



Republic of the Philippines
Office of the President
Housing and Urban Development Coordinating Council
HOUSING AND LAND USE REGULATORY BOARD

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CERTIFIED TRUE COPY
05 APR 2023
BY: JAYCIL W. ATANACIA

Region III, 3rd Floor Insular Life Bldg., Dolores, City of San Fdo., Pamp.

CERTIFICATE OF REGISTRATION
NO. 20141

TO WHOM THESE PRESENTS MAY COME, GREETINGS:

WHEREAS, Articles of Incorporation and By-laws duly signed and acknowledged for the organization of the

PULU AMSIC LOT OWNERS ASSOCIATION (PALA), INC.
(Name of Association)

Brgy. Amsic, Angeles City, Pampanga
(Address)

under and in accordance with the provisions of the Corporation Code of the Philippines, Batas Pambansa Blg. 68, approved on 01 May 1980 in relation to Executive Order No. 535 dated 03 May 1979, and Republic Act No. 8763. dated 07 March 2000, were presented for filing in this Office on April 25, 2014 and a copy of said Articles and By-Laws are hereto attached;

NOW, THEREFORE, by virtue of the powers and duties vested in me by law, I do hereby certify that the said Articles of Incorporation and By-Laws were, after due examination to determine whether they are in accordance with law, duly registered in this Board on the _____ day of MAY 05 2014 year _____.

IN TESTIMONY WHEREOF, I have hereunto set my hand and caused the seal of this Board to be affixed at Dolores, City of San Fernando, Pampanga, Philippines, this _____ day of MAY 05 2014, year _____.

BY AUTHORITY OF THE BOARD

- * This certificate shall not be construed as a License to Sell any lot within the subdivision project.
- * Any misrepresentation on the part of the applicant/HOA shall render this certificate null and void.

TIN NO. (ASS'N.) : _____
O.R. NO. : 9793912
DATE : 04/25/14
AMOUNT PAID : 1,880.00

FILED ORIGINAL
MAY 2 2014
DATE 5-6-14

ATTY. DUNSTAN T. SAN VICENTE
ACTING REGIONAL OFFICER

DEPARTMENT OF HUMAN SETTLEMENTS AND URBAN DEVELOPMENT - REGION III
MAYCIL W. ATANACION
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BY-LAWS OF

PULU AMSIC LOT OWNERS ASSOCIATION (PALA)

APR 05 2023

ARTICLE I

DECLARATION OF PURPOSE

The purpose of this Association are those set forth in its Articles of Incorporation. Its primary concern is to facilitate the ownership of lots or houses, or both, by its members and to enhance the delivery of adequate social services or advantages for the association to improve the quality of life and well-being of its members.

ARTICLE II

NAME AND LOCATION

The name of this Association is PULU AMSIC LOT OWNERS ASSOCIATION (PALA). Its principal office shall be located at Pulu Amsic Clubhouse, Pulu Amsic Drive, Pulu Amsic Subd., Barangay Amsic, Angeles City, Philippines.

ARTICLE III

MEMBERSHIP

Section 1. Members

All Lot buyers/owners, awardees, long term lessees and occupants of PULU AMSIC SUBDIVISION shall become members of the Association; provided however, that the long-term lessees and bonafide occupants shall be considered as members of the Association, in lieu of the owner of the same.

A lease shall be considered a long-term lease if the lease is in writing and for a period of one year or more.

The right of membership, including the right to vote and to be voted for, shall be exercised by the head of the family or authorized representative of each homeowner, lot owner/buyer, awardee, lease holder or bonafide occupant, of a house or lot.

Section 2. Members of Good Standing

A member in good standing is one who complies faithfully with all the duties and obligations of a member as determined by the board of directors.

Section 3. Rights and Privileges of Membership.

Every member of this association shall be entitled to participate in any meeting and vote on the following matters:

Colon P. V.
Mama
Cyrac
Mark
J. J. J.

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- a. Amendment of the articles of incorporation;
- b. Adoption and amendment of by-law;
- c. Increases or decreases of association capitalization or dues;
- d. Dissolution of the association; and,
- e. Inspection and examination of association records at reasonable hours on business days.

Unless otherwise stated in the Articles of Incorporation or in this By-Laws, and in addition to the foregoing rights and privileges, every member in good standing of this association shall have the following rights:

- a. To vote at all elections of trustees or directions, either in person or by representative authorized to act by written proxy;
- b. To be eligible to any elective or appointive office of the association;
- c. To participate and vote on all matters brought before any meeting or deliberation of the members of the association;
- d. To use, enjoy, benefit from, or take advantage of all facilities and services of the association.

Section 4. Duties of Members

Every member of this association shall have the following duties:

- a. To pay his/her membership fee, association dues, special assessment and such other fees which may be levied him/her by the association;;
- b. To participate in important activities and social affairs of the Association as may be determined by the board of directors and trustees;
- c. To attend meetings assembly and seminars as may be called by the Association, the board of directors or trustees or its committees;
- d. To obey and comply with this by-laws and such other rules and regulations as may be promulgated by the Board of Directors or trustees and approved by the majority of the members.

Section 5. Membership Roll

The Association shall keep and maintain under the custody of the Secretary, a Membership Roll containing the list of all members and such additional members as may be

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Cayaw
P. Carter
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admitted from time to time, including information and data which may be required by the Board of Directors and Trustees.

Section 6. Expulsion from the Association.

Any member may be expelled from the Association on the following grounds;

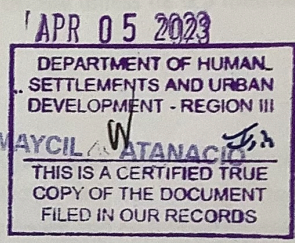
- a. Default in the payment of association dues specified in Article IV hereof for a period of thirty (30) days from written demand;
- b. Ceasing to be a member in good standing, as determined by the board of directors and trustees, after due notice and hearing;
- c. Repeated violations of any of the provisions of the articles of incorporation, this By-laws or existing rules and regulations of the Association and exhibiting conduct inimical to the interest of the association as determined by the board of directors or trustees, after due notice and hearing.

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ARTICLE IV

FEES AND DUES



Section 1. Membership Fees

Upon the organization of this association, or the admission of any person as member hereof, every member of the association shall pay a membership fee of Two Hundred Pesos (₱ 200.00) to be paid in a manner determined by the board of directors or trustees.

Section 2. Association or Maintenance Dues..

Monthly association and/or maintenance dues of Five Pesos (₱ 5.00) per square meter of lot owned shall be collected from every member to defray the administrative cost and operational expenses of the association, maintenance and repair of facilities like drainage system, street lighting, clubhouse facilities, landscaping of common areas, and open space, gates and guard houses, security fence, salaries of security guards and maintenance men.

Section 3. Contributions.

The Association may raise funds for its programs and activities through contributions, donations and/or other forms.

Section 4. Special Assessments .

The board of directors or trustees, may from time to time assess and collect from each member, reasonable amounts as may be necessary to fund special community projects for the common and benefit of the association as approved by the majority of the members of the board.

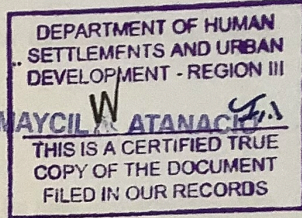
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ARTICLE V

BOARD OF DIRECTORS or TRUSTEES

Section 1. Board of Directors or Trustees and their General Powers.

Unless otherwise provided in the articles of incorporation and this by-laws the powers of this association shall be exercised, all business conducted and all of its property controlled and held by the board of directors or trustees elected from among the members in good standing of this association.

Section 2. Number of Directors or Trustees and Qualifications

The board of directors or trustees of this association shall be composed of Nine (9) elected members. No person shall be elected as a director or trustee unless he is a member in good standing of this association.

Section 3. Nomination.

Not less than seven (7) days nor more than fourteen (14) days before the annual membership meeting at which the directors are to be elected any ten (15) or more members may, by written petition nominate candidates to the Board and post their name in the Bulletin Board of the Association.

Section 4. Election and Term of Office.

Directors shall be elected by secret ballot at the annual meeting of the members of the Association. The directors so elected shall hold office for a term of TWO (2) years and until their successors are elected and qualified.

Section 5. Removal of Directors or Trustees by Members.

At any regular or special meeting of the members duly called and held, any director or trustee may, on any valid ground by majority vote of the members present entitled to vote, be removed from office. Any vacancy created by such removal shall be filled by majority vote of the members presents at such meeting without compliance with the foregoing provisions with respect to nomination. The director(s) or trustee(s) so elected shall serve the unexpired term(s) of the removed director(s) or trustee(s).

Section 6. Vacancies

Except as herein above provided, any other vacancies occurring in the board either by resignation, death or incapacity, shall be filled by a majority vote of the members entitled to vote at a special meeting duly called and held for the purpose without compliance with the foregoing provisions with respect to nomination, The director(S) or trustee(s) so elected

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- *maury*
- *Cyara S.*
- *Quarappony*
- *McArthur*
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shall serve the unexpired term(s) of the resigning, incapacitate or deceased director(s) or trustee(s)

Section 7. Regular Meeting of the Board.

The first regular meeting of the Board shall without notice be held immediately after the annual meeting of the members. Thereafter, the regular meeting of the board shall be held on the FIRST WEDNESDAY OF THE MONTH at the principal office of the association and no notice thereof shall be required.

Section 8. Special Meeting of the Board.

Special Meeting of the Board may be called by the President or majority of the members of the Board and it shall thereupon be the duty of the Secretary to cause the notice of such meeting to be sent to each Director at least two (2) days before the meeting.

Section 9. Quorum.

A majority of the directors or trustees shall constitute a quorum at any meeting of the board.

Section 10. Compensation

The directors or trustees may be entitled to per diem for actual attendance to the meeting in such amount as may be determined by majority of the members of the association.

ARTICLE VI

OFFICERS

Section 1. Officers.

The officers of the Association shall be a President, Vice-president, Secretary, Treasurer, Auditor and such other officers as may from time to time be determined by the board, Long-term lessees and tenant are not qualified to be elected or appointed as president, vice-president, secretary, treasurer of the association.

Section 2. Election and Term of Office

The officers mentioned in Section 1 hereof shall be elected at the annual meeting of the Board held immediately after the annual meeting of the members and shall hold office for a term of TWO (2) years until their successors shall have been elected and qualified. If the election of officers cannot be held at such meeting, the election shall be held during the next regular meeting.

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DEPARTMENT OF HUMAN SETTLEMENTS AND URBAN DEVELOPMENT - REGION III
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Edon P. Pacion

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Edson P. Jimenez
Manny Perry
Raymond E. Reyes
Maureen
McCartin
Wendy

Section 3 Compensation

The officers of the Association who are not members of the board may receive such honoraria as may be determined by the Board of Directors or Trustees.

Section 4 Removal of Officers.

Any officer of the Association may be removed by a majority vote of the members of the Board constituting a quorum whenever in its judgment the best interest of the Association will be served thereby.

Section 5. President

The President who should be a director, shall preside at all meetings of the members and of the Board of Directors or Trustees. The President shall exercise such powers and perform such duties incident to his office such other duties as may from time to time be delegated to him by the board. Among others, the president shall ;

- a. Preside at all meetings of the members and of the Board of Directors or Trustees;
- b. Represents the Association in all activities to which it is a party or participant;
- c. Preside in consultation with the appropriate officers and committees, a yearly program of activities and submit an annual report of the operations of the Association to the members at the annual meeting, and to the Board of Directors or Trustees such statements, reports, memoranda and accounts as may be requested by the latter;
- d. Organizes and supervises work groups among the members of the Association
- e. Post a fidelity bond sufficient to answer for the association's cash assets and its equivalent at the time of his/her assumption of the office, provided, that the posting of the said bond shall be for the personal account of the officer concerned;
- f. Exercise the power to create additional committees as maybe necessary.

Section 6. Vice-President

The Vice-President who should also be a director or trustee, shall, in the absence or disability of the President, perform the duties of the President and such other duties as the Board may from time to time prescribe.

Section 7. Treasurer

The Treasurer shall have the following duties:

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- a. Have charge and custody of and is responsible for the funds of the Association;
- b. Shall disburse the funds of the Association, for specific purpose/s authorized by a Resolution of the Board of Directors or Trustees;
- c. Shall take charge and have custody of petty cash fund as may be fixed by the board;
- d. Be responsible for keeping the financial records of the Association and the liquidation of any and all account liabilities and obligations owing on dues from the Association.
- e. Shall monitor all delinquencies and send notices on overdue association's dues and/or demand letter;
- f. Post a fidelity bond sufficient to answer for the association's cash asses and its equivalent at time of his/her assumption of the office provided, that the posting of the bond shall be for the personal account of the officer;
- g. In general, perform all the duties incident to the office of the treasurer and such other duties as may from time to time be assigned to him by the board of directors or trustees.

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Section 8. Secretary

The Secretary shall:

- a. Keep the minutes of the meeting of the members of the Board, in one or more books provided for this purpose;
- b. Deliver or submit all notices in accordance with this by-laws or as required by law or rules of the HLURB;
- c. Keep all corporate records and the seal of the Association which shall be affixed to such instruments as may be required by the HLURB and thereupon be attested by his signature or that of the Treasurer;
- d. Keep a register or membership roll of the names and post office addresses of all members;
- e. Provide each member a copy of by-laws and all amendments thereto;
- f. In general, perform all duties incident to the office of the Secretary and such other duties as may from time to time be assigned by the Board;

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Section 9. Auditor

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The Auditor shall:

- a. Serve as the chairperson of the audit and inventory committee of the association;
- b. Examine and audit all financial transactions of the association including all the books, ledger, journals, and other supporting records pertaining thereto; and
- c. Perform all duties to the office of the auditor and such other duties as may from time to time be assigned by Board.

ARTICLE VII

ASSOCIATION COMMITTEES

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Section 1. Committees:

The association, by a vote of the majority of the members thereof, shall organize and create the following committees:

a. Grievance and Adjudication Committee The members of the grievance and adjudication committee, who should have experience in counseling shall be elected by the members in the annual meeting of members. The committee shall accept and investigate complaints filed by a member against any other member or officer, and shall settle or arbitrate any dispute within its power in the community. In the event that the grievance is not settled by the committee, its decision may be appealed to the board of the directors or trustees.

Any controversy or dispute shall first be brought before the board of directors or trustees prior to elevating the same to HLURB. The board of directors or trustees shall issue a certification as to the non-settlement of a dispute before HLURB shall take cognizance of the dispute or controversy.

b. Audit and Inventory Committee The audit and inventory committee shall be responsible for auditing the accounts of the association. It shall conduct such audit at least semi-annually and submit its reports thereon to the board of directors or trustees.

c. Committee on Election The committee on election shall be composed of three (3) members, to be elected by the members in the annual meeting who shall serve for a term one year until their successors have been elected and duly qualified.

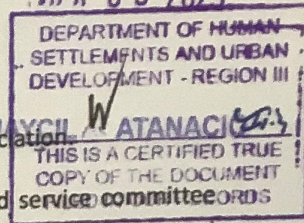
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APR 05 2023



The Committee shall super vice all election activities of the association

d. **Development and Service Committee** The development and service committee shall take charge of planning, coordination and actually operating the facilities and services of the association. It shall be organized into groups or councils, which shall form as the backbone of the community service delivery system. Initially, these groups or council may be the following: Health and Nutrition and Mobility Group. Additional groups or council shall be formed as the need arises.

e. **Membership and Education Committee** The membership and education committee shall take charge of the development of human resources in the community. It shall conduct information, educational and motivational campaigns and shall prepare and implement training activities designed to make the residents productive members of the association.

f. **Financial Management Committee** Subject to the approval of the Board of Directors, the financial management committee, shall prepare the budget of the association and plan, adopt and implement canvassing, procurement and disbursement guidelines for project that will or may require the use of the association funds. The committee shall also serve as a coordinating body for all financial matters involving external institutions and shall evolve a savings campaign and other fund raising activities.

g. **Livelihood Committee** The livelihood committee shall plan and coordinate all the economic programs designed to supplement the income of the members. As such, it shall closely coordinate with the financial management committee in the preparations of feasibility studies and other proposals.

h. **Maintenance Committee** The maintenance committee shall take charge of the upkeep and repair of community facilities and services. It shall form and organize the beautification/ecology team or group to maintain cleanliness and beauty in the community.

i. **Peace and Order Committee** The peace and order committee shall take charge of maintaining peace and order in the community. It shall form and organize the members into tanod brigades to safeguard the security of the area and emergency/disaster brigade to meet any natural or man-made calamity.

j. **Social and Cultural Affairs Committee** It shall be tasked with planning, organizing and implementing social activities that will help improve inter-personal relations among the members. It shall also develop programs and activities to deepen cultural

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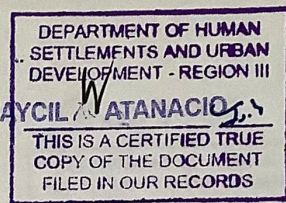
awareness among the members. Finally, it shall form and organize sports and recreation brigade

Section 2. Special Committee. Other special committed, council, or groups may be created by the board of directors or trustees as the need arises.

ARTICLE VIII

MEETINGS of MEMBERS

APR 05 2023



Section 1. Place of the Meeting

Meeting of members shall be held at the principal office of the Association.

Section 2. Annual Meeting

The Annual Meeting of the members shall be held on FIRST SATURDAY OF MAY of each year, at which meetings the members shall elect the directors and transact such business as may properly be brought during the meeting.

Section 3. Special General Meeting

At any time during the interval between annual meeting, special meeting of the members of the members may be called by the president or by a majority of the board, provided, however, that ten (10) per centum or more of the members in good standing may in writing, petition the board of directors or trustees to call a special meeting of the members

Section 4. Notice of Members Meeting.

A written notice stating the date, place and hour of the meeting and, in case of special or an annual meeting, at which business requiring special notice is to be transacted, shall personally delivered to each member not less than five (5) days before the date of the meeting.

Section 5. Quorum

Majority of the members in good standing present in person or by proxy shall constitute a quorum at any meeting of the members for the transaction of business.

Section 6. Voting

Each household shall be entitled to only one vote. Voting by proxy shall be allowed. All questions shall be decided by a vote of majority of those present and voting except as otherwise provided by law, the articles of incorporation, and this by laws.

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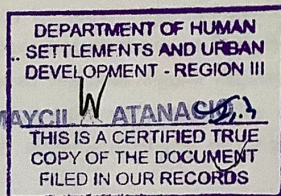
Section 7. Proxies Proxies shall be in writing, dated, signed by the member, notarized, and filed before the scheduled meeting with the secretary. It shall be valid only for those meeting for which it is intended, unless otherwise provided in the proxy.

Section 8. Annual Statement

A true and full statement of the affairs of the Association shall be submitted at the annual meeting for consideration by the members.

**ARTICLE IX
FINANCIAL TRANSACTIONS**

APR 05 2023



Section 1. Contracts

The Board shall by specific resolution, authorize any officer or officers, or officers, or member/s to enter any contract or execute and deliver any instrument in the name or in behalf of the Association.

Section 2 Signing of Checks, etc.

All checks, drafts, or other orders for payment of money and all notes, bonds or other evidence of indebtedness issued in the name of the Association shall be signed jointly by the Treasurer and the President or other officers authorized by the Board.

Section 3. Bank Deposits

All funds of the Association such as Association Dues and Membership Fees shall be deposited from time to time to the credit of the Association in such bank or banks as the Board may designate.

Section 4. Fiscal Year

The Fiscal year of the Association shall begin on the 1st of January and end of the 31st of December of each year. The Treasurer shall cause to be made a full complete audit of the books, accounts and financial condition of the Association. Such audit shall be made available for inspection by the members. For this purpose, the Association shall conduct such audit at least three (3) months before the end of the fiscal year, make pertinent recommendations to the Board and render a report to the members at annual meeting.

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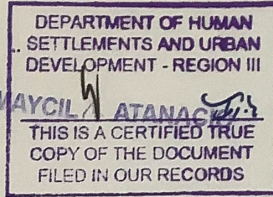
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ARTICLE X

MISCELLANEOUS PROVISIONS



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Section 1. Board Rules and Regulations

The Board shall have the power to promulgate such rules and regulations consistent with law, the Articles of Incorporation or this By-laws.

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Section 2. Amendments

These By-laws or any portion or provision hereof may be amended, repealed or otherwise changed, upon initiation of the board in any manner not contrary to law, the articles of incorporation, contracts, or agreement, at a duly called and held regular meeting or special meeting by a majority vote of the members, provided, however, that notice of such meeting whether regular or special, shall contain a fair statement of the proposal amendment.

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The foregoing By-laws were adopted and approved by all the incorporators on 4-24-14 at CSFP

[Handwritten notes and signatures]

(Note: Attached herewith is a list of the names and signatures of the majority of the members of the association who noted for the adoption of this By-Laws.)

IN WITNESS WHEREOF, we have hereto set our hands this 24 day of APRIL at Angeles City, Philippines

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DEPARTMENT OF HUMAN SETTLEMENTS AND URBAN DEVELOPMENT - REGION III
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ACKNOWLEDGEMENT

REPUBLIC OF THE PHILIPPINES)
CITY/PROVINCE OF ~~San Fernando, Pampanga~~ ^{San Fernando, Pampanga}

BEFORE ME, a Notary Public for and in _____ this _____ day
of APR 24 2014, 20____, personally appeared: San Fernando, Pampanga

NAME	TIN	COMMUNITY TAX CERTIFICATE NO.	DATE/PLACE ISSUED
1. <u>Ludivina S. Dizon</u>	<u>225-348-369</u>	<u>34608936</u>	<u>2-12-14/ Porac, Pampanga</u>
2. <u>Jeffrey S. Dizon</u>	<u>125-974-881</u>	<u>34608934</u>	<u>2-12-14/ Porac, Pampanga</u>
3. <u>Erwin S. Dizon</u>	<u>916-736-193</u>	<u>34608935</u>	<u>2-12-14/ Porac, Pampanga</u>
4. <u>Lea D. Angeles</u>	<u>200-064-000</u>	<u>34608937</u>	<u>2-12-14/ Porac, Pampanga</u>
5. <u>Celestino S. Dizon</u>	<u>916-736-201</u>	<u>29029649</u>	<u>1-8-14/ Porac, Pampanga</u>
6. <u>Eloisa R. Narciso</u>	<u>151-202-143</u>	<u>30210021</u>	<u>1-24-14/ Angeles City</u>
7. <u>Leonardo R. Narciso</u>	<u>115-945-707</u>	<u>28192073</u>	<u>2-3-14/ Muntinlupa City</u>
8. <u>Josefa Marinella R. Narciso</u>	<u>151-200-054</u>	<u>30241700</u>	<u>2-24-14/ Angeles City</u>
9. <u>Marian N. Abejo</u>	<u>112-053-072</u>	<u>78310721</u>	<u>1-17-14/ Quezon City</u>
10. <u>Manuel N. Suarez</u>	<u>127-551-230</u>	<u>28191983</u>	<u>1-30-14/ Muntinlupa City</u>
11. <u>Jose Joaquin N. Dayrit</u>	<u>127-418-383</u>	<u>28192178</u>	<u>2-6-14/ Muntinlupa City</u>
12. <u>Diana Gonzales</u>	<u>240-639-887</u>	<u>30217564</u>	<u>2-4-14/ Angeles City</u>
13. <u>Rafael Jesus Del Rosario, Jr.</u>	<u>132-776-063</u>	<u>30184663</u>	<u>1-8-14/ Angeles city</u>
14. <u>Jose Gabriel N. Uichanco</u>	<u>165-839-730</u>	<u>28192097</u>	<u>2-3-14/ Muntinlupa city</u>
15. <u>Prisca N. Castor</u>	<u>145-342-951</u>	<u>30210029</u>	<u>1-30-14/ Angeles City</u>

Known to me and to me known to be the same persons who executed the foregoing By-Laws and who acknowledged to me that the same is their own free and voluntary act and deed.

WITNESS MY HAND SEAL on the date and place first above-written

~~DATE~~ NOTARY PUBLIC
UNTIL DECEMBER 31, 2014
PTR No. 2246890 1-2-14 CSFP
BP No. 931467 1-2-14 CSFP
ROLL No. 18314

Doc No. 94
Page No. 20
Book No. 111
Series of 2074

*Attachments may be made for additional listings

Alfonso S. Narciso

mar m

San Fernando, Pampanga

Prisca N. Castor

[Signature]

[Signature]

[Signature]

APR 05 2013

DEPARTMENT OF HUMAN SETTLEMENTS AND URBAN DEVELOPMENT - REGION III
MAYCIL WATANACIO
THIS IS A CERTIFIED TRUE COPY OF THE DOCUMENT FILED IN OUR RECORDS

ARTICLES OF INCORPORATION

Of

PULU AMSIC LOT OWNERS ASSOCIATION (PALA), INC.

Palma

KNOW ALL MEN BY THESE PRESENTS:

That we, the undersigned, all of legal age, Filipino citizens and residents of the Philippines, have this day voluntarily association ourselves for the purpose of forming a non-stock, non-profit association, under the laws of the Republic of the Philippines particularly Section 2 (a) of executive Order No.535 and section 26 and R.A No. 8763;

[Handwritten signature]

AND WE HEREBY CERTIFY:

FIRST: That the name of said association shall be PULU AMSIC LOT OWNERS ASSOCIATION (PALA), INC.

[Handwritten signature]

SECOND: That the purpose for which said association is formed are as follows:

1. To construct, manage, maintain, and operate adequate facilities and services for its members;
2. To initiate and organize socio-cultural projects and activities which will awaken community consciousness and belonging;
3. To promote, enhance and foster the development and improvement of the quality of life of the members through livelihood projects and other economic activities;
4. To acquire, accept donations, purchase, own, hold, develop, lease, mortgage, pledge, exchange, sell, transfer, or otherwise invest, deal in or trade, in any manner permitted by law and the rules and regulations of government regulatory or licensing agencies, real and personal property of every kind and description, or any interest therein, as may be necessary for the accomplishment of the purposes of the association;
5. To barrow and otherwise contract indebtedness and issue notes, bonds and other evidence of indebtedness and to secure payment therefore by mortgage, pledge or deed of trust, or through encumbrances on any and all of its then-owned or after-acquired real or personal properties and assets as may be permitted by law;
6. To enter into, make, perform, and carry out, or cancel and rescind contracts of every kind and for any lawful purpose with any person, firm, association, corporation, syndicate, domestic or foreign, or others;
7. To do and perform any other acts and things, and to have and exercise any other powers which may be necessary, convenient and appropriate to accomplish the purpose for which the association is organized.

[Handwritten signature]

[Handwritten signature]

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THIRD: That the principal office of the Association is located at PULU AMSIC CLUBHOUSE, PULU AMSIC SUBD., BARANGAY AMSIC, ANGELES CITY.

FOURTH: That the term for which the said Association is to exist is FIFTY (50) YEARS from and after the date of its incorporation;

FIFTH: That the names, citizenship and residence of the incorporators of said association are as follows:

<u>NAME</u>	<u>CITIZENSHIP</u>	<u>RESIDENCE</u>
<u>LUDIVINA S. DIZON</u>	<u>FILIPINO</u>	<u>PANDAN, ANGELES CITY</u>
<u>ERWIN S. DIZON</u>	<u>FILIPINO</u>	<u>PANDAN, ANGELES CITY</u>
<u>LEA DIZON ANGELES</u>	<u>FILIPINO</u>	<u>PANDAN, ANGELES CITY</u>
<u>CELESTINO S.DIZON</u>	<u>FILIPINO</u>	<u>PANDAN, ANGELES CITY</u>
<u>ELOISA R. NARCISO</u>	<u>FILIPINO</u>	<u>STO.CRISTO, ANGELES CITY</u>
<u>IOSEFA MA. R. NARCISO</u>	<u>FILIPINO</u>	<u>JOSEFAVILLE 11, ANGELES CITY</u>
<u>LEONARDO R. NARCISO</u>	<u>FILIPINO</u>	<u>AYALA ALABANG</u>
<u>IOSE JOAQUIN N. DAYRIT</u>	<u>FILIPINO</u>	<u>AYALA ALABANG</u>
<u>IOSE GABRIEL N. UICHANCO</u>	<u>FILIPINO</u>	<u>AYALA ALABANG</u>
<u>MANUEL N. SUAREZ</u>	<u>FILIPINO</u>	<u>AYALA ALABANG</u>
<u>MARIAN ABEJO</u>	<u>FILIPINO</u>	<u>LAVISTA, QUEZON CITY</u>
<u>RAFAEL DEL ROSARIO JR</u>	<u>FILIPINO</u>	<u>VILLA ANGELA, ANGELES CITY</u>
<u>DIANE GONZALES</u>	<u>FILIPINO</u>	<u>JOSEFA SUBD.ANGELES CITY</u>
<u>PRISCA N. CASTOR</u>	<u>FILIPINO</u>	<u>PANDAN, ANGELES CITY</u>

SIXTH: That the number of directors/trustees of the association shall be NINE (9) and the names, citizenship and residences of the directors of said association are as follows:

<u>NAME</u>	<u>CITIZENSHIP</u>	<u>RESIDENCE</u>
EVOLUTION REALTY CORP. (Ludivina S. Dizon)	FILIPINO	PANDAN, ANGELES CITY
EVOLUTION REALTY CORP. (Erwin S. Dizon)	FILIPINO	PANDAN, ANGELES CITY
EVOLUTION REALTY CORP. (Lea D. Angeles)	FILIPINO	PANDAN, ANGELES CITY
NARCISO BROS., INC. (Eloisa R. Narciso)	FILIPINO	STO.CRISTO, ANGELES CITY
NARCISO BROS., INC. (Jose Joaquin N. Dayrit)	FILIPINO	AYALA ALABANG
NARCISO BROS., INC. (Manuel N. Suarez)	FILIPINO	AYALA ALABANG
DIANE GONZALES	FILIPINO	JOSEFA SUBD.ANGELES CITY
RAFAEL DEL ROSARIO JR	FILIPINO	VILLA ANGELA, ANGELES CITY
BRYAN HAMMER	AMERICAN	SUNSETVALLEYMANSION, ANGELES CITY

APR 05 2023
 DEPARTMENT OF HUMAN SETTLEMENTS AND URBAN DEVELOPMENT - REGION III
 MAYCIL A. ANACIO
 THIS IS A CERTIFIED TRUE COPY

Pancin

Mano

Prisca

Castor

Hammer

[Signature]

[Signature]

[Signature]

[Signature]

*man f,
Narciso*

SEVENTH: That the incorporators and directors/trustees (and officers) named herein, and those persons/officers whose names are included in the list of members/officers attached hereto, are members of this association. Additional members may be admitted in accordance with the By-Laws and whose names shall be submitted to the Housing and Land Use Regulatory Board (HLURB) from time to time;

APR 05 2007

***Please see attached list of members**

DEPARTMENT OF HUMAN SETTLEMENTS AND URBAN DEVELOPMENT - REGION III
MAYCILI A. ATANAGI
THIS IS A CERTIFIED TRUE COPY OF THE DOCUMENT FILED IN OUR RECORDS

[Handwritten signature]

EIGHT: That the association shall be maintained by fees, dues, assessments or charges paid by its members and other income as the association may derive from the pursuit of its livelihood and economic activities, as well as voluntary contributions, donations or loans from persons, partnership, corporation and other entities

NINTH: That the initial operating capital of the corporation is \$ 16,000 - PESOS contributed by the following:

*man f,
Narciso*

<u>NAME</u>	<u>AMOUNT</u>
<u>LUDIVINA S.DIZON</u>	<u>P 1,000.00</u>
<u>ERWIN S. DIZON</u>	<u>P 1,000.00</u>
<u>LEA DIZON ANGELES</u>	<u>P 1,000.00</u>
<u>JEFFREY S.DIZON</u>	<u>P 1,000.00</u>
<u>CELESTINO S. DIZON</u>	<u>P 1,000.00</u>
<u>ELOISA R. NARCISO</u>	<u>P 1,000.00</u>
<u>IOSEFA MA. NARCISO</u>	<u>P 1,000.00</u>
<u>LEONARDO R. NARCISO</u>	<u>P 1,000.00</u>
<u>JOSE JOAQUIN N. DAYRIT</u>	<u>P 1,000.00</u>
<u>JOSE GABRIEL N. UICHANCO</u>	<u>P 1,000.00</u>
<u>MANUEL N. SUAREZ</u>	<u>P 1,000.00</u>
<u>MARIAN N. ABEJO</u>	<u>P 1,000.00</u>
<u>RAFAEL DEL ROSARIO JR</u>	<u>P 1,000.00</u>
<u>DIANE GONZALES</u>	<u>P 1,000.00</u>
<u>PRISCA N. CASTOR</u>	<u>P 1,000.00</u>

*man f,
Narciso*

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TENTH: That LEA D. ANGELES has been elected by the members of the Board as Treasurer of the Association to act as such until his successor is duly elected and qualified in accordance with the By-Laws, and that as such Treasurer, he/she has been authorized to receive for and in the name and for the benefit of the association, all fees, contribution, income or donations paid or given by the members or acquired from other entities/sources.

*man f,
Narciso*

IN WITNESS WHEREOF, we the incorporators have hereunto set our hands
this 24 day of APRIL, 2014 at CCFP, Philippines.

[Signature]
LUDIVINA S. DIZON

[Signature]
ELOISA R. NARCISO

[Signature]
JEFFREY S. DIZON

[Signature]
JOSEFA MA. NARCISO

[Signature]
ERWIN S. DIZON

[Signature]
LEONARDO R. NARCISO

[Signature]
LEA D. ANGELES

[Signature]
JOSE JOAQUIN N. DAYRIT

[Signature]
CELESTINO S. DIZON

[Signature]
MANUEL N. SUAREZ

[Signature]
DIANE GONZALES

[Signature]
JOSE GABRIEL N. UICHANCO

[Signature]
RAFAEL DEL ROSARIO JR

[Signature]
MARIAN N. ABEJO

[Signature]
PRISCA N. CASTOR

SIGNED IN THE PRESENCE OF:

[Signature]

APR 05 2014
DEPARTMENT OF HUMAN SETTLEMENTS AND URBAN DEVELOPMENT - REGION III
MAYCIL A. ATANACIO
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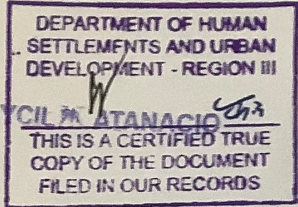
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ACKNOWLEDGEMENT | APR 05 2023

REPUBLIC OF THE PHILIPPINES)

CITY/PROVINCE OF _____ S.S.
City of San Fernando, Pampanga



BEFORE ME, a Notary Public for and in the City of San Fernando, Pampanga, this 5th day of April, 2023, personally appeared:

NAME	TIN	COMMUNITY TAX CERTIFICATE NO.	DATE/PLACE ISSUED
1. <u>Ludivina S. Dizon</u>	<u>225-348-369</u>	<u>34608936</u>	<u>2-12-14/ Porac, Pampanga</u>
2. <u>Jeffrey S. Dizon</u>	<u>125-974-881</u>	<u>34608934</u>	<u>2-12-14/ Porac, Pampanga</u>
3. <u>Erwin S. Dizon</u>	<u>916-736-193</u>	<u>34608935</u>	<u>2-12-14/ Porac, Pampanga</u>
4. <u>Lea D. Angeles</u>	<u>200-064-000</u>	<u>34608937</u>	<u>2-12-14/ Porac, Pampanga</u>
5. <u>Celestino S. Dizon</u>	<u>916-736-201</u>	<u>29029649</u>	<u>1-8-14/ Porac, Pampanga</u>
6. <u>Eloisa R. Narciso</u>	<u>151-202-143</u>	<u>30210021</u>	<u>1-24-14/ Angeles City</u>
7. <u>Leonardo R. Narciso</u>	<u>115-945-707</u>	<u>28192073</u>	<u>2-3-14/ Muntinlupa City</u>
8. <u>Josefa Marinella Narciso</u>	<u>151-200-054</u>	<u>30241700</u>	<u>2-24-14/ Angeles City</u>
9. <u>Marian Abejo</u>	<u>112-053-072</u>	<u>78310721</u>	<u>1-17-14/ Quezon City</u>
10. <u>Manuel N. Suarez</u>	<u>127-551-230</u>	<u>28191983</u>	<u>1-30-14/ Muntinlupa City</u>
11. <u>Jose Joaquin Dayrit</u>	<u>127-418-383</u>	<u>28192178</u>	<u>2-6-14/ Muntinlupa City</u>
12. <u>Diana Gonzales</u>	<u>240-639-887</u>	<u>30217564</u>	<u>2-4-14/ Angeles City</u>
13. <u>Rafael Jesus Del Rosario, Jr.</u>	<u>132-776-063</u>	<u>30184663</u>	<u>1-8-14/ Angeles city</u>
14. <u>Jose Gabriel N. Uichanco</u>	<u>165-839-730</u>	<u>28192097</u>	<u>2-3-14/ Muntinlupa city</u>
15. <u>Prisca N. Castor</u>	<u>145-342-951</u>	<u>30210029</u>	<u>1-30-14/ Angeles City</u>

Known to me and to me known to be the same persons who executed the foregoing Articles of Incorporation and who acknowledged to me that the same is their own free and voluntary act and deed.

WITNESS MY HAND SEAL on the date and place first above-written

Doc No. 95
Page No. 20
Book No. VIII
Series of 2023

Notary Public
WALTER S. GUEVARA
NOTARY PUBLIC
UNTIL DECEMBER 31, 2014
PTR No. 22468901-2-14CSFP
BI No. 931467 1-2-14 CSFP
ROLL No. 18314

*Attachments may be made for additional listings

Handwritten notes on the left margin:
Reling K. Narciso
Cayan
Marian
Prisca N. Castor

Handwritten signature on the right margin:
Prisca N. Castor

MODE FOR CASE FILING:

Our rules and procedures are available on our website via (hsac.gov.ph) and should you need the format for the complaint affidavit, you can find downloadable forms on the same website under the resources tab. We also highly recommend that you seek legal help from a legal counsel/attorney to ensure that your issues and concerns will be properly addressed.

The **requirements** in filing a verified complaint include:

- a. Verified Complaint / Form with Verification and Certification Against Forum Shopping
- b. Proof of payment of filing fees or
- c. Certificate of Indigency (if applicable)
- d. Original or certified true copies of documentary evidence

e. *Certification from Election Committee Chairperson or Grievance Committee Chairperson**
f. *HOA Certificate of Incorporation/Registration**

att. of no grievance (lawyer)

* For cases involving Homeowners Associations only

Computation for Number of Copies/Sets to be submitted: **3 HSAC Copies + # of Respondents + Receiving Copy = Total Copies**

All complaints or actions shall be filed in the RAB which has jurisdiction over the region where the project involved is located. Where the residence and/or principal office of the complainant and respondent are both located in the same region, the Complaint or action may, at the option of the complainant, be filed in the RAB having jurisdiction over the said region regardless of the location of the project involved, unless the parties have validly agreed in writing before the filing of the Complaint or action on the exclusive venue thereof.

In homeowners' association cases, the Complaint shall be filed in the RAB which has jurisdiction over the region where the association is registered with the DHSUD.

✓ Please note that concerns and queries regarding Real Estate Management and Homeowners' Association can also be mediated via **Conciliation Conference** thru the help of the Department of Human Settlements and Urban Development Regional Office III (DHSUD-ROIII). Mediation by schedules meetings/hearings thru the said office may help settle the issues without the need to file a formal complaint. You may reach them at region3@dhsud.gov.ph or call them at (045) 966-6796.

For any concerns or query, you may contact us using the lines given below for direct communication.

Thank you very much.

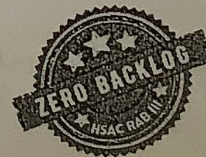
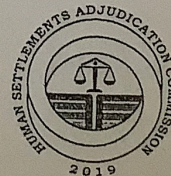
Human Settlements Adjudication Commission
Regional Adjudication Branch III
Malikhain St., Diosdado Macapagal Government Center
Brgy. Maimpis, City of San Fernando, Pampanga
Official Website: hsac.gov.ph

Facebook Page: facebook.com/hsacrab3

E-mail Address: rab3@hsac.gov.ph

✱ Landline: (045) 966-1482

Mobile Number (*Exclusively for Calls*): 0916-746-5378 (Globe) | 0969-162-0241 (Smart)



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REPUBLIC OF THE PHILIPPINES

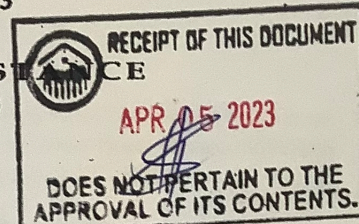
Department of Human Settlements and Urban Development

Kagawaran ng Pananahanang Pantao at Pagpapaunlad ng Kalunsuran

Regional Office 3

REQUEST FOR ASSISTANCE

(Kahilingan Para Sa Tulong)



Date (Petsa) : APRIL 5, 2023

To (Para Kay) :

Requesting Party (Nagreklamo) : EDUARDO C. CASTRO

Address (Tirahan/Opisina) : BLOCK 18 LG KITANLAD ST

Contact Number (Numerong Tatawagan) : 0906 243 6965

Other Party (Nirereklamo) : BRIAN HAMMER / DAVE HEWITSON

Address (Opisina) : PULU ANSIC DRIVE, ANGELES CITY

Contact Number (Numerong Tatawagan) : 0917 923 8604 2009

Facts (Impormasyon Ukol sa Reklamo): pulu-ansic.lotowners@yahoo.com

(ATTACHED)

Respectfully requesting for CONCILIATION CONFERENCE BEFORE NEXT AGM - MAY 13, 2023.

April 3, 2023

HLURB Complaint against PALA

Failure to follow Section 66 (b) of Republic Act No. 9904,

After numerous attempts to examine **ALL** financial records for **PALA**, to include trying to set up numerous times to view **ALL** the financial transactions of **PALA**, we have been stonewalled and **NOT** allowed to view any financial records during normal business hours of **PALA**.

Failure to follow the following Sections of Republic Act No. 9904,

Section 69 : No officer of the association holding a rank of trustee or **DIRECTOR** shall likewise be entitled to any compensation. **David Hewitson**, was compensated 40,000 php per month.

Failure to follow the following Sections of Republic Act No. 9904,

Section 72 (a) (c) and (d) only one board member currently and for the last 5 years has been a qualified person to be on the board for **PALA**.

They have not been Filipino Citizens, not members in good standings or been a actual resident of the subdivision.

PALA board of directors failed to provide due process for members they deemed "delinquent" upon review of our petition asking for a special general meeting (**SGM**).

It should be noted that we had 170 proxy forms from individual lot-owners and were told (without any proof) that 20% of them were delinquent. They would not show which ones were delinquent but could not show any proof because of privacy issues.

We request that the **HLURB** Investigate these allegations as soon as possible. We also request a **HLURB** attend **PALA**, Annual General Meeting (**AGM**), May 13, 2023 at 10 am at the **PALA** clubhouse.