
2. Proposed new Lease Agreement of L&T International Group Phils., Inc. over the approximately 10,875.00sqm (open space and structures, formerly leased by Nice Logistics and Business Parks under the Clark Development Corporation) located along A. Bonifacio Avenue corner J. Tinsay Street

**2<sup>nd</sup> Joint Business Development and Finance Committee Meeting**

**10 May 2022**

1. Request for approval by Global Gateway Development Corporation (GGDC) of the following:
  - 1.1. Deed of Absolute Sale of Assets between GGDC (seller) and Aeropark Development Phils., Inc. (buyer) pertaining to the West Aeropark Project (consisting of five buildings) locate inside Clark Global City
  - 1.2. Sublease Agreements between GGDC (lessee) and Aeropark Development Phils., Inc. (sublessee) pertaining to the lot areas totaling approximately 30,431.00sqm occupied by the five (5) building consisting the West Aeropark Project  
Related discussion on OGCC Opinion No. 058, Series of 2022, dated 04 April 2022, and OGCC Opinion No. 074. Series of 2022, dated 29 April 2022.

**3<sup>rd</sup> Joint Business Development and Finance Committee Meeting**

**29 June 2022**

1. Proposed terms and conditions for the renewal of Lease Agreement of Leathex Phils., Inc. over Bldg. 7396 with open space located along Ninoy Aquino Avenue for manufacturing of leather garments for export
2. Proposed terms and conditions for the renewal of Lease Agreement of Kintetsu World Express (Clark) Inc. (KWE) over Bldg. N7170 located along Elmore Street for warehousing/third party logistics services, Vendor Management Inventory services, and activities as Importer/Exporter of Record to clients engaged in exports
3. Proposed terms and conditions for the new Lease Agreement of All Fashion Gloves, Inc. (AFGI) over Bldg. 7361 located along A. Soriano Street corner P. Cruz Street for the manufacture of leather gloves and leather accessories
4. Proposed terms and conditions for the new Lease Agreement of Global Builders Realty and Development Corporation over an open space approximately 23,800.00sqm located along C. M. Recto Highway for the development and operation of a mixed-use commercial complex
5. Letter of L&T International Group Phils., Inc. dated 23 May 2022 seeking reduced lease rate for proposed Lease Agreement approved by CIAC Board on 10 May 2022

#### **4<sup>th</sup> Joint Business Development and Finance Committee Meeting**

**16 August 2022**

1. Request of Mustang Security Agency, Inc. for renewal of its Lease Agreement over Bldg 7369 with open space located along A. Soriano Street
2. Request of Philippine Economic Zone Authority to denominate its Lease Agreement in Philippine Peso instead of US Dollars
3. Affidavit of Undertaking dated 06 Jul 2022 submitted by Global Builders Realty and Development Corporation, based on instructions of the Business Development and Finance committees, in relation to its proposed new Lease Agreement over an open space approximately 23,800.00sqm located along C. M. Recto Highway for the development and operation of a mixed-use commercial complex
4. Proposals to lease open space for establishment and operation of fuel station (request for guidance and instructions)
5. Proposal of Acciona-EEI Joint Venture to lease an additional area of approximately 15.6 hectares of open space located along Gil Puyat Avenue as temporary construction area for the Manila-Clark Railway Project of the DOTr
6. Proposal of ETS Products Philippines, Inc. to lease Bldg. 7272 (former Oriental Duty Free store) located along C.M. Recto Avenue for the manufacture of sun tanning devices for export

#### **5<sup>th</sup> Joint Business Development and Finance Committee Meeting**

**23 November 2022**

1. Approval of final draft of Amendment of Lease Agreement of FedEx Express Philippines, LLC – Philippine Branch dated 13 September 2019 (based on OGCC review)
2. Proposed amendment of Lease Agreement of People's Air Cargo & Warehousing Co., Inc. dated 23 October 2017 to effect assignment of portions of leased properties that were included in the O&M Concession Agreement between BCDA and LIPAD
3. Proposed Amendment of Lease Agreement of Biggoals Corporation to allow additional business activity of equipment leasing
4. Proposed Amendment of Lease Agreement of Conquest Phils., Inc. dated 09 Dec 2019 to allow sub-lease
5. Proposed terms and conditions for renewal of Lease Agreement of UET Box Mfg. Corp. over Bldg. 7107 and portion of Bldg. 7108 located along Panday Pira Extension for the manufacture packaging materials
6. Proposed terms and conditions for renewal of Lease Agreement of Kintetsu World Express (Clark) Inc. over Bldg. N7170 located along Elmore Street for warehousing and third-party logistics services
7. Proposed terms and conditions of additional lease of Charter Link Clark Inc. over Bldg. N7019 with open space located along Panday Pira Extension as warehouse for obsolete fabric (raw material), defective finished goods or idle machinery

Submitted by:

  
**J. Abelardo R. Punzalan**  
Business Development Committee Secretariat  
Manager, Marketing Department





## BOARD FINANCE COMMITTEE LIST OF AGENDA ITEMS/ACTIVITIES FOR CY 2022

### 1. 1<sup>ST</sup> COMMITTEE MEETING – MAY 30, 2022

#### AGENDA:

- a. GGDC Payment Scheme

#### OTHER MATTERS:

- b. Financial Report as of April 30, 2022
- c. Disbursement Schedule for Infrastructure Projects
- d. Dividends Payment Schedule

### 2. 2<sup>ND</sup> COMMITTEE MEETING – JULY 27, 2022

#### AGENDA:

- a. Update on GGDC's Outstanding Balance

#### OTHER MATTERS:

- b. Reversal of Millennium Pan-Asia's Accounts Receivable

### 3. 3<sup>RD</sup> COMMITTEE MEETING – AUGUST 10, 2022

#### AGENDA:

- a. Proposed Corporate Operating Budget for FY 2023
- b. Pre-payment of LBP Loan
- c. Payment of Dividends on the Net Earnings for CY 2021 (full payment) and CY 2020
- d. GGDC's Request for Waiver of Interest and Penalty Charges

### 4. 4<sup>TH</sup> COMMITTEE MEETING – SEPTEMBER 12, 2022

#### AGENDA:

- a. Approval of the Indicative Annual Procurement Plan (APP) for Non-Common Use Supplies and Equipment (Non-CSE) for FY 2023

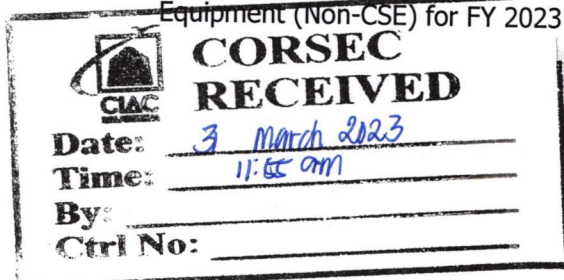
### 5. 5<sup>TH</sup> COMMITTEE MEETING – DECEMBER 14, 2022

#### AGENDA:

- a. Deed of Assignment on Immovable Assets

#### OTHER MATTERS:

- b. Approval of Annual Procurement Plan (APP) Non-Common Use Supplies and Equipment (Non-CSE) for FY 2023



**LILIBETH P. ENRIQUEZ**  
Finance Committee Secretariat



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## Activities of the Executive Committee Calendar Year 2022

### 1<sup>st</sup> Executive Committee Meeting 25 October 2022

- (a) Discussed the Office of the President Resolution with O.P. Case no. 15-K-312 denying the Motion for Reconsideration of BCDA.

### 2<sup>nd</sup> Executive Committee Meeting 01 December 2022

- (a) Resolution of the Office of the President dated 17 May 2022 denying the Motion for Reconsideration of BCDA on OP Case No. 15-K-312 and SOJ Case No. 01-2015.
- (b) Approval of Deed of Assignment between BCDA and CIAC for Clark Airport Project Immovable Assets.
- (c) BCDA Financial Service Group Policy 103-2

Prepared by:



**MARIA ELIZABETH G. GUERRERO**  
Minutes/Agenda Officer

Noted by:



**ATTY. MISHEENA JOYCE C. TIATCO**  
ExCom Secretary



**CLARK INTERNATIONAL AIRPORT CORPORATION**  
**AUDIT COMMITTEE ACTIVITIES**  
**CALENDAR YEAR 2022**

**1<sup>st</sup> Audit Committee Meeting – February 24, 2022**

- a) Approval of the Minutes of the 4th 2021 Audit Committee Meeting Dated October 28, 2021
- b) Approval of the Minutes of the 5th 2021 Audit Committee Meeting Dated November 29, 2021
- c) Approval of the Minutes of the 6th 2021 Audit Committee Meeting Dated December 20, 2021
- d) Asset Appraisal Committee Meeting
- e) Authority Matrix
- f) Other Matters

**2<sup>nd</sup> Audit Committee Meeting – May 6, 2022**

- a) IAD Accomplishment Report for the 2nd Half of 2021
- b) Original Lease Agreement :September 19, 2019
- c) MPAll request for Amendment: 3 May 2021
- d) CIAC Disapproval of MPAll request for Amendment: 21 June 2021
- e) MPAll Request for Reconsideration: 15 July 2021
- f) CIAC Denial of MPAll Request for Reconsideration: 27 July 2021
- g) MPAll Appeal Letter to BOD and PCEO: 25 August 2021
- h) CIAC Grant of Appeal of MPAll: 13 September 2021
- i) CIAC Issuance of Demand Letter: 24 November 2021
- j) CIAC Letter Amending the Lease Agreement: 25 November 2021
- k) CORSEC Opinion/Comment on Amendment: 5 January 2022
- l) Legal Opinion/comment on Amendment: 6 January 2022
- m) VP Nancy Letter to VP IC on withdrawal of Billing: 19 April 2022
- n) Internal Audit Opinion/Comment on Withdrawal of Billing: 19 April 2022
- o) Internal Audit Request Letter: 28 April 2022
- p) Other Matter

**3<sup>rd</sup> Audit Committee Meeting – June 20, 2022**

- a) Approval of the Minutes of the 1<sup>st</sup> 2022 Audit Committee Meeting Dated February 24, 2022
- b) Approval of the Minutes of the 2<sup>nd</sup> 2022 Audit Committee Meeting Dated May 06, 2022
- c) Update on Millenium Pan-Asia Infinity Inc.
  - Letter of Request to Marketing Department
  - Letter of Request to Office of the President
  - Draft Internal Audit Memorandum
- d) Other Matter

4<sup>th</sup> Audit Committee Meeting – July 15, 2022

- a) Delinquent Accounts:  
Best Joint Group Venture, Inc.  
Eviesse International Group, Inc.  
Global Gateway Development Corporation  
Megacem Concrete, Inc.  
TGA Foods Corporation  
Asian Aerospace Corporation
- b) Other Matter

5<sup>th</sup> Audit Committee Meeting – July 19, 2022

- a) Inquiry Letter to AVP LGCSS Atty. Rustico Quizon III
- b) Reply of Legal Atty. Rustico Quizon III / Atty. Cynthia C. Dungca
- c) Inquiry Letter to VP FAG Nancy C. Paglinawan
- d) Reply of VP FAG Nancy C. Paglinawan
- e) Inquiry letter to Marketing Department – Jay Punzalan
- f) Other Matters

6<sup>th</sup> Audit Committee Meeting – August 10, 2022

- a) Reply of Marketing Department to IAD Memorandum dated 20 July 2022 and IAD Memorandum dated 3 August 2022
- b) MPAll Letter of Request for Extension of Time for MPAll Project
- c) Other Matters

7<sup>th</sup> Audit Committee Meeting – November 11, 2022

- a) Audit of Billing of Office Rental of CIAC Security Provider
- b) Write Off of Accounts Receivable  
ROIII Decision No. 2022-061  
CGS Decision No. 2022-006  
Registry of Accounts Written Off
- c) Millenium Pan-Asia Infinity, Inc. Update
- d) Hiring of Senior Internal Audit Officer
- e) First Half 2022 Accomplishment Report
- f) Other Matters

SUBMITTED BY



**MITCHELLE S. CRUZ**

***Audit Committee Secretariat***