

Appendix V

REPORT ON CORPORATE GOVERNANCE

(Promulgated with the Circular No 96/2020/TT-BTC on November 16, 2020, of the Minister of Finance)

**SONADEZI CORPORATION
SONADEZI CHAU DUC
SHAREHOLDING COMPANY**

**THE SOCIALIST REPUBLIC OF VIETNAM
Independence - Freedom - Happiness**

No: 213 /2026/BC-SZC-KHTH

Dong Nai, January 30th 2026

**REPORT ON CORPORATE GOVERNANCE
(For the year 2025)**

To: - The State Securities Commission;
- The Stock Exchange.

- Name of company: SONADEZI CHAU DUC SHAREHOLDING COMPANY
- Address of head office: 9th Floor, Sonadezi Building, No. 01, Street 01, Bien Hoa 1 Industrial Park, Tran Bien Ward, Dong Nai Province, Vietnam
- Telephone: 0251 8860 788 Fax: 0251 8860 783
- Email: chauduc@sonadezichauduc.com.vn
- Charter capital: 1,799,858,630,000 VND
- Stock symbol: SZC
- Corporate governance model: Shareholders' General Meeting, Board of Directors, Supervisory Board, and General Director.
- The implementation of internal audit: Implemented.

I. Activities of the Shareholders' General Meeting

Information on meetings and Resolutions/Decisions of the General Meeting of Shareholders (including the resolutions of the General Meeting of Shareholders approved in the form of written comments):

No.	Resolution/Decision No.	Date	Content
1	06.2025/NQ-SZC-DHDCD	11/04/2025	Resolution of the 2025 Annual General Shareholders' Meeting
2		11/04/2025	Minutes of the 2025 Annual General Shareholders' Meeting

II. Board of Directors (Semi-annual report)

1. Information about the members of the Board of Directors:

No.	Board of Directors' members	Position (Independent members of the Board of Directors, Non-executive members of the Board of Directors)	The date becoming/ceasing to be the member of the Board of Directors	
			Date of appointment	Date of dismissal
1	Mr. Dinh Ngoc Thuan	Chairman of the Board of Directors	29/03/2022	
2	Mr. Nguyen Van Tuan	Member of the Board of Directors	29/03/2022	
3	Mr. Phan Dinh Tham	Non-Executive member of the Board of Directors	29/03/2022	
4	Mr. Pham Anh Tuan	Non-Executive member of the Board of Directors	29/03/2022	
5	Mr. Nguyen Van Luong	Independent member of the Board of Directors	29/03/2022	
6	Mr. Tran Hao Hiep	Independent member of the Board of Directors	29/03/2022	
7	Ms. Nguyen Phuong Hang	Non-Executive Member of the Board of Directors	18/04/2023	

2. Meetings of the Board of Directors:

No.	Board of Directors' members	Number of meetings attended by Board of Directors	Attendance rate	Reasons for absence
1	Mr. Dinh Ngoc Thuan	5/5	100%	
2	Mr. Nguyen Van Tuan	5/5	100%	
3	Mr. Phan Dinh Tham	5/5	100%	
4	Mr. Pham Anh Tuan	5/5	100%	
5	Mr. Nguyen Van Luong	5/5	100%	

No.	Board of Directors' members	Number of meetings attended by Board of Directors	Attendance rate	Reasons for absence
6	Mr. Tran Hao Hiep	5/5	100%	
7	Ms. Nguyen Phuong Hang	4/5	100%	On official duty

3. Supervision of the Board of Directors towards the Board of Management:

– The Board of Directors directly manages, directs, assigns tasks to, and supervises the General Director in implementing the Resolutions/Decisions of the Board of Directors.

– All activities of the General Director comply with legal regulations and the Company's Charter.

– Organized meetings and obtained written opinions to promptly resolve difficulties and obstacles encountered during the Company's business operations and in accordance with regulations.

– The General Director regularly reports to the Board of Directors participates in meetings to provide updates, and seeks guidance for matters beyond the scope of authority.

– In the 2025, the Board of Directors supervised the General Director in implementing the following activities:

+ Successfully organized the Annual General Meeting of Shareholders for the year 2025 on April 11th, 2025;

+ Continued to implement the Industrial Park - Urban Area Project in Chau Duc, and the Chau Duc golf course project according to the plan approved by the General Meeting of Shareholders...;

+ Completion of the establishment of the Project Enterprise – BOT 768 Company Limited with business registration number 3604002037 to operate and manage the BOT 768 project in Dong Nai Province. After more than 4 years of suspension, on April 5th, 2025, the toll stations of the BOT 786 project officially resumed toll collection;

+ Completion of the adjustment of certain business sectors and professions of the Company in accordance with the Resolution of the Annual General Shareholders' Meeting for the year 2025;

+ Completion of the selection of an Audit Firm to perform the review and audit of financial statements for the year 2025 for Sonadezi Chau Duc Shareholding Company;

+ Organized the collection of opinions from the Board of Directors regarding the signing of contracts and transactions with related parties of the Company in accordance with regulations;

+ Completion of the change of the Business Registration Certificate No. 3600899948, the 14th amendment, dated September 23rd, 2025, issued by the Department of Finance of Dong Nai Province for Sonadezi Chau Duc Shareholding Company.

+ Completion of the establishment of Chau Duc Golf Service Company Limited, a wholly-owned subsidiary of Sonadezi Chau Duc Shareholding Company with the business registration number 3502565834, in order to implement the operation and business of Chau Duc golf course services.

+ Activities serving the production and business operations of the Company....

4. Activities of the Board of Directors' subcommittees (If any): None.

5. Resolutions/Decisions of the Board of Directors (Annual report):

No.	Resolution/Decision No.	Date	Content	Approval rate
1	01.2025/QĐ-SZC-ĐT	03/01/2025	Decision on the approval of the estimated budget for the bidding package: Lighting decoration for the median strip and the Southern parallel road	100%
2	01/1.2025/QĐ-SZC-BOT	03/01/2025	Decision on the approval of the contractor selection results "Mowing, clearing, and cleaning the surface of the Dong Khoi road, 768 road, access road to Thu Bien bridge in Dong Nai province - 2025"	100%
3	01/2.2025/QĐ-SZC-BOT	03/01/2025	Decision on the approval of the contractor selection results for "Maintenance and repair of traffic infrastructure of the Dong Khoi road, road 768, access road to Thu Bien bridge in Dong Nai province - 2025"	100%
4	01.2025/NQ-SZC-HĐQT	06/01/2025	Resolution on the approval of the report from the capital representative of SZC at Sonadezi Services Joint Stock Company	100%
5	02.2025/QĐ-SZC-HĐQT	06/01/2025	Decision on the assignment of the 2025 plan tasks to the Board of Management	100%
6	13.2025/QĐ-SZC-HĐQT	09/01/2025	Decision on financial support for organizing Lunar New Year 2025 celebrations in Chau Duc district	100%

No.	Resolution/Decision No.	Date	Content	Approval rate
7	14.2025/QĐ-SZC-HĐQT	13/01/2025	Decision on adjusting the investment project of Chau Duc urban area	100%
8	15.2025/QĐ-SZC-ĐT	13/01/2025	Decision on approving the result of contractor selection for the package: Lighting decoration for the median strip and the Southern parallel road	100%
9	16.2025/QĐ-SZC-DA	16/01/2025	Decision on the approval of the drawings and estimates for the item: Land leveling, clearing vegetation, and cleaning the site to serve fire prevention and fighting work in 2025	100%
10	02.2025/NQ-SZC-HĐQT	16/01/2025	Resolution on the establishment of BOT 768 Limited Co., approval of the charter, charter capital, appointment of capital representative and nomination of the Members' Council of BOT 768 Limited Co.	100%
11	17.2025/QĐ-SZC-HĐQT	16/01/2025	Decision on appointing a representative of capital contribution of SZC at BOT 768 Limited Company	100%
12	19.2025/QĐ-SZC-ĐT	21/01/2025	Decision on the approval of the budget estimate for the package: Basic construction audit of the cultural house in Sonadezi Huu Phuoc Residential Area	100%
13	19/1.2025/QĐ-SZC-DA	21/01/2025	Decision on the approval of the budget estimate for the maintenance item: Maintenance of infrastructure in Chau Duc IP in 2025 - Phase 2	100%
14	19/2.2025/QĐ-SZC-DA	22/01/2025	Decision on the approval of the budget estimate for the package: Maintenance of infrastructure in Chau Duc Industrial Park in 2025 – Northern Area – Phase 2	100%
15	19/3.2025/QĐ-SZC-DA	22/01/2025	Decision on the approval of the budget estimate for the package: Maintenance of infrastructure in Chau Duc IP in 2025 – Southern Area – Phase 2	100%



No.	Resolution/Decision No.	Date	Content	Approval rate
16	20.2025/QĐ-SZC-ĐT	23/01/2025	Decision on the approval of the budget estimate for the package: Consulting for the appraisal of the basic design for the investment and construction project of the commercial center - Sonadezi Huu Phuoc Residential Area	100%
17	21.2025/QĐ-SZC-HĐQT	24/01/2025	Decision on promulgating the regulation on information disclosure (1 st amendment and supplementation) of Sonadezi Chau Duc Shareholding Company	100%
18	22/1.2025/QĐ-SZC-ĐT	04/02/2025	Decision on the approval of the budget estimate for the bidding package: Execution of renovation and repair of the grounds of roads, fire prevention and fighting vehicle parking lots, motorcycle parking lots, storage and rest facility, operation building, and landscaping	100%
19	23.2025/QĐ-SZC-ĐT	05/02/2025	Decision on the approval the result of contractor selection for the basic construction auditing package concerning the item: Gateway at the beginning of the parallel road	100%
20	24.2025/QĐ-SZC-DA	07/02/2025	Decision on the approval the result of contractor selection for the package: Construction of the single-phase transformer station (14-25 kVA capacity) for powering the lighting system along D.12 road (Section from D.21 to D.29) and D.27 road	100%
21	25.2025/QĐ-SZC-DA	07/02/2025	Decision on the approval the result of contractor selection for the package: Construction Supervision Consultancy for the installation of the single-phase transformer station (14-25 kVA capacity) for powering the	100%

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No.	Resolution/Decision No.	Date	Content	Approval rate
			lighting system along D.12 road (Section from D.21 to D.29) and D.27 road	
22	25/2.2025/QĐ-SZC-ĐT	10/02/2025	Decision on the approval of the result of contractor selection for the bidding package: Execution of renovation and repair of the grounds of roads, fire prevention and fighting vehicle parking lots, motorcycle parking lots, storage and rest facility, operation building, and landscaping	100%
23	26/1.2025/QĐ-SZC-ĐT	11/02/2025	Decision on the approval of the result of contractor selection for the bidding package: Consulting for the appraisal of the basic design for the investment and construction project of the commercial center - Sonadezi Huu Phuoc residential area	100%
24	27.2025/QĐ-SZC-DA	12/02/2025	Decision on the approval of the result of contractor selection for the bidding package: Land leveling, clearing vegetation, and cleaning the site to serve fire prevention and fighting work in 2025.	100%
25	28.2025/QĐ-SZC-DA	12/02/2025	Decision on the approval of the adjustment of the project for the bidding package: Construction of the traffic road and the rainwater drainage system on D.23 Road, section Km0 + 26.00 - Km0 + 588.00 - (D.12 - D.16)	100%
26	29.2025/QĐ-SZC-DA	12/02/2025	Decision on the approval of the budget estimate for the non-consulting service bidding package: Preparation of the environmental protection report for Chau Duc Industrial Park	100%
27	30.2025/QĐ-SZC-DA	12/02/2025	Decision on the approval of the budget estimate for the bidding package: Construction of the	100%

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No.	Resolution/Decision No.	Date	Content	Approval rate
			wastewater drainage pipeline on D.10 road (D.31 - D.02A) - Left side of the route	
28	32.2025/QĐ-SZC-DA	14/02/2025	Decision on the approval of the proposal documents request for the bidding package: Supply and installation of backup generators for Module 3	100%
29	03.2025/NQ-SZC-HĐQT	14/02/2025	Resolution on finalizing the record date and confirming the list of shareholders to attend the Annual General Shareholders' Meeting for the year 2025	100%
30	32/1.2025/QĐ-SZC-ĐT	17/02/2025	Decision on the approval of the construction budget estimate for the bidding package: Project: "Kindergarten (S-K1) - Sonadezi Huu Phuoc Residential Area"	100%
31	32/2.2025/QĐ-SZC-ĐT	17/02/2025	Decision on the approval of the budget estimate for the bidding package: Project: Kindergarten (S-K1) Sonadezi Huu Phuoc Residential Area	100%
32	33.2025/QĐ-SZC-DA	17/02/2025	Decision on the approval of the budget estimate the non-consulting service bidding package: Preparation of the environmental protection report for Chau Duc Urban Area (including Golf Course) for the year 2025	100%
33	34.2025/QĐ-SZC-DA	17/02/2025	Decision on the approval of the budget estimate for the bidding package: Construction supervision consultancy for the construction of traffic road and rainwater drainage system on Đ.23 road, section: Km0 + 26.00 - Km0 + 588.00 (Đ.12 - Đ.16)	100%
34	35.2025/QĐ-SZC-ĐT	17/02/2025	Decision on the approval the result of contractor selection for the package: Audit of basic construction of the Cultural	100%

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No.	Resolution/Decision No.	Date	Content	Approval rate
			House in Sonadezi Huu Phuoc Residential Area	
35	35/1.2025/QĐ-SZC-ĐT	17/02/2025	Decision on the establishment of a specialized team for contractor selection for the bidding package: Construction of Kindergarten (S-K1) - Phase 1, Stage 1	100%
36	35/2.2025/QĐ-SZC-ĐT	17/02/2025	Decision on the establishment of an appraisal team for contractor selection for the bidding package: Construction of Kindergarten (S-K1) - Phase 1, Stage 1	100%
37	36.2025/QĐ-SZC-ĐT	17/02/2025	Decision on the approval of the budget estimate for the consulting design packages, consulting verification of construction drawings - estimated budget for the item: the pipeline for redirecting the drainage ditch along the boundary of Sonadezi Huu Phuoc Residential Area and Industrial Park	100%
38	36/3.2025/QĐ-SZC-ĐT	28/02/2025	Decision on the approval of the adjusted construction budget estimate for the project: Kindergarten (S-K1) - Sonadezi Huu Phuoc Residential Area	100%
39	36/4.2025/QĐ-SZC-ĐT	28/02/2025	Decision on the approval of the adjusted budget estimate for the project: Kindergarten (S-K1) - Sonadezi Huu Phuoc Residential Area	100%
40	37.2025/QĐ-SZC-DA	03/03/2025	Decision on the approval of the construction drawings and construction budget estimate for the item: Installation of D32 water meter assembly of Kaiyang Vietnam New Materials Company Limited	100%
41	37/1.2025/QĐ-SZC-BOT	04/03/2025	Decision on the approval of the budget estimate for fee collection management for 2025	100%



No.	Resolution/Decision No.	Date	Content	Approval rate
			the bidding package: Preparation of the Environmental Protection Work Report for Chau Duc Industrial Park for the year 2025	
49	40/1.2025/QĐ-SZC-ĐT	07/03/2025	Decision on approval of the results of contractor selection for the bidding package: Audit of Basic Construction Works for the Northern Parallel Road Infrastructure – Phase 1	100%
50	41.2025/QĐ-SZC-DA	10/03/2025	Decision on approval of the budget estimate for the package: Site clearance for Chau Duc IP – Phase 1, Year 2025	100%
51	42/1.2025/QĐ-SZC-ĐT	11/03/2025	Decision on the approval of the proposal documents request for the bidding package: Construction of Kindergarten (S-K1) – Phase 1, Stage 1	100%
52	43.2025/QĐ-SZC-DA	13/03/2025	Decision on the establishment of an appraisal team for contractor selection for the bidding package: Construction of traffic road and rainwater drainage system on Đ.23 road, section: Km0 + 26.00 - Km0 + 588.00 (Đ.12 - Đ.16)	100%
53	44.2025/QĐ-SZC-DA	13/03/2025	Decision on the establishment of a specialized team for contractor selection for the bidding package: Construction of traffic road and rainwater drainage system on Đ.23 road, section: Km0 + 26.00 - Km0 + 588.00 (Đ.12 - Đ.16)	100%
54	45.2025/QĐ-SZC-DA	13/03/2025	Decision on approval of the results of contractor selection for the bidding package: Preparation of the environmental protection report for Chau Duc Urban Area for the year 2025	100%
55	46.2025/QĐ-SZC-DA	14/03/2025	Decision on approval of the adjusted construction budget	100%

No.	Resolution/Decision No.	Date	Content	Approval rate
			estimate for the item: Replacement and additional installation of investors' name boards in Chau Duc Industrial Park – Year 2025	
56	47.2025/QĐ-SZC-HDQT	14/03/2025	Decision on terminating operations of the BOT Enterprise – Branch of SZC	100%
57	48.2025/QĐ-SZC-HDQT	14/03/2025	Decision on adjusting the organizational chart of SZC	100%
58	49.2025/QĐ-SZC-DA	14/03/2025	Decision on approval of the budget estimate for the bidding package: Land grading construction for plot 27 (44 Basic Design) and plot 25-2 (43 Basic Design)	100%
59	50.2025/QĐ-SZC-DA	18/03/2025	Decision on approval of the budget estimate for the bidding package: Provision of security services for the Clubhouse and auxiliary facilities from April 2025 to June 2025	100%
60	51.2025/QĐ-SZC-DA	18/03/2025	Decision on the approval of the construction drawings and construction budget estimate for the item: Installation of water supply pipeline for Tripod Company (excluding connection water meters)	100%
61	52.2025/QĐ-SZC-DA	18/03/2025	Decision on the establishment of an appraisal team for contractor selection for the bidding package: Land grading construction for plot 27 (44 Basic Design) and plot 25-2 (43 Basic Design)	100%
62	53.2025/QĐ-SZC-DA	18/03/2025	Decision on the establishment of a specialized team for contractor selection for the bidding package: Land grading construction for plot 27 (44 Basic Design) and plot 25-2 (43 Basic Design)	100%
63	54.2025/QĐ-SZC-ĐT	18/03/2025	Decision on approval of the budget estimate for the bidding	100%

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No.	Resolution/Decision No.	Date	Content	Approval rate
			package: Land leveling, vegetation clearing and site cleaning for the Golf Villa core area to serve fire prevention and fighting works in 2025	
64	04.2025/NQ-SZC-HDQT	18/03/2025	Resolution on the approval of the 2025 labor and salary fund plan	100%
65	55.2025/QĐ-SZC-DA	19/03/2025	Decision on the approval of the construction drawings and construction budget estimate for the item: Installation of D25 water meter cluster at Office Building on D.04 Road – SZL	100%
66	56.2025/QĐ-SZC-DA	19/03/2025	Decision on the approval of the construction drawings and construction budget estimate for the item: Installation of D32 water meter cluster – SIBA High - Tech Mechanical Group Joint Stock Company	100%
67	57.2025/QĐ-SZC-DA	19/03/2025	Decision on the approval of the construction drawings and construction budget estimate for the item: Installation of D50 water meter cluster – Yongfeng Vietnam Industrial Co., Ltd	100%
68	58.2025/QĐ-SZC-DA	19/03/2025	Decision on the approval of the construction drawings and construction budget estimate for the item: Installation of D32 water meter cluster – Haki Vina Co., Ltd.	100%
69	59.2025/QĐ-SZC-DA	19/03/2025	Decision on the approval of the construction drawings and construction budget estimate for the item: Installation of D50 water meter cluster – ShenMing Vietnam Co., Ltd.	100%
70	62.2025/QĐ-SZC-DA	19/03/2025	Decision on approval of the results of contractor selection for the bidding package: Supply and installation of backup generators for Module 3	100%

No.	Resolution/Decision No.	Date	Content	Approval rate
71	62/1.2025/QĐ-SZC-BOT	19/03/2025	Decision on approval of the results of contractor selection for the bidding package: Procurement of Single - Phase Industrial Generators for Toll Stations No. 2A, 2B, 3A, 3B, and No. 4	100%
72	63.2025/QĐ-SZC-DA	20/03/2025	Decision on approval of the budget estimate for the bidding package: Maintenance of trees and flowers along the boundary of the 18 holes Resort Golf Course, landscape of the Clubhouse and auxiliary facilities from April to June 2025	100%
73	64.2025/QĐ-SZC-DA	21/03/2025	Decision on approval of the budget estimate the item: Maintenance of grass and trees at golf holes of 18 holes Resort Golf Course from April 2025 to June 2025	100%
74	64/1.2025/QĐ-SZC-BOT	21/03/2025	Decision on approval of the results of contractor selection for the bidding package: Repair of traffic signal lights at Tan Trieu, Road 16 and Road 768 intersection, and supply of traffic safety equipment	100%
75	80.2025/QĐ-SZC-DA	25/03/2025	Decision on approval of the budget estimate the bidding package: Installation of water meter clusters at the Office Building on Road D.04 for Sonadezi Long Thanh Shareholding Company, Haki Vina Co., Ltd., SIBA High - Tech Mechanical Group Joint Stock Company, Shen Ming Vietnam Co., Ltd., Yongfeng Vietnam Industrial Co., Ltd., and SIBA High - Tech Mechanical Group Joint Stock Company	100%

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No.	Resolution/Decision No.	Date	Content	Approval rate
76	81.2025/QĐ-SZC-DA	25/03/2025	Decision on approval of the results of contractor selection for the bidding package: Site clearance for Chau Duc Industrial Park – Phase 1, Year 2025	100%
77	82.2025/QĐ-SZC-DA	26/03/2025	Decision on approval of the budget estimate the bidding package: Construction of water supply pipelines for Tripod Company (excluding connection water meters); TNT pipeline on Road D.10 (D.31–D.02A) – left side; TNT pipeline on Road D.04 (D.29–D.31); Water supply pipeline on Road D.04 (from D.04-T30 to D.04-T38 and from D.04-P15 to D.04-P23); and water supply pipeline on Road D.02A (from D.02-P30 to D.02-P37 and from D.02-T30 to D.02-T37)	100%
78	83.2025/QĐ-SZC-HĐQT	27/03/2025	Decision on approval of the policy to sign water supply and wastewater treatment contracts with Sonadezi Long Thanh Shareholding Company	100%
79	83/1.2025/QĐ-SZC-DA	27/03/2025	Decision on approval of the results of contractor selection for the bidding package: Maintenance of grass and trees at golf holes of 18 holes Resort Golf Course from April 2025 to June 2025	100%
80	84.2025/QĐ-SZC-DA	28/03/2025	Decision on approval of the budget estimate the bidding package: Construction supervision consultancy for Construction of water supply pipelines for Tripod Company (excluding connection water meters); TNT pipeline on Road D.10 (D.31–D.02A) – left side; TNT pipeline on Road D.04 (D.29–D.31); Water supply	100%

No.	Resolution/Decision No.	Date	Content	Approval rate
			pipeline on Road D.04 (from D.04-T30 to D.04-T38 and from D.04-P15 to D.04-P23); and water supply pipeline on Road D.02A (from D.02-P30 to D.02-P37 and from D.02-T30 to D.02-T37)	
81	85.2025/QĐ-SZC-DA	28/03/2025	Decision on approval of the results of contractor selection for the bidding package: Maintenance of trees and flowers along the boundary of the 18 holes Resort Golf Course, landscape of the Clubhouse and auxiliary facilities from April 2025 to June 2025	100%
82	86.2025/QĐ-SZC-DA	28/03/2025	Decision on approval of the results of contractor selection for the bidding package: Provision of security services for the Clubhouse and auxiliary facilities from April 2025 to June 2025	100%
83	87.2025/QĐ-SZC-DA	31/03/2025	Decision on the approval of the proposal documents request for the bidding package: Land grading construction for plot 27 (44 Basic Design) and plot 25-2 (43 Basic Design)	100%
84	89.2025/QĐ-SZC-DA	31/03/2025	Decision on approval of the budget estimate the bidding package: Construction of the lighting system on Road D.12 (section from D.25 to D.29) and Road D.02A (from pole C5.1-15 to pole C5.1-7, section D.29-D.10)	100%
85	90.2025/QĐ-SZC-HĐQT	31/03/2025	Decision on financial support for fireworks display on the occasion of the 50 th anniversary of the Liberation of the South and National Reunification in Ba Ria – Vung Tau province	100%

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No.	Resolution/Decision No.	Date	Content	Approval rate
86	91.2025/QĐ-SZC-HĐQT	31/03/2025	Decision on termination of operation of the BOT Enterprise – Branch of Sonadezi Chau Duc Shareholding Company	100%
87	91/1.2025/QĐ-SZC-ĐT	31/03/2025	Decision on approval of the results of contractor selection for the bidding package: Land leveling, vegetation clearing and site cleaning for the Golf Villa core area to serve fire prevention and fighting works in 2025	100%
88	93.2025/QĐ-SZC-ĐT	02/04/2025	Decision on approval of budget estimate for design consultancy, verification consultancy of construction drawings and estimate for item: Relocation of the 630 kVA substation within the Social Housing Project Area (Phase 1) – Sonadezi Huu Phuoc Residential Area	100%
89	05.2025/NQ-SZC-HĐQT	02/04/2025	Resolution on the approval of reports regarding the 2025 Annual General Meeting of Shareholders of enterprises with capital contribution from the Company	100%
90	94.2025/QĐ-SZC-ĐA	04/04/2025	Decision on the adjustment of the construction budget estimate for the item: Site grading of plot 36 (Basic design no. 52)	100%
91	95.2025/QĐ-SZC-ĐT	04/04/2025	Decision on approval of budget estimate for design consultancy, verification consultancy of construction drawings and estimate for item: Widening of traffic lanes and turning radii at 4 access points of interchange no. 02 on Hoi Bai – Chau Pha – Da Bac – Phuoc Tan Road, and opening of the median strip to connect Hoi Bai – Chau Pha – Da Bac – Phuoc Tan Road with the parallel road of Sonadezi Huu Phuoc Residential Area	100%




No.	Resolution/Decision No.	Date	Content	Approval rate
92	95/1.2025/QĐ-SZC-ĐT	08/04/2025	Decision on approval of the budget estimate for consultancy bidding packages of the Social Housing Project (Phase 1) – Sonadezi Huu Phuoc Residential Area	100%
93	96.2025/QĐ-SZC-DA	09/04/2025	Decision on approval of the results of contractor selection for the bidding package: Installation of water meter clusters at the Office Building on Road D.04 for SZL, Haki Vina Co., Ltd., SIBA High - Tech Mechanical Group Joint Stock Company, Shen Ming Vietnam Co., Ltd., Yongfeng Vietnam Industrial Co., Ltd., and SIBA High - Tech Mechanical Group Joint Stock Company	100%
94	96/1.2025/QĐ-SZC-ĐT	09/04/2025	Decision on approval of the results of contractor selection for design consultancy, verification consultancy of construction drawings and estimate for item: Relocation of the 630 kVA substation within the Social Housing Project Area (Phase 1) – Sonadezi Huu Phuoc Residential Area	100%
95	96/2.2025/QĐ-SZC-ĐT	10/04/2025	Decision on approval design of the construction drawings and budget estimates for the item: “Drainage ditch straightening project along the boundary between Sonadezi Huu Phuoc Residential Area and the IP”	100%
96	96/3.2025/QĐ-SZC-ĐT	10/04/2025	Decision on approval of the results of contractor selection for the bidding package: Construction supervision consultancy for construction the Social Housing Project (Phase 1) – remaining fire prevention and fighting works	100%

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No.	Resolution/Decision No.	Date	Content	Approval rate
97	96/4.2025/QĐ-SZC-ĐT	10/04/2025	Decision on approval of the results of contractor selection for the bidding package: Construction supervision consultancy for construction the Social Housing Project (Phase 1) – remaining works excluding fire prevention and fighting works	100%
98	97.2025/QĐ-SZC-DA	11/04/2025	Decision on the approval of the proposal documents request for the bidding package: Construction of traffic road and rainwater drainage system on Đ.23 road, section: Km0 + 26.00 - Km0 + 588.00 (Đ.12 - Đ.16)	100%
99	98.2025/QĐ-SZC-HĐQT	11/04/2025	Decision on promulgating the Operating Regulations of the Board of Directors (1 st amendment and supplementation)	100%
100	99.2025/QĐ-SZC-HĐQT	11/04/2025	Decision on promulgating the Internal Corporate Governance Regulations (1 st amendment and supplementation)	100%
101	99/1.2025/QĐ-SZC-HĐQT	11/04/2025	Decision on approval of the guarantee for the remaining loan under under Credit Agreement No. 08/2022/HĐTD-TD at the Dong Nai Development Investment Fund	100%
102	100.2025/QĐ-SZC-DA	15/04/2025	Decision on approval design of the construction drawings and budget estimates for the item: Dredging works of canals along Road D.20 (D.02B-CX), Road D.02B (C81-Suoi Da Nghe Canal), and Suoi Da Nghe Canal (C28-CX)	100%
103	101.2025/QĐ-SZC-DA	15/04/2025	Decision on approval of the budget estimate the bidding package: Site grading of plot 36 (Basic design no. 52)	100%

No.	Resolution/Decision No.	Date	Content	Approval rate
104	103.2025/QĐ-SZC-DA	16/04/2025	Decision on approval of the results of contractor selection for the bidding package: Construction of the lighting system on Road D.12 (section from D.25 to D.29) and Road D.02A (from pole C5.1-15 to pole C5.1-7, section D.29-D.10)	100%
105	103/1.2025/QĐ-SZC-ĐT	16/04/2025	Decision on approval of consulting for the appraisal of construction drawings and estimate for item: Relocation of the 630 kVA substation within the Social Housing Project Area (Phase 1) – Sonadezi Huu Phuoc Residential Area	100%
106	103/2.2025/QĐ-SZC-ĐT	16/04/2025	Decision on approval of the budget estimate the bidding package: Consulting services for preparing adjustments and additions to the basic design	100%
107	104.2025/QĐ-SZC-DA	16/04/2025	Decision on approval of the results of contractor selection for the bidding package: Construction of the Chau Duc Industrial Park perimeter fence in 2025 – Phase 1, section from pile D111 to D135 (Eastern side of the Industrial Park, section from Road D.13 to 56 Highway intersection)	100%
108	104/1.2025/QĐ-SZC-ĐT	18/04/2025	Decision on approval of the results of contractor selection for the bidding package: Construction of Kindergarten – Sonadezi Huu Phuoc Residential Area	100%
109	104/2.2025/QĐ-SZC-ĐT	18/04/2025	Decision on approval of the results of contractor selection for the bidding package: Design consultancy, verification consultancy of construction drawings and estimate for item Widening of traffic lanes and	100%

No.	Resolution/Decision No.	Date	Content	Approval rate
			turning radius at 4 access points of interchange no. 02 on Hoi Bai – Chau Pha – Da Bac – Phuoc Tan Road, and opening of the median strip to connect Hoi Bai – Chau Pha – Da Bac – Phuoc Tan Road with the parallel road of Sonadezi Huu Phuoc Residential Area (at Km1+320)	
110	104/3.2025/QĐ-SZC-ĐT	18/04/2025	Decision on approval of the results of contractor selection for the bidding package: Consulting for the appraisal of construction drawings and estimate for item Widening of traffic lanes and turning radius at 4 access points of interchange no. 02 on Hoi Bai – Chau Pha – Da Bac – Phuoc Tan Road, and opening of the median strip to connect Hoi Bai – Chau Pha – Da Bac – Phuoc Tan Road with the parallel road of Sonadezi Huu Phuoc Residential Area (at Km1+320)	100% 
111	105.2025/QĐ-SZC-DA	22/04/2025	Decision on approval of the budget estimate the bidding package: Construction of roadbed on Road D.08, section Km0 + 699.21 – Km2 + 365.11 (D.29–CT)	100%
112	106.2025/QĐ-SZC-DA	23/04/2025	Decision on approval of the results of contractor selection for the bidding package: Land grading construction for plot 27 (44 Basic Design) and plot 25-2 (43 Basic Design)	100%
113	108.2025/QĐ-SZC-ĐT	24/04/2025	Decision on approval of the budget estimate for the bidding package: Infrastructure maintenance of Sonadezi Huu Phuoc Residential Area in 2025 – Phase I (25.2 hectares).	100%

No.	Resolution/Decision No.	Date	Content	Approval rate
114	108/1.2025/QĐ-SZC-ĐT	24/04/2025	Decision on approval of the results of contractor selection for the bidding package: Construction insurance during the construction period of Kindergarten (S-K1) – Phase 1, Stage 1	100%
115	108/2.2025/QĐ-SZC-ĐT	24/04/2025	Decision on approval of the results of contractor selection for the bidding package: Consultancy for adjusted and supplemented basic design	100%
116	110.2025/QĐ-SZC-HĐQT	29/04/2025	Decision on approval of the contributed assets value handed over by SZC to BOT 768 Co., Ltd	100%
117	114/1.2025/QĐ-SZC-ĐT	06/05/2025	Decision on approval of the budget estimate for the bidding package: Consultancy for preparation of adjusted and supplemented Feasibility Study Report	100%
118	114/2.2025/QĐ-SZC-ĐT	06/05/2025	Decision on approval of the budget estimate for construction survey consultancy serving basic design – Intersection Area No. 01	100%
119	114/3.2025/QĐ-SZC-ĐT	06/05/2025	Decision on approval of the budget estimate for the bidding package: Construction survey consultancy serving basic design – Intersection Area No. 01	100%
120	115/1.2025/QĐ-SZC-ĐT	09/05/2025	Decision on approval of the results of contractor selection for the bidding package: Construction survey consultancy serving basic design – Intersection Area No. 01	100%
121	116/1.2025/QĐ-SZC-ĐT	12/05/2025	Decision on approval of the results of contractor selection for the bidding package: Consultancy for preparation of adjusted and supplemented	100%

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No.	Resolution/Decision No.	Date	Content	Approval rate
			Feasibility Study Report	
122	07.2025/NQ-SZC-HĐQT	12/05/2025	Resolution on approval of the policy of transactions and contracts with related parties of BOT 768 Company Limited	100%
123	117.2025/QĐ-SZC-ĐT	14/05/2025	Decision on approval design of the construction drawings and budget estimates for the item: "Planting trees and grass carpets within the area of intersection no. 02"	100%
124	118.2025/QĐ-SZC-DA	14/05/2025	Decision on approval design of the construction drawings and budget estimates for the item: Opening the median strip at the intersection of Road D.02A and Road D.63	100%
125	119.2025/QĐ-SZC-DA	14/05/2025	Decision on approval of the results of contractor selection for the bidding package: Construction of traffic road and rainwater drainage system on D.23 road, section: Km0 + 26.00 - Km0 + 588.00 (Đ.12 - Đ.16)	100%
126	120.2025/QĐ-SZC-DA	14/05/2025	Decision on approval of the results of contractor selection for the bidding package: Construction of water supply pipelines for Tripod Company (excluding connection water meters); TNT pipeline on Road D.10 (D.31-D.02A) – left side; TNT pipeline on Road D.04 (D.29-D.31); Water supply pipeline on Road D.04 (from D.04-T30 to D.04-T38 and from D.04-P15 to D.04-P23); and water supply pipeline on Road D.02A (from D.02-P30 to D.02-P37 and from D.02-T30 to D.02-T37)	100%
127	122.2025/QĐ-SZC-ĐT	15/05/2025	Decision on approval of the budget estimate for the bidding package: Drainage ditch	100%

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No.	Resolution/Decision No.	Date	Content	Approval rate
			straightening project along the boundary between Sonadezi Huu Phuoc Residential Area and the Industrial Park	
128	123.2025/QĐ-SZC-ĐT	15/05/2025	Decision on approval design of the construction drawings and budget estimates for the item: Relocation of the 630 kVA substation within the Social Housing Project Area (Phase 1) – Sonadezi Huu Phuoc Residential Area	100%
129	124.2025/QĐ-SZC-ĐT	15/05/2025	Decision on approval of the budget estimate for the bidding package: Planting trees and grass carpets within the area of intersection no. 02	100%
130	125.2025/QĐ-SZC-DA	15/05/2025	Decision on approval of the results of contractor selection for the bidding package: Construction supervision consultancy for construction of water supply pipelines for Tripod Company (excluding connection water meters); TNT pipeline on Road D.10 (D.31–D.02A) – left side; TNT pipeline on Road D.04 (D.29–D.31); Water supply pipeline on Road D.04 (from D.04-T30 to D.04-T38 and from D.04-P15 to D.04-P23); and water supply pipeline on Road D.02A (from D.02-P30 to D.02-P37 and from D.02-T30 to D.02-T37)	100%
131	126.2025/QĐ-SZC-DA	20/05/2025	Decision on approval of the budget estimate for the bidding package: Consultancy for basic construction audit of technical infrastructure items in 2025 – Phase 01	100%
132	127.2025/QĐ-SZC-DA	20/05/2025	Decision on approval of the results of contractor selection for the bidding package: Dredging works of canals along	100%

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No.	Resolution/Decision No.	Date	Content	Approval rate
			Road D.20 (D.02B-CX), Road D.02B (C81-Suoi Da Nghe Canal), and Suoi Da Nghe Canal (C28-CX)	
133	128.2025/QĐ-SZC-DA	20/05/2025	Decision on approval design of the construction drawings and budget estimates for the item: Planting landscape along Road D.02A (section from Road D.29 to Jinmazhi Company)	100%
134	128/1.2025/QĐ-SZC-DA	21/05/2025	Decision on approval of the results of contractor selection for the bidding package: Construction supervision consultancy for construction of traffic road and rainwater drainage system on Đ.23 road, section: Km0 + 26.00 - Km0 + 588.00 (Đ.12 - Đ.16)	100%
135	129.2025/QĐ-SZC-HĐQT	23/05/2025	Decision on selecting the audit firm to conduct the review and audit of the 2025 financial statements of SZC	100%
136	08.2025/NQ-SZC-HĐQT	27/05/2025	Resolution on the approval of the pledge of deposit contracts as collateral for the loan agreement of BOT 768 Limited Company at the Dong Nai Development Investment Fund	100%
137	130.2025/QĐ-SZC-DA	27/05/2025	Decision on approval of the budget estimate for the bidding package: Planting landscape along Road D.02A (section from Road D.29 to Jinmazhi Company)	100%
138	131.2025/QĐ-SZC-ĐT	27/05/2025	Decision on approval of budget estimate for the bidding package: Relocation of the 630 kVA substation within the Social Housing Project Area (Phase 1) – Sonadezi Huu Phuoc Residential Area	100%
139	132.2025/QĐ-SZC-ĐT	29/05/2025	Decision on approval of the results of contractor selection for the bidding package:	100%

No.	Resolution/Decision No.	Date	Content	Approval rate
			Planting trees and grass carpets within the area of intersection no. 02	
140	132/1.2025/QĐ-SZC-DA	29/05/2025	Decision on approval of the results of contractor selection for the bidding package: Planting landscape along Road D.02A (section from Road D.29 to Jinmazhi Company)	100%
141	133.2025/QĐ-SZC-DA	30/05/2025	Decision on approval of budget estimate for the bidding package: Construction of the roadbed for D.08 Road(section Km0 + 699.21 – Km2 + 365.11, Đ.29–CT) and opening of median strip at the intersection of Roads D.02A & D.63	100%
142	134.2025/QĐ-SZC-HCNS	30/05/2025	Decision on promulgating regulations on personnel planning of SZC (2 nd amendment and supplementation)	100%
143	135.2025/QĐ-SZC-DA	03/06/2025	Decision on approval of the results of contractor selection for the bidding package: Consultancy for basic construction audit of technical infrastructure items in 2025 – Phase 01	100%
144	136.2025/QĐ-SZC-ĐT	03/06/2025	Decision on approval of the results of contractor selection for the bidding package: Construction of drainage ditch straightening project along the boundary between Sonadezi Huu Phuoc Residential Area and the Industrial Park	100%
145	09.2025/NQ-SZC-HĐQT	03/06/2025	Resolution on approving the selection of RSM Vietnam Auditing & Consulting Co., Ltd. to review the semi-annual financial statements, audit the 2025 annual financial statements, and audit investment capital of BOT 768 Limited Company	100%

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No.	Resolution/Decision No.	Date	Content	Approval rate
146	138/1.2025/QĐ-SZC-ĐT	06/06/2025	Decision on approval of the results of contractor selection for the bidding package: Relocation of the 630 kVA substation within the Social Housing Project Area (Phase 1) – Sonadezi Huu Phuoc Residential Area	100%
147	138/2.2025/QĐ-SZC-ĐT	06/06/2025	Decision on approval of the results of contractor selection for the bidding package: Construction supervision consultancy for relocation of the 630 kVA substation within the Social Housing Project Area (Phase 1) – Sonadezi Huu Phuoc Residential Area	100%
148	139.2025/QĐ-SZC-DA	10/06/2025	Decision on approval of budget estimate for the bidding package: Provision of security services for the Clubhouse and auxiliary facilities from July 2025 to September 2025	100%
149	140.2025/QĐ-SZC-ĐT	10/06/2025	Decision on approval of the results of contractor selection for the bidding package: Infrastructure maintenance of Sonadezi Huu Phuoc Residential Area in 2025 – Phase I (25.2 hectares).	100%
150	141.2025/QĐ-SZC-DA	11/06/2025	Decision on approval of the budget estimate for the bidding package: Maintenance of trees and flowers along the boundary of the 18 holes Resort Golf Course, landscape of the Clubhouse and auxiliary facilities from July 2025 to September 2025	100%
151	142.2025/QĐ-SZC-DA	12/06/2025	Decision on approval of budget estimate for the bidding package: Construction supervision consultancy for construction of the roadbed for D.08 Road (section Km0 +	100%

No.	Resolution/Decision No.	Date	Content	Approval rate
			699.21 – Km2 + 365.11, Đ.29–CT) and opening of median strip at the intersection of Roads D.02A & D.63	
152	143.2025/QĐ-SZC-ĐT	16/06/2025	Decision on approval of the investment project: Commercial Center – Sonadezi Huu Phuoc Residential Area	100%
153	144.2025/QĐ-SZC-DA	16/06/2025	Decision on approval of the budget estimate the item: Maintenance of grass and trees at golf holes of 18 holes Resort Golf Course from July 2025 to September 2025	100%
154	145.2025/QĐ-SZC-HĐQT	16/06/2025	Decision on continuing the sales policy for shophouses in Phase 2 – Sonadezi Huu Phuoc Residential Area Project (3 rd time)	100%
155	145/1.2025/QĐ-SZC-ĐT	17/06/2025	Decision on approval of the verification consulting budget estimate for traffic safety appraisal for the item: Widening of traffic lanes and turning radius at 4 access points of interchange no. 02 on Hoi Bai – Chau Pha – Da Bac – Phuoc Tan Road, and opening of the median strip to connect Hoi Bai – Chau Pha – Da Bac – Phuoc Tan Road with the parallel road of Sonadezi Huu Phuoc Residential Area (at Km1+320)	100%
156	146/1.2025/QĐ-SZC-ĐT	18/06/2025	Decision on approval of the results of contractor selection for the bidding package for the verification consulting for traffic safety appraisal: Widening of traffic lanes and turning radius at 4 access points of interchange no. 02 on Hoi Bai – Chau Pha – Da Bac – Phuoc Tan Road, and opening of the median strip to connect Hoi Bai – Chau Pha – Da Bac – Phuoc Tan Road with the	100%

No.	Resolution/Decision No.	Date	Content	Approval rate
			parallel road of Sonadezi Huu Phuoc Residential Area (at Km1+320)	
157	147.2025/QĐ-SZC-DA	19/06/2025	Decision on approval of the results of contractor selection for the bidding package: Construction of the roadbed for D.08 Road (section Km0 + 699.21 – Km2 + 365.11, Đ.29-CT) and opening of median strip at the intersection of Roads D.02A & D.63	100%
158	148.2025/QĐ-SZC-DA	19/06/2025	Decision on approval design of the construction drawings and budget estimates for the item: Installation of D150 water meter cluster for Electronic Tripod Vietnam Co., Ltd. (Chau Duc)	100%
159	149.2025/QĐ-SZC-HĐQT	19/06/2025	Decision on adjusting the sales policy for 54 townhouses in Phase 2 (under 1st batch of 128 units) – Sonadezi Huu Phuoc Residential Area Project	100%
160	150.2025/QĐ-SZC-DA	20/06/2025	Decision on approval of the results of contractor selection for the bidding package: Provision of security services for the Clubhouse and auxiliary facilities from July 2025 to September 2025	100%
161	151.2025/QĐ-SZC-DA	20/06/2025	Decision on approval of the results of contractor selection for the bidding package: Maintenance of trees and flowers along the boundary of the 18 holes Resort Golf Course, landscape of the Clubhouse and auxiliary facilities from July 2025 to September 2025	100%
162	152.2025/QĐ-SZC-ĐT	20/06/2025	Decision on approval of budget estimate for the consultancy bidding packages: Commercial Center – Sonadezi Huu Phuoc Residential Area	100%

No.	Resolution/Decision No.	Date	Content	Approval rate
163	153.2025/QĐ-SZC-DA	20/06/2025	Decision on approval of the results of contractor selection for the bidding package: Construction supervision consultancy for construction of the roadbed for D.08 Road (section Km0 + 699.21 – Km2 + 365.11, Đ.29-CT) and opening of median strip at the intersection of Roads D.02A & D.63	100%
164	154.2025/QĐ-SZC-HĐQT	23/06/2025	Decision on signing an appendix to extend the operation lease of the Centralized Wastewater Treatment Plant in Chau Duc Industrial Park from 01/07/2025 to 30/09/2025 with Sonadezi Services JSC	100%
165	155.2025/QĐ-SZC-HĐQT	23/06/2025	Decision on granting bonuses to non-executive members of the BOD and BOS on the occasion of the 18 th anniversary of the Company's establishment (26/06/2007 – 26/06/2025)	100%
166	156.2025/QĐ-SZC-HĐQT	23/06/2025	Decision on adjusting the investment policy of the Sonadezi Huu Phuoc Residential Area Project	100%
167	157/1.2025/QĐ-SZC-ĐT	23/06/2025	Decision on approval of the maintenance budget estimate for "Supplementary maintenance of trees and lawns at Sonadezi Huu Phuoc Residential Area in 2025"	100%
168	157/2.2025/QĐ-SZC-ĐT	23/06/2025	Decision on approval of the budget estimate for for the bidding package "Supplementary maintenance of trees and lawns at Sonadezi Huu Phuoc Residential Area"	100%
169	159/1.2025/QĐ-SZC-DA	26/06/2025	Decision on approval of the results of contractor selection for the bidding package: Maintenance of grass and trees	100%

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No.	Resolution/Decision No.	Date	Content	Approval rate
			at golf holes of 18 holes Resort Golf Course from July 2025 to September 2025	
170	160.2025/QĐ-SZC-HĐQT	30/06/2025	Decision on adjusting investment registration content for Chau Duc Industrial Park Project	100%
171	161/1.2025/QĐ-SZC-ĐT	30/06/2025	Decision on the approval of the result of contractor selection for the bidding package: Consultancy for appraisal of construction drawings design and budget estimate for Commercial Center – Sonadezi Huu Phuoc Residential Area (Phase 1)	100%
172	161/2.2025/QĐ-SZC-ĐT	30/06/2025	Decision on the approval of the result of contractor selection for the bidding package: Consultancy of construction drawings design and budget estimate for Commercial Center – Sonadezi Huu Phuoc Residential Area (Phase 1)	100%
173	163.2025/QĐ-SZC-DA	09/07/2025	Decision on approval of the budget estimate for for the bidding package: Construction supervision consultancy for construction of roads and rainwater drainage systems for Road D.06, section: Km0+280.00 - Km0+646.71 - (C16 - Intersection of Road D.29); Road D.04, section: Km1+846.31 - Km1+899.00 - (D.29 - D.31) - Remaining section and Road D.31, section: Km0+642.50 - Km0+691.00 - (D.04 - D.12) - Remaining section	100%
174	164.2025/QĐ-SZC-DA	09/07/2025	Decision on approval of the budget estimate for for the bidding package: Construction of roads and rainwater drainage systems for Road D.06, section:	100%

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No.	Resolution/Decision No.	Date	Content	Approval rate
			Km0+280.00 - Km0+646.71 - (C16 - Intersection of Road D.29); Road D.04, section: Km1+846.31 - Km1+899.00 - (D.29 - D.31) - Remaining section and Road D.31, section: Km0+642.50 - Km0+691.00 - (D.04 - D.12) - Remaining section	
175	165.2025/QĐ-SZC-DA	10/07/2025	Decision on the approval of the result of contractor selection for the bidding package: Installation of D150 water meter cluster for Electronic Tripod Vietnam Co., Ltd. (Chau Duc)	100%
176	168.2025/QĐ-SZC-DA	16/07/2025	Decision on the establishment of a specialized team for contractor selection for the bidding package: Construction of roads and rainwater drainage systems for Road D.06, section: Km0+280.00 - Km0+646.71 - (C16 - Intersection of Road D.29); Road D.04, section: Km1+846.31 - Km1+899.00 - (D.29 - D.31) - Remaining section and Road D.31, section: Km0+642.50 - Km0+691.00 - (D.04 - D.12) - Remaining section	100%
177	169.2025/QĐ-SZC-DA	16/07/2025	Decision on the establishment of an appraisal team for contractor selection for the bidding package: Construction of roads and rainwater drainage systems for Road D.06, section: Km0+280.00 - Km0+646.71 - (C16 - Intersection of Road D.29); Road D.04, section: Km1+846.31 - Km1+899.00 - (D.29 - D.31) - Remaining section and Road D.31, section: Km0+642.50 - Km0+691.00 - (D.04 - D.12) - Remaining section	100%

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No.	Resolution/Decision No.	Date	Content	Approval rate
178	170.2025/QĐ-SZC-HĐQT	16/07/2025	Decision on approval of the policy to sign a land sublease transfer contract with Sonadezi An Binh Shareholding Co.	100%
179	173.2025/QĐ-SZC-DA	29/07/2025	Decision on the approval of the result of contractor selection for the bidding package: Land grading construction for plot 36 (52 Basic Design)	100%
180	174.2025/QĐ-SZC-DA	29/07/2025	Decision on approval design of the construction drawings and budget estimates for the 18-hole Tournament Golf Course Project	100%
181	175.2025/QĐ-SZC-DT	31/07/2025	Decision on approval of the budget estimate for construction and supervision consultancy for the item: Reinforcement of drainage ditch along the boundary between the residential area and industrial park (section from Km0+059 to the end of the route)	100%
182	176.2025/QĐ-SZC-DT	31/07/2025	Decision on the approval of the result of contractor selection for the bidding package: Basic construction audit for Kindergarten (S-K1) – Phase 1, Stage 1	100%
183	177.2025/QĐ-SZC-DA	01/08/2025	Decision on the approval of the proposal documents request for the bidding package: Construction of roads and rainwater drainage systems for Road D.06, section: Km0+280.00 - Km0+646.71 - (C16 - Intersection of Road D.29); Road D.04, section: Km1+846.31 - Km1+899.00 - (D.29 - D.31) - Remaining section and Road D.31, section: Km0+642.50 - Km0+691.00 - (D.04 - D.12) - Remaining section	100%

No.	Resolution/Decision No.	Date	Content	Approval rate
184	178.2025/QĐ-SZC-ĐT	01/08/2025	Decision on approval of the budget estimate for for the bidding package: Consultancy for appraisal of social housing selling prices	100%
185	181/1.2025/QĐ-SZC-ĐT	07/08/2025	Decision on the approval of the result of contractor selection for the bidding package: Consultancy for appraisal of social housing selling prices	100%
186	10.2025/NQ-SZC-HĐQT	11/08/2025	Resolution on fixing the last registration date for exercising the right to receive 2024 cash dividends	100%
187	11.2025/NQ-SZC-HĐQT	18/08/2025	Resolution on changing to enterprise registration information and of the Company's seal and its branches	100%
188	184.2025/QĐ-SZC-DA	18/08/2025	Decision on the approval of the result of contractor selection for the bidding package: Construction supervision consultancy for construction of roads and rainwater drainage systems for Road D.06, section: Km0+280.00 - Km0+646.71 - (C16 - Intersection of Road D.29); Road D.04, section: Km1+846.31 - Km1+899.00 - (D.29 - D.31) - Remaining section and Road D.31, section: Km0+642.50 - Km0+691.00 - (D.04 - D.12) - Remaining section	100%
189	185.2025/QĐ-SZC-ĐT	19/08/2025	Decision on the approval of the result of contractor selection for the bidding package: Installation of water meters for Social Housing (Phase 1) – Sonadezi Huu Phuoc Residential Area	100%
190	187.2025/QĐ-SZC-ĐT	25/08/2025	Decision on the approval of the result of contractor selection for the bidding package: Construction of Reinforcement	100%

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No.	Resolution/Decision No.	Date	Content	Approval rate
			of drainage ditch along the boundary between the residential area and industrial park (section from Km0+059 to the end of the route)	
191	188.2025/QĐ-SZC-DA	26/08/2025	Decision on approval design of the construction drawings and budget estimates for the item: Grass covering of road medians on Road D.02A and landscaping of the roundabout on Road D.02A-D.10	100%
192	190.2025/QĐ-SZC-DA	04/09/2025	Decision on the approval of the budget estimate for the maintenance item: Maintenance of infrastructure in Chau Duc IP in 2025 - Phase 3	100%
193	191.2025/QĐ-SZC-DA	04/09/2025	Decision on approval of the budget estimate for for the bidding package: Grass covering of road medians on Road D.02A and landscaping of the roundabout on Road D.02A - D.10	100%
194	191/1.2025/QĐ-SZC-DA	09/09/2025	Decision on approval of adjusted construction budget estimate for the item: Clubhouse - Rough construction and exterior finishing	100%
195	191/2.2025/QĐ-SZC-DA	09/09/2025	Decision on approval of adjusted construction budget estimate for the item: Interior finishing and procurement of interior decorations	100%
196	192/1.2025/QĐ-SZC-DA	10/09/2025	Decision on approval of adjusted budget estimate for the bidding package: Construction of Clubhouse - Rough construction	100%
197	192/2.2025/QĐ-SZC-DA	10/09/2025	Decision on approval of adjusted budget estimate for the bidding package: Construction of Clubhouse - Interior finishing and procurement of interior decorations and M.E. systems	100%

No.	Resolution/Decision No.	Date	Content	Approval rate
198	193.2025/QĐ-SZC-HĐQT	11/09/2025	Decision on approval of adjustment of investment registration contents for Chau Duc Industrial Park Project	100%
199	194.2025/QĐ-SZC-DA	11/09/2025	Decision on the approval of the result of contractor selection for the bidding package: Construction of roads and rainwater drainage systems for Road D.06, section: Km0+280.00 - Km0+646.71 - (C16 - Intersection of Road D.29); Road D.04, section: Km1+846.31 - Km1+899.00 - (D.29 - D.31) - Remaining section and Road D.31, section: Km0+642.50 - Km0+691.00 - (D.04 - D.12) - Remaining section	100%
200	196.2025/QĐ-SZC-DA	16/09/2025	Decision on approval of the budget estimate for the bidding package: Provision of security services for the Clubhouse and auxiliary facilities from October to December 2025	100%
201	197.2025/QĐ-SZC-ĐT	16/09/2025	Decision on approval of the selling price of 210 social housing under the Social Housing Construction Investment Project (Phase 1) – Sonadezi Huu Phuoc Residential Area	100%
202	199.2025/QĐ-SZC-ĐT	16/09/2025	Decision on approval of budget estimate for the bidding packages for the design consulting and verification consulting of construction drawings and construction budget estimate for the item: Relocation of 22kV medium-voltage cabinets within the scope of expansion of Intersection No. 02	100%
203	200.2025/QĐ-SZC-DA	18/09/2025	Decision on approval of the maintenance budget estimate for	100%

No.	Resolution/Decision No.	Date	Content	Approval rate
			the item: Maintenance of trees and flowers along the boundary of the 18 holes Resort Golf Course, landscape of the Clubhouse and auxiliary facilities from October to December 2025	
204	201.2025/QĐ-SZC-HCNS	18/09/2025	Decision on approval of the list of leadership personnel planning for the 2025–2030 period (Year 2025)	100%
205	203.2025/QĐ-SZC-DA	22/09/2025	Decision on approval of the maintenance budget estimate for the item: Maintenance of grass and trees at golf holes of 18 holes Resort Golf Course from October to December 2025	100%
206	204.2025/QĐ-SZC-HDQT	22/09/2025	Decision on approval of signing an appendix to extend the lease period for operating the centralized wastewater treatment plant in Chau Duc Industrial Park from October 01 st , 2025 to December 31 st , 2025	100%
207	205.2025/QĐ-SZC-DA	25/09/2025	Decision on the approval of the result of contractor selection for the bidding package: Grass covering of road medians on Road D.02A and landscaping of the roundabout on Road D.02A – D.10	100%
208	205/1.2025/QĐ-SZC-ĐT	25/09/2025	Decision on the approval of the result of contractor selection for the bidding package: The design consulting of construction drawings and construction budget estimate for the item: Relocation of 22kV medium-voltage cabinets within the scope of expansion of Intersection No. 02 on Hoi Bai – Chau Pha – Da Bac – Phuoc Tan Road	100%

No.	Resolution/Decision No.	Date	Content	Approval rate
209	205/2.2025/QĐ-SZC-ĐT	25/09/2025	Decision on the approval of the result of contractor selection for the bidding package: The verification consulting of construction drawings and construction budget estimate for the item: Relocation of 22kV medium-voltage cabinets within the scope of expansion of Intersection No. 02 on Hoi Bai – Chau Pha – Da Bac – Phuoc Tan Road	100%
210	205/3.2025/QĐ-SZC-DA	26/09/2025	Decision on the approval of the result of contractor selection for the bidding package: Maintenance of grass and trees at golf holes of 18 holes Resort Golf Course from October to December 2025	100%
211	207.2025/QĐ-SZC-ĐT	29/09/2025	Decision on approval of rental prices for 210 social housing under the Social Housing Construction Investment Project (Phase 1) – Sonadezi Huu Phuoc Residential Area	100%
212	208.2025/QĐ-SZC-DA	29/09/2025	Decision on the approval of the result of contractor selection for the bidding package: Maintenance of trees and flowers along the boundary of the 18 holes Resort Golf Course, landscape of the Clubhouse and auxiliary facilities from October to December 2025	100%
213	208/1.2025/QĐ-SZC-DA	29/09/2025	Decision on the approval of the result of contractor selection for the bidding package: Provision of security services for the Clubhouse and auxiliary facilities from October to December 2025	100%
214	208/2.2025/QĐ-SZC-ĐT	01/10/2025	Decision on approval of the maintenance budget estimate for the item: Maintenance of	100%

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No.	Resolution/Decision No.	Date	Content	Approval rate
			landscape within the scope of Intersection No. 02	
215	208/3.2025/QĐ-SZC-ĐT	01/10/2025	Decision on approval of the maintenance budget estimate for the bidding package: Maintenance of landscape within the scope of Intersection No. 02	100%
216	209/1.2025/QĐ-SZC-ĐT	07/10/2025	Decision on approval design of the construction drawings and budget estimates for the item: Planting trees and turf on sidewalks of the Southern Parallel Road – Phase 2	100%
217	210.2025/QĐ-SZC-ĐT	08/10/2025	Decision on the approval of the result of contractor selection for the project: Water supply and fire-fighting system for Chau Duc Urban Area	100%
218	210/1.2025/QĐ-SZC-ĐT	14/10/2025	Decision on approval design of the construction drawings and budget estimates for the item: Widening of traffic lanes and turning radii at 4 access points of interchange no. 02 on Hoi Bai – Chau Pha – Da Bac – Phuoc Tan Road	100%
219	210/2.2025/QĐ-SZC-ĐT	15/10/2025	Decision on approval of the budget estimate for for the bidding package: Widening of traffic lanes and turning radii at 4 access points of interchange no. 02 on Hoi Bai – Chau Pha – Da Bac – Phuoc Tan Road	100%
220	210/3.2025/QĐ-SZC-ĐT	15/10/2025	Decision on approval of the budget estimates for the item: Planting trees and turf on sidewalks of the Southern Parallel Road – Phase 2	100%
221	211.2025/QĐ-SZC-ĐT	16/10/2025	Decision on approval design of the construction drawings and budget estimates for the item: The verification consulting of construction drawings and	100%

No.	Resolution/Decision No.	Date	Content	Approval rate
			construction budget estimate for the item: Relocation of 22kV medium-voltage cabinets within the scope of expansion of Intersection No. 02 on Hoi Bai – Chau Pha – Da Bac – Phuoc Tan Road	
222	211/1.2025/QĐ-SZC-DA	16/10/2025	Decision on the approval of the result of contractor selection for the bidding package: The verification consulting of construction drawings and construction budget estimate for the 18-hole Tournament Golf Course Project	100%
223	211/2.2025/QĐ-SZC-ĐT	16/10/2025	Decision on the approval of the result of contractor selection for the bidding package: Widening of traffic lanes and turning radii at 4 access points of interchange no. 02 on Hoi Bai – Chau Pha – Da Bac – Phuoc Tan Road	100%
224	211/3.2025/QĐ-SZC-ĐT	17/10/2025	Decision on the approval of the result of contractor selection for the bidding package: Planting trees and turf on sidewalks of the Southern Parallel Road – Phase 2	100%
225	213.2025/QĐ-SZC-HCNS	22/10/2025	Decision on promulgation of the Regulation on appointment, management and evaluation of capital representatives of SZC (1 st amended and supplemented)	100%
226	214.2025/QĐ-SZC-ĐT	24/10/2025	Decision on approval of the budget estimate for the bidding package for the item: Relocation of 22kV medium-voltage cabinets within the scope of expansion of Intersection No. 02 on Hoi Bai – Chau Pha – Da Bac – Phuoc Tan Road	100%
227	215.2025/QĐ-SZC-DA	28/10/2025	Decision on approval design of the construction drawings and budget estimates for the item: Landscaping of centralized	100%

No.	Resolution/Decision No.	Date	Content	Approval rate
			wastewater treatment plant No. 2 and the green belt in front of A1-A4 factory of D2D Company	
228	215/1.2025/QĐ-SZC-ĐT	28/10/2025	Decision on the approval of the result of contractor selection for the bidding package: Construction supervision consultancy for relocation of 22kV medium-voltage cabinets within the scope of expansion of Intersection No. 02 on Hoi Bai – Chau Pha – Da Bac – Phuoc Tan Road	100%
229	215/2.2025/QĐ-SZC-ĐT	28/10/2025	Decision on the approval of the result of contractor selection for the bidding package: Relocation of 22kV medium-voltage cabinets within the scope of expansion of Intersection No. 02 on Hoi Bai – Chau Pha – Da Bac – Phuoc Tan Road	100%
230	216.2025/QĐ-SZC-ĐT	29/10/2025	Decision on approval design of the construction drawings and budget estimates for the item: Planting trees along the walkway at plot PL1	100%
231	12.2025/NQ-SZC-HĐQT	29/10/2025	Resolution on approval of the loan plan and secured assets at Military Commercial Joint Stock Bank – Vung Tau Branch for Chau Duc Urban Area Investment Project	100%
232	218.2025/QĐ-SZC-HĐQT	31/10/2025	Decision on approval of transactions for exercising the right to purchase additional shares of Sonadezi Service JSC	100%
233	218/1.2025/QĐ-SZC-HĐQT	31/10/2025	Decision on approval of support for golf service fees for the event “SPL and Friends 2025”.	100%
234	220.2025/QĐ-SZC-HĐQT	03/11/2025	Decision on adjustment of investment registration contents for Chau Duc Industrial Park Project	100%

No.	Resolution/Decision No.	Date	Content	Approval rate
235	221.2025/QĐ-SZC-HĐQT	03/11/2025	Decision on the approval of supplementary pricing applicable to tourism service Companies/ Agencies and the Weekday voucher packages	100%
236	222.2025/QĐ-SZC-DA	03/11/2025	Decision on the approval of the result of contractor selection for the bidding package: Installation of water meter clusters for Vietnam MingYue Co., Ltd.; Jiu Zhou New Materials Co., Ltd.; Everygreen Garden (Vietnam) Co., Ltd.; Uni-Vinafor Renewable Chau Duc Co., Ltd.; and Chunghee M&C Co., Ltd	100%
237	225.2025/QĐ-SZC-DA	05/11/2025	Decision on approval of the budget estimate for the bidding package: Construction of water supply pipeline on Road D.02A (D. DT- D.15) – Left side of the route	100%
238	225/1.2025/QĐ-SZC-ĐT	05/11/2025	Decision on approval design of the construction drawings and budget estimates for the item: Planting trees, lawns and slope reinforcement at the boundary adjacent to LH51 townhouse plot	100%
239	226.2025/QĐ-SZC-ĐT	07/11/2025	Decision on approval of the budget estimate for the bidding package: Planting trees along the walkway at plot PL1	100%
240	13.2025/NQ-SZC-HĐQT	07/11/2025	Resolution on approval of signing an appendix to the agreement on transfer of rights and obligations related to the office lease contract between SZC, Sonadezi Corporation and Sonadezi Giang Dien Shareholding Company	100%
241	227.2025/QĐ-SZC-DA	10/11/2025	Decision on approval of the budget estimate for the bidding package: Landscaping of centralized wastewater	100%

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No.	Resolution/Decision No.	Date	Content	Approval rate
			treatment plant No. 2 and the green belt in front of A1-A4 factory of D2D Company	
242	228.2025/QĐ-SZC-ĐT	12/11/2025	Decision on approval of establishment of the appraisal team for the adjusted and supplemented feasibility study report of the project "Investment and business of infrastructure of Sonadezi Huu Phuoc Residential Area"	100%
243	229.2025/QĐ-SZC-ĐT	12/11/2025	Decision on the approval of the result of contractor selection for the bidding package: Planting trees along the walkway at plot PL1	100%
244	230.2025/QĐ-SZC-HĐQT	13/11/2025	Decision on appointment of personnel as capital representative of Sonadezi Chau Duc Shareholding Company at Chau Duc Golf Service Company Limited	100%
245	14.2025/NQ-SZC-HĐQT	13/11/2025	Resolution on establishment of Chau Duc Golf Service Company Limited	100%
246	232.2025/QĐ-SZC-DA	17/11/2025	Decision on approval of the budget estimate for the bidding package: Regular maintenance of the lighting system of Chau Duc Industrial Park in 2026	100%
247	233.2025/QĐ-SZC-DA	20/11/2025	Decision on approval of the budget estimate for the bidding package: Provision of security services for Chau Duc Industrial Park in 2026	100%
248	234.2025/QĐ-SZC-DA	20/11/2025	Decision on approval of the maintenance budget estimate for the item: Infrastructure maintenance of Chau Duc Industrial Park in 2026	100%
249	235.2025/QĐ-SZC-DA	21/11/2025	Decision on the Approval of the budget estimate for the bidding package: Construction of the traffic road and rainwater drainage system on road D.29,	100%

No.	Resolution/Decision No.	Date	Content	Approval rate
			section (Km0+780.00 – Km0+840.00) (D.04 – D.12) – Remaining section, and site grading for plot 42 (Basic Design No. 57) – (the land parcel belonging to Mr. Doan Ngoc Phuoc)	
250	236.2025/QĐ-SZC-DA	21/11/2025	Decision on the establishment of a specialized team for contractor selection for the bidding package: Construction of water supply pipeline on Road D.02A (D. DT– D.15) – Left side of the route	100%
251	237.2025/QĐ-SZC-DA	21/11/2025	Decision on the establishment of an appraisal team for contractor selection for the bidding package: Construction of water supply pipeline on Road D.02A (D. DT– D.15) – Left side of the route	100%
252	238.2025/QĐ-SZC-DA	25/11/2025	Decision on approval of the budget estimate for the bidding package: Operation leasing of the wastewater treatment plant of Chau Duc Industrial Park in 2026	100%
253	239/1.2025/QĐ-SZC-DA	26/11/2025	Decision on approval of the maintenance budget estimate for the item: Infrastructure maintenance of Chau Duc Industrial Park – Grass covering of road medians on Road D.02A and landscaping of the roundabout on Road D.02A – D.10	100%
254	242.2025/QĐ-SZC-DA	01/12/2025	Decision on the approval of the result of contractor selection for the bidding package: Landscaping of centralized wastewater treatment plant No. 2 and the green belt in front of A1–A4 factory of D2D Company	100%

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No.	Resolution/Decision No.	Date	Content	Approval rate
255	243.2025/QĐ-SZC-DA	01/12/2025	Decision on approval of the budget estimate for the bidding package: Construction supervision consultancy for construction of water supply pipeline on Road D.02A (D. DT- D.15) – Left side of the route	100%
256	244.2025/QĐ-SZC-ĐT	01/12/2025	Decision on approval of the budget estimate for the bidding package: Provision of security services for Chau Duc Urban Area in 2026	100%
257	244/1.2025/QĐ-SZC-DA	03/12/2025	Decision on approval of the budget estimate for the bidding package: Infrastructure maintenance of Chau Duc Industrial Park in 2026 – Northern Area	100%
258	244/2.2025/QĐ-SZC-DA	03/12/2025	Decision on approval of the budget estimate for the bidding package: Infrastructure maintenance of Chau Duc Industrial Park in 2026 – Southern Area	100%
259	245.2025/QĐ-SZC-ĐT	08/12/2025	Decision on approval design of the construction drawings and budget estimates for the item: Repair of localized sections, speed humps, and replacement of road name signs within the Industrial Park – 2025	100%
260	246.2025/QĐ-SZC-ĐT	08/12/2025	Decision on approval of the budget estimate for the bidding packages: Construction of traffic roads and rainwater drainage system on road N9 (Section: Km0 + 328.752 – Km0 + 433.751); Infiltration drainage systems for routes 7 and 8; and site grading for lot 8 and lot 9 (remaining sections); and site grading construction for lot A (partial remaining works)	100%



No.	Resolution/Decision No.	Date	Content	Approval rate
261	246/1.2025/QĐ-SZC-DA	08/12/2025	Decision on the establishment of a specialized team for contractor selection for the bidding package: Infrastructure maintenance of Chau Duc Industrial Park in 2026 – Northern Area	100%
262	246/2.2025/QĐ-SZC-DA	08/12/2025	Decision on the establishment of a specialized team for contractor selection for the bidding package: Infrastructure maintenance of Chau Duc Industrial Park in 2026 – Southern Area	100%
263	246/3.2025/QĐ-SZC-DA	08/12/2025	Decision on the establishment of an appraisal team for contractor selection for the bidding package: Infrastructure maintenance of Chau Duc Industrial Park in 2026 – Northern Area	100%
264	246/4.2025/QĐ-SZC-DA	08/12/2025	Decision on the establishment of an appraisal team for contractor selection for the bidding package: Infrastructure maintenance of Chau Duc Industrial Park in 2026 – Southern Area	100%
265	247.2025/QĐ-SZC-ĐT	09/12/2025	Decision on approval of the budget estimate for the item: Regular maintenance of the lighting system of Chau Duc Industrial Park and the temporary road to the Golf Course in 2026	100%
266	248.2025/QĐ-SZC-ĐT	09/12/2025	Decision on approval of the maintenance budget estimate for the item: Infrastructure maintenance and greenery maintenance of Sonadezi Huu Phuoc Residential Area in 2026	100%
267	249.2025/QĐ-SZC-ĐT	09/12/2025	Decision on approval of the maintenance budget estimate for the item: Infrastructure maintenance and greenery	100%

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No.	Resolution/Decision No.	Date	Content	Approval rate
			maintenance of the median strip of the Southern parallel road in 2026	
268	250/1.2025/QĐ-SZC-DA	12/12/2025	Decision on the approval of the proposal documents request for the bidding package: Infrastructure maintenance of Chau Duc Industrial Park in 2026 – Northern Area	100%
269	250/2.2025/QĐ-SZC-DA	12/12/2025	Decision on the approval of the proposal documents request for the bidding package: Infrastructure maintenance of Chau Duc Industrial Park in 2026 – Southern Area	100%
270	251.2025/QĐ-SZC-HĐQT	15/12/2025	Decision on approval of signing a contract for housing sale contract under the project of townhouse along commercial streets (Rough construction) at Sonadezi Huu Phuoc Residential Area with related persons of internal persons	100%
271	252.2025/QĐ-SZC-DA	15/12/2025	Decision on the approval of the proposal documents request for the bidding package: Construction of water supply pipeline on Road D.02A (D. DT- D.15) – Left side of the route	100%
272	253.2025/QĐ-SZC-HCNS	15/12/2025	Decision on approval of the budget estimate for the package: Maintenance of trees and lawns at the Industrial Park – Urban Area Office of Chau Duc in 2026	100%
273	254.2025/QĐ-SZC-HCNS	15/12/2025	Decision on approval of the budget estimate for the package: Provision of security services for the Industrial Park – Urban Area Office of Chau Duc in 2026	100%
274	255.2025/QĐ-SZC-DA	16/12/2025	Decision on approval of the budget estimate for the bidding	100%

No.	Resolution/Decision No.	Date	Content	Approval rate
			package: Consultancy services for localized adjustment of the zoning plan at the 1/2000 Scale for Chau Duc Industrial – Urban Park, Ho Chi Minh City	
275	256.2025/QĐ-SZC-DA	16/12/2025	Decision on approval of the adjustment to the budget estimate for the bidding package: Site grading for plot 46	100%
276	257.2025/QĐ-SZC-ĐT	16/12/2025	Decision on approval of the budget estimate for the bidding package: Infrastructure maintenance and greenery maintenance of the median strip of the Southern parallel road in 2026	100%
277	258.2025/QĐ-SZC-ĐT	16/12/2025	Decision on approval of the budget estimate for the bidding package: Infrastructure maintenance and greenery maintenance of Sonadezi Huu Phuoc Residential Area in 2026	
278	259.2025/QĐ-SZC-ĐT	16/12/2025	Decision on approval of the budget estimate for the bidding package: Regular maintenance of the lighting system of Chau Duc Industrial Park and the temporary road to the Golf Course in 2026	100%
279	260.2025/QĐ-SZC-ĐT	16/12/2025	Decision on approval of the budget estimate for the bidding package: Cadastral survey and adjustment for land subdivision in accordance with the planning for plot R1, and cadastral survey of assets attached to the Social Housing Project (Phase 1) – Sonadezi Huu Phuoc Residential Area	100%
280	261.2025/QĐ-SZC-ĐT	17/12/2025	Decision on approval of the budget estimate for the bidding package: Regular maintenance of the lighting system of Chau Duc Industrial Park in 2026	100%

No.	Resolution/Decision No.	Date	Content	Approval rate
281	264.2025/QĐ-SZC-DA	19/12/2025	Decision on approval of signing a security service contract for the Company Office in 2026 with Sonadezi Security Services Co., Ltd	100%
282	381.2025/QĐ-SZC-DA	22/12/2025	Decision on the approval of the result of contractor selection for the bidding package: Repair of localized sections, speed humps, and replacement of road name signs within the Industrial Park – Year 2025	100%
283	382.2025/QĐ-SZC-HCNS	23/12/2025	Decision on the approval of the result of contractor selection for the bidding package: Maintenance of landscape in 2026	100%
284	383.2025/QĐ-SZC-HĐQT	24/12/2025	Decision on approval of the policy for implementing transactions and contracts with related parties in 2026	100%
285	384.2025/QĐ-SZC-HĐQT	24/12/2025	Decision on approval of rental prices for industrial land, warehouse land and prefabricated factory in 2026	100%
286	385.2025/QĐ-SZC-HĐQT	24/12/2025	Decision on evaluation of the 2025 task performance results for Company Managers	100%
287	386.2025/QĐ-SZC-HĐQT	24/12/2025	Decision on recognition of emulation titles for Company Managers in 2025	100%
288	387.2025/QĐ-SZC-HĐQT	24/12/2025	Decision on the approval of the 2026 Audit plan of the Internal Audit Department	100%
289	388.2025/QĐ-SZC-ĐT	24/12/2025	Decision on re-approval of the selling price of 210 social housing under the Social Housing Construction Investment Project (Phase 1) – Sonadezi Huu Phuoc Residential Area (including additional maintenance fund in accordance with regulations)	100%

No.	Resolution/Decision No.	Date	Content	Approval rate
290	389.2025/QĐ-SZC-HĐQT	24/12/2025	Decision on promulgation of the Regulation on contractor selection at Sonadezi Chau Duc Shareholding Company	100%
291	390.2025/QĐ-SZC-ĐT	25/12/2025	Decision on the approval of the result of contractor selection for the bidding package: Provision of security services for Chau Duc Urban Area in 2026	100%
292	391.2025/QĐ-SZC-DA	26/12/2025	Decision on the approval of the result of contractor selection for the bidding package: Construction of water supply pipeline on Road D.02A (D. DT- D.15) – Left side of the route	100%
293	392.2025/QĐ-SZC-DA	26/12/2025	Decision on the approval of the result of contractor selection for the bidding package: Provision of security services for the Company Office (from 01/01/2026 to 31/12/2026)	100%
294	394/1.2025/QĐ-SZC-DA	26/12/2025	Decision on the approval of the result of contractor selection for the bidding package: Operation leasing of the wastewater treatment plant of Chau Duc Industrial Park in 2026	100%
295	400/1.2025/QĐ-SZC-ĐT	29/12/2025	Decision on the approval of the result of contractor selection for the bidding package: Infrastructure maintenance and greenery maintenance of Sonadezi Huu Phuoc Residential Area in 2026	100%
296	400/2.2025/QĐ-SZC-ĐT	29/12/2025	Decision on the approval of the result of contractor selection for the bidding package: Infrastructure maintenance and greenery maintenance of the median strip of the Southern parallel road in 2026	100%
297	401.2025/QĐ-SZC-HĐQT	30/12/2025	Decision on approval of the policy to sign a contract for infrastructure maintenance of	100%

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No.	Resolution/Decision No.	Date	Content	Approval rate
			Chau Duc Industrial Park in 2026 with related parties	
298	402.2025/QĐ-SZC-HĐQT	30/12/2025	Decision on approval of the policy to sign a contract for infrastructure maintenance and greenery maintenance and the median strip of the Southern parallel road in 2026 with related parties	100%
299	402/1.2025/QĐ-SZC-DA	30/12/2025	Decision on the approval of the result of contractor selection for the bidding package: Infrastructure maintenance of Chau Duc Industrial Park in 2026 – Northern Area	100%
300	402/2.2025/QĐ-SZC-DA	30/12/2025	Decision on the approval of the result of contractor selection for the bidding package: Infrastructure maintenance of Chau Duc Industrial Park in 2026 – Southern Area	100%
301	402/3.2025/QĐ-SZC-ĐT	30/12/2025	Decision on the approval of the result of contractor selection for the bidding package: Regular maintenance of the lighting system of Chau Duc Industrial Park and the temporary road to the Golf Course in 2026	100%
302	402/4.2025/QĐ-SZC-ĐT	30/12/2025	Decision on the approval of the result of contractor selection for the bidding package: Provision of security services for Chau Duc Industrial Park in 2026	100%
303	403.2025/QĐ-SZC-HĐQT	31/12/2025	Decision on approval of the plan for leasing assets and rental prices of assets of the Chau Duc Golf Project – Phase 1	100%
304	404.2025/QĐ-SZC-HĐQT	31/12/2025	Decision on approval of signing contracts for leasing and subleasing assets with Chau Duc Golf Service Company Limited	100%
305	406.2025/QĐ-SZC-HĐQT	31/12/2025	Decision on promulgation of the Regulation on appointment of leadership and management	100%

No.	Resolution/Decision No.	Date	Content	Approval rate
			positions at SZC (Amended and supplemented for the 2 nd time)	
306	410.2025/QĐ-SZC-ĐT	31/12/2025	Decision on the approval of the result of contractor selection for the bidding package: Construction of traffic roads and rainwater drainage system on road N9 (Section: Km0 + 328.752 – Km0 + 433.751); Infiltration drainage systems for routes 7 and 8; and site grading for lot 8 and lot 9 (remaining sections); and site grading construction for lot A (partial remaining works)	100%
307	411.2025/QĐ-SZC-HCNS	31/12/2025	Decision on payment of additional remuneration and bonuses based on emulation titles in 2025 for Company Managers	100%

III. Board of Supervisors (Report in 2025)

1. Information about members of Board of Supervisors:

No.	Members of Board of Supervisors	Position	The date becoming/ceasing to be the member of the Board of Supervisors	Qualification
1	Ms. Pham Thi Kim Hoa	Head of Board of Supervisors	Elected as Member of the Board of Supervisors since 29/03/2022	Master of Finance, Bachelor of Accounting
2	Ms. Trinh Thi Hoa	Member	Dismissed since 11/04/2025	Master of Accounting, Bachelor of Accounting
3	Mr. Le Duc Thuan	Member	Elected as Member of the Board of Supervisors since 29/03/2022	Bachelor of Economics (major in accounting)

No.	Members of Board of Supervisors	Position	The date becoming/ceasing to be the member of the Board of Supervisors	Qualification
4	Ms. Nguyen Thanh Huong	Member	Elected as Member of the Board of Supervisors since 11/04/2025	Master of Accounting, Bachelor of Accounting

2. Meetings of Board of Supervisors:

No.	Members of Board of Supervisors/ Audit Committee	Number of meetings attended	Attendance rate	Voting rate	Reasons for absence
1	Ms. Pham Thi Kim Hoa	2/2	100%	100%	
2	Ms. Trinh Thi Hoa	1/1	100%	100%	Dismissed since 11/04/2025
3	Mr. Le Duc Thuan	2/2	100%	100%	
4	Ms. Nguyen Thanh Huong	1/1	100%	100%	Elected as Member of the Board of Supervisors since 11/04/2025

3. Supervision of the Board of Supervisors towards Board of Directors, Board of Management and shareholders:

- Supervising the legality, systematic approach, and accuracy in accounting practices, bookkeeping, financial statement content, appendices, and related documents.
- Attending regular meetings of the General Meeting of Shareholders and the Company's Board of Directors.
- Providing opinions on matters related to the Company's operations.
- Preparing and submit evaluation reports and recommendations to the General Shareholders' Meeting.

4. The coordination among the Board of Supervisors, the Board of Management, Board of Directors and other managers:

- Attending Company meetings and presenting the Board of Supervisors' opinions on relevant matters.

- Coordinating with departments and subsidiaries of the Company to prepare reports as required.
- Periodically collaborate on the review of quarterly, semi-annual financial statements and provide opinions to finalize the Company's financial statements.
- The Head of the Board of Supervisors participates in the Board of Directors' regular quarterly/Extraordinary meetings.

5. Other activities of the Board of Supervisors (if any): None.

IV. Board of Management

No.	Members of Board of Management	Date of birth	Qualification	Date of appointment / dismissal of members of the Board of Management
1	Mr. Nguyen Van Tuan	23/12/1970	Master of Business Administration (MBA), Bachelor of Finance	Reappointed on 29/03/2022
2	Mr. Tran Trung Chien	25/06/1975	Master of Business Administration (MBA), Bachelor of Law	Reappointed on 27/04/2022
3	Mr. Nguyen Minh Tan	20/10/1982	Master of Business Administration (MBA), Electrical Engineer, Civil Engineer	Appointed on 30/05/2022
4	Mr. Hoang Van Chi	10/10/1974	Master of Civil and Industrial Construction Engineering	Appointed on 01/07/2024

V. Chief Accountant

Name	Date of birth	Qualification	Date of appointment/ dismissal
Mr. Tran Ngoc Tong	14/09/1986	Master of Accounting	Appointed on 29/03/2022

VI. Training courses on corporate governance

Training courses on corporate governance were involved by members of the Board of Directors, the Board of Supervisors, Director (General Director), other managers, and secretaries in accordance with regulations on corporate governance:

Member of the Board of Directors, Member of the Board of Supervisors, Executive Board, and Corporate Governance Officer/Company Secretary have participated in corporate governance training as required.

VII. The list of affiliated persons of the public company (Report in 2025) and transactions of affiliated persons of the Company

1. The list of affiliated persons of the Company

As per the attached detailed list.

Note: NSH No.: ID card No./Passport No. (As for individuals) or Business Registration Certificate No., License on Operations, or equivalent legal documents (As for organisations).

2. Transactions between the Company and its affiliated persons or between the Company and its major shareholders, internal persons and affiliated persons.

No.	Name of organization/ individual	Relationship with the Company	NSH No.* date of issue, place of issue	Address	Time of transactions with the Company	Resolution No. or Decision No. approved by General Meeting of Shareholders/ Board of Directors (if any, specifying date of issue)	Content, quantity, total value of transaction	Note
1	Sonadezi Giang Dien Shareholding Company	Associate with 46.45% Capital Contribution held by Sonadezi Corporation	Business Registration Certificate No.: 3603474037 Date of Issue: 22/12/2023 (3 rd amended), Place of Issue: Department of Planning and Investment of Dong Nai Province	1st Floor, No. 1, Street No. 1, Bien Hoa 1 Industrial Park, Tran Bien Ward, Dong Nai Province	Year 2025	Decision No. 339.2024/QD-SZC-HDQT date 20/12/2024	- Conducting office lease transactions and related addenda for office space on the 9th Floor, Sonadezi Building until 30/09/2025. - Pay office space rental fees; management fees; parking fees; electricity charges, etc. until 30/09/2025. - Transaction value: VND 1,371,702,673	

No.	Name of organization/ individual	Relationship with the Company	NSH No.* date of issue, place of issue	Address	Time of transactions with the Company	Resolution No. or Decision No. approved by General Meeting of Shareholders/ Board of Directors (if any, specifying date of issue)	Content, quantity, total value of transaction	Note
2	Sonadezi Services Joint - Stock Company	Indirect Subsidiary with 20% Capital Contribution held by Sonadezi Corporation	Business Registration Certificate No.: 3600890938 Date of Issue: 07/01/2026 (16 th amended), Place of Issue: Department of Finance of Dong Nai Province	8 th Floor, Sonadezi Building, No. 1, Street No. 1, Bien Hoa 1 Industrial Park, Tran Bien Ward, Dong Nai Province	Year 2025	Decision No. 339.2024/QD-SZC-HDQT date 20/12/2024; Decision No. 39.2025/QD-SZC-HDQT date 05/03/2025; Decision No. 154.2025/QD-SZC-HDQT date 23/06/2025	- Sign a lease and operation contract for the centralized wastewater treatment plant in Chau Duc Industrial Park, along with related addenda; - Sign a contract to prepare environmental monitoring reports and environmental protection activities for Chau Duc Industrial Park, along with related addenda; - Sign a contract to prepare environmental protection reports for Chau Duc Urban Area (including Chau Duc Golf), along with related addenda. - Receive dividends: VND 450,000,000. - Total transaction value: VND 2,829,488,530.	
3	Sonadezi An Binh Shareholding Company	Indirect Subsidiary with 37.95% Capital Contribution held by Sonadezi Corporation	Business Registration Certificate No.: 3600449307 Date of Issue: 30/07/2025 (18 th amended), Place of Issue: Department of Finance of Dong Nai Province	No. 113-116, Lot C2, Street No. 9, An Binh Residential Area, Tran Bien Ward, Dong Nai Province	Year 2025	Decision No. 339.2024/QD-SZC-HDQT date 20/12/2024	- Collecting wastewater treatment fees, water usage fees, management fees, etc., as per contracts signed in previous years. - Sign addenda, minutes, and related documents for land lease contracts (if	

No.	Name of organization/ individual	Relationship with the Company	NSH No.* date of issue, place of issue	Address	Time of transactions with the Company	Resolution No. or Decision No. approved by General Meeting of Shareholders/ Board of Directors (if any, specifying date of issue)	Content, quantity, total value of transaction	Note
							applicable). - Executing the investment cooperation contract for Shophouses - Sonadezi Huu Phuoc Residential Area Project. - Total transaction value: VND 61,755,378,659.	
4	Sonadezi Long Binh Shareholding Company	Indirect Subsidiary with 46.22% Capital Contribution held by Sonadezi Corporation	Business Registration Certificate No.: 3601867699 Date of Issue: 23/09/2025 (6 th amended) Place of Issue: Department of Finance of Dong Nai Province	No 1, Street 3A, Bien Hoa 2 Industrial Park, Long Hung Ward, Dong Nai Province	Year 2025	Decision No. 339.2024/QD-SZC-HDQT date 20/12/2024	- Collecting management fees, water usage fees, etc., as per signed contracts. - Sign addenda, minutes, and related documents for land lease contracts (if applicable). - Receive dividends: VND 3,782,175,000 - Total transaction value: VND 599,209,795	
5	Dong Nai Water Supply Joint Stock Company	Related Organization of Mr. Pham Anh Tuan- Member of BOD; Direct Subsidiary with 63.99% Capital Contribution held by Sonadezi Corporation	Business Registration Certificate No.: 3600259296 Date of Issue: 07/03/2025 (11 th amended) Place of Issue: Department of Finance of Dong Nai Province	No. 48 Cach Mang Thang 8 Street, Tran Bien Ward, Dong Nai Province	Year 2025	Decision No. 339.2024/QD-SZC-HDQT date 20/12/2024	- Pay water usage fees as per the signed water usage contract. - Purchasing bottled drinking water; - Pay Dividends - Total transaction value: 7,847,050 VND	
6	Sonadezi Corporation	Major Shareholder; Related Organization of (1) Mr. Dinh Ngoc Thuan - Chairman of the Board of Directors; (2) Mr. Nguyen Van Tuan -	Business Registration Certificate No.: 3600335363 Date of Issue: 07/10/2025 (the 6 th amended) Place of Issue: Department of Finance of Dong Nai Province	Sonadezi Building, No. 1, Street No. 1, Bien Hoa 1 Industrial Park, Tran Bien Ward, Dong Nai Province	Year 2025	Decision No. 339.2024/QD-SZC-HDQT date 20/12/2024	- Collecting management fees, water usage fees, waste water treatment as per signed land lease contracts; - Sign addenda, minutes, and related documents for	

No.	Name of organization/ individual	Relationship with the Company	NSH No.* date of issue, place of issue	Address	Time of transactions with the Company	Resolution No. or Decision No. approved by General Meeting of Shareholders/ Board of Directors (if any, specifying date of issue)	Content, quantity, total value of transaction	Note
		Member of BOD, General Director; (3) Mr. Tran Ngoc Tong - Chief Accountant; (4) Mr. Phan Dinh Tham - Member of BOD; (5) Ms. Pham Thi Kim Hoa - Head of BOS					land lease contracts (if applicable); - Conduct office rental transactions and the appendices to the office lease contract at the 9th floor of Sonadezi Building from October 2025. - Pay office space rental fees; management fees; parking fees; electricity bills, etc., from October 2025. - Pay dividends: VND 84,312,000,000. - Total transaction value: + Purchases: VND 491,107,728 + Sales: VND 3,789,130,235	
7	Dong Nai Construction Joint Stock Company	Related Organization of Mr. Hoang Van Chi - Deputy General Director; Direct Associate Company of Sonadezi Corporation with a 40% Capital Contribution Ratio	Business Registration Certificate No.: 3600510590 Date of Issue: 10/06/2022 (8 th amended) Place of Issue: Department of Planning and Investment of Dong Nai Province	No. 09, Huynh Van Nghe Street, Tran Bien Ward, Dong Nai Province	Year 2025	Decision No. 339.2024/QD-SZC-HDQT date 20/12/2024	- Executing the investment cooperation contract for Social Housing - Sonadezi Huu Phuoc Residential Area. - Pay Dividends - Total transaction value: 54,556,943,861 VND	
8	No. 2 Industrial Urban Development Shareholding Company	Related Organization of Mr. Nguyen Van Luong - Member of the Board of Directors; Subsidiary of Sonadezi Corporation with a 57.86%	Business Registration Certificate No.: 3600259560 Date of Issue: 28/08/2025 (15 th amended) Place of Issue: Department of Finance of Dong Nai	No.47 Road D9, Vo Thi Sau Street Residential Area, Vinh Thanh Quarter, Tran Bien Ward, Dong Nai Province	Year 2025	Decision No. 339.2024/QD-SZC-HDQT date 20/12/2024	- Collecting management fees, water usage fees, and land lease payments as per signed contracts. - Sign addenda, minutes, and related documents for	

No.	Name of organization/ individual	Relationship with the Company	NSH No.* date of issue, place of issue	Address	Time of transactions with the Company	Resolution No. or Decision No. approved by General Meeting of Shareholders/ Board of Directors (if any, specifying date of issue)	Content, quantity, total value of transaction	Note
		Capital Contribution Ratio	Province				land lease contract (if applicable). - Executing the investment cooperation contract for Shophouses, Townhouses, and Social Housing - Sonadezi Huu Phuoc Residential Area. - Total transaction value: 4,447,901,025 VND	
9	Sonadezi Long Thanh Shareholding Company	- Major Shareholder; - Direct Subsidiary of the Corporation with a 52.75% Capital Contribution Ratio - Related Organization of (1) Mr. Dinh Ngoc Thuan - Chairman of BOD; (2) Mr. Nguyen Van Tuan - Member of BOD, General Director; (3) Mr. Pham Anh Tuan- Member of BOD	Business Registration Certificate No.: 3600649539 Date of Issue: 15/08/2025 (17 th amended) Place of Issue: Department of Finance of Dong Nai Province	Long Thanh Industrial Park, An Phuoc Commune, Dong Nai	Year 2025	Decision No. 339.2024/QD-SZC-HDQT date 20/12/2024; Decision No. 83.2025/QD-SZC-HDQT date 27/3/2025	- Collecting management fees, water usage fees, etc., as per signed contracts. - Sign addenda, minutes, and related documents for land lease contracts (if applicable). - Purchase fuel. - Signing water usage and supply contract, waste water treatment contract. - Pay dividends: VND 18,144,000,000 - Total transaction value: VND 5,871,253,372	

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No.	Name of organization/ individual	Relationship with the Company	NSH No.* date of issue, place of issue	Address	Time of transactions with the Company	Resolution No. or Decision No. approved by General Meeting of Shareholders/ Board of Directors (if any, specifying date of issue)	Content, quantity, total value of transaction	Note
10	Chau Duc Water Supply Joint Stock Company	Related Organization of Mr. Nguyen Minh Tan - Deputy General Director, Authorized Information Disclosure Officer	Business Registration Certificate No.: 3500823617 Date of Issue: 03/06/2021 (16 th change) Place of Issue: Department of Planning and Investment of Ba Ria - Vung Tau Province	Chau Duc Industrial Park, Ngai Giao Commune, HCMC	Year 2025	Decision No. 339.2024/QD-SZC-HDQT date 20/12/2024	<ul style="list-style-type: none"> - Collecting management fees as per signed land lease contract. - Sign addenda, minutes, and related documents for land lease contract (if applicable). - Pay water usage fees as per the water supply contract at Chau Duc Urban Industrial Park. - Receive dividends: VND 2,722,500,000 - Total transaction value: + Purchases: VND 12,527,588,600 + Sales: VND 671,833,874 	
11	Sonadezi Security Services Co.,Ltd	Subsidiary with 100% Capital Contribution held by SDV	Business Registration Certificate No.: 3601635899 Date of Issue: 29/04/2009 Place of Issue: Department of Planning and Investment of Dong Nai Province	No. 22B, Street 3A, Bien Hoa 2 Industrial Park, Long Hung Ward, Dong Nai Province	Year 2025	Decision No. 331.2024/QD-SZC-HDQT date 16/12/2024; Decision No. 339.2024/QD-SZC-HDQT date 20/12/2024; Decision No. 345.2024/QD-SZC-HDQT date 23/12/2024	<ul style="list-style-type: none"> Sign the Contract/Contract Appendix for Asset Protection and Security Services at the Toll Stations under the BOT 768 Road Project and the Office in Chau Duc Industrial Park. - Total contract value: VND 609,444,000 	

No.	Name of organization/ individual	Relationship with the Company	NSH No.* date of issue, place of issue	Address	Time of transactions with the Company	Resolution No. or Decision No. approved by General Meeting of Shareholders/ Board of Directors (if any, specifying date of issue)	Content, quantity, total value of transaction	Note
12	Mr. Pham Anh Tuan	Member of the Board of Directors			Year 2025	Decision No. 339.2024/QD-SZC-HDQT date 20/12/2024	Conduct arising transactions under the Capital Contribution Contract for the townhouse project – Sonadezi Huu Phuoc Residential Area. - Transaction value: 0	
13	Ms. Do Tran Chau Nhi	Related Person of Mr. Dinh Ngoc Thuan - Chairman of the Board of Directors						
14	Mr. Nguyen Van Luong	Independent Member of the Board of Directors						
15	Ms. Nguyen Phuong Hang	Member of the Board of Directors						
16	Ms. Pham Thi Anh Thi	Sister of Mr. Pham Anh Tuan- Member of the BOD			Year 2025	Decision No. 339.2024/QD-SZC-HDQT date 20/12/2024	Conduct arising transactions under the Capital Contribution Contract for the townhouse project – Sonadezi Huu Phuoc Residential Area. - Transaction value: 0	
17	Ms. Nguyen Thi Ngoc Mai	Company Secretary, Corporate Governance Officer						
18	Mr. Phan Hoang Nam Anh	Son of Mr. Phan Dinh Tham - Member of the Board of Directors						
19	Ms. Pham Thi Kim Hoa	Head of the Board of Supervisors, Head of the Internal Audit Committee of the Company			Year 2025	Decision No. 339.2024/QD-SZC-HDQT date 20/12/2024	Conduct arising transactions under the Contract for the Sale of Future-Formed Housing – Sonadezi Huu Phuoc Residential Area - Transaction value: 0	
20	Ms. Le Thi Giang	Wife of Mr. Nguyen Van Luong - Independent Member of the Board of Directors						
21	Mr. Phan Hoang Nam	Son of Mr. Phan Dinh Tham - Member of the Board of Directors			Year 2025	Decision No. 339.2024/QD-SZC-HDQT date 20/12/2024	Conduct arising transactions under the Contract for the Sale of Future-Formed Housing – Sonadezi Huu Phuoc Residential Area - Transaction value: 0	

No.	Name of organization/ individual	Relationship with the Company	NSH No.* date of issue, place of issue	Address	Time of transactions with the Company	Resolution No. or Decision No. approved by General Meeting of Shareholders/ Board of Directors (if any, specifying date of issue)	Content, quantity, total value of transaction	Note
22	Mr. Nguyen Minh Tan	Deputy General Director, Authorized Information Disclosure Officer			Year 2025	Decision No. 339.2024/QD-SZC-HDQT date 20/12/2024	Conduct arising transactions under the Contract for the Sale of Future-Formed Housing and the Capital Contribution Contract for the townhouse project – Sonadezi Huu Phuoc Residential Area. - Transaction value: VND 2,330,948,793	
23	Ms. Do Thi My Uyen	Wife of Mr. Hoang Van Chi – Deputy General Director of the Company			Year 2025	Decision No. 251.2025/QD-SZC-HDQT date 15/12/2025	- Signing of a Contract for the Sale of Future-Formed Housing - Sonadezi Huu Phuoc Residential Area - Contract value: 6,000,000,000 VND	
24	Chau Duc Golf Service Company Limited	A wholly owned subsidiary of SZC	Business Registration Certificate Number: 3502565834 Date of Issue: 03/12/2025 (1st Amendment) Place of Issue: Department of Finance of Ho Chi Minh City	Clubhouse, Chau Duc Golf Course, No. 01, Road D.01, Chau Duc Urban Area, Ngai Giao Commune, Ho Chi Minh City	December 2025	Decision No. 401.2025/QD-SZC-HDQT date 30/12/2025 Decision No. 402.2025/QD-SZC-HDQT date 30/12/2025 Decision No. 404.2025/QD-SZC-HDQT date 30/12/2025	- Signed a contract for infrastructure maintenance of Chau Duc Industrial Park in 2026; Total contract value: VND 13,444,557,929 (including 8% VAT) - Signed a contract for infrastructure maintenance and green space maintenance of Sonadezi Huu Phuoc residential area and the median strip of the Southern Song Hanh road in 2026; Total contract value: VND 1,931,766,840 - Signed a lease	

No.	Name of organization/ individual	Relationship with the Company	NSH No.* date of issue, place of issue	Address	Time of transactions with the Company	Resolution No. or Decision No. approved by General Meeting of Shareholders/ Board of Directors (if any, specifying date of issue)	Content, quantity, total value of transaction	Note
							and rental agreement for assets	

Note: NSH No.: ID card No./Passport No. (As for individuals) or Business Registration Certificate No., License on operations or equivalent legal documents (As for organisations).

3. Transaction between internal persons of the Company, affiliated persons of internal persons and the Company's subsidiaries in which the Company takes controlling power.

- Parking fee transaction at Sonadezi Building between BOT 768 Company Limited and Sonadezi Giang Dien Shareholding Company.

- Transaction related to the execution of the signed construction contract between BOT 768 Company Limited and Sonadezi An Binh Shareholding Company.

- Water usage and drinking water purchase transaction under the water supply contract between BOT 768 Company Limited and Dong Nai Water Supply Joint Stock Company.

- Household waste collection and transportation transaction under the signed contract between BOT 768 Company Limited and Sonadezi Environment Joint Stock Company.

- Short-term training course transactions between BOT 768 Company Limited and Sonadezi College of Technology and Management.

- Parking fee transaction at Sonadezi Building between BOT 768 Company Limited and Sonadezi Corporation from October 1st, 2025.

4. Transactions between the Company and other objects

4.1. Transactions between the Company and the company that its members of Board of Management, the Board of Supervisors, Director (General Director) have been founding members or members of Board of Directors, or CEOs in three (03) latest years (calculated at the time of reporting).

- Management fees, water usage fees, etc., as per signed contracts; signing addenda, minutes, and related documents for land lease contracts (if applicable); receiving dividends - Sonadezi Long Binh Shareholding Company (Mr. Pham Anh Tuan is a Member of the Board of Directors of Sonadezi Long Binh Shareholding Company until March 2024);

- Payment of water usage fees as per the signed water supply contract; purchase of bottled drinking water; receiving dividends - Dong Nai Water Supply Joint Stock Company (Mr. Tran Trung Chien was a Member of the Board of Directors of Dong

Nai Water Supply Joint Stock Company until April 2023; Mr. Pham Anh Tuan is a Member of the Board of Directors of Dong Nai Water Supply Joint Stock Company);

- Collecting management fees, water usage fees, waste water treatment as per signed land lease contracts; signing addenda, minutes, and related documents for land lease contracts (if applicable); receiving dividends - Sonadezi Corporation (Mr. Dinh Ngoc Thuan is a Member of the Board of Directors and Deputy General Director; Mr. Nguyen Van Tuan is a Member of the Board of Directors of Sonadezi Corporation);

- Management fees, water usage fees, etc., as per signed contracts; signing addenda, minutes, and related documents for land lease contracts (if applicable); purchase of fuel; receiving dividends - Sonadezi Long Thanh Shareholding Company (Mr. Nguyen Van Tuan - Chairman of the Board of Directors; Mr. Pham Anh Tuan - Member of the Board of Directors and General Director; Mr. Dinh Ngoc Thuan - Member of the Board of Directors of Sonadezi Long Thanh Shareholding Company);

- Management fees, water usage fees, land lease payments, etc., as per signed contracts; signing addenda, minutes, and related documents for investment cooperation contracts (if applicable); executing investment cooperation contracts for Shophouses, Townhouses, and Social Housing - Sonadezi Huu Phuoc Residential Area Project - No. 2 Industrial Urban Development Shareholding Company (Mr. Nguyen Van Luong is a Member of the Board of Directors of D2D);

- Management fees as per signed land lease contracts; signing addenda, minutes, and related documents for investment cooperation contracts (if applicable); payment of water usage fees as per the signed water supply contract at Chau Duc Urban Industrial Park; receiving dividends - Chau Duc Water Supply Joint Stock Company (Mr. Nguyen Minh Tan is a Member of the Board of Directors of Chau Duc Water Supply Joint Stock Company).

4.2. Transactions between the Company and the company that its affiliated persons with members of Board of Directors, Board of Supervisors, Director (General Director) and other managers as a member of Board of Directors, Director (General Director or CEO).

- Management fees, water usage fees, etc., as per signed contracts; signing addenda, minutes, and related documents for investment cooperation contracts (if applicable); receiving dividends - Sonadezi Long Binh Shareholding Company (Ms. Luong Minh Hien - Chairman of the Board of Directors of SZB is a Related Person to Mr. Tran Trung Chien - Deputy General Director of SZC);

- Signing a contract to prepare environmental monitoring reports and environmental protection activities at Chau Duc Industrial Park; signing a contract to prepare environmental protection reports for Chau Duc Golf Course; signing a contract to lease and operate the centralized wastewater treatment plant at Chau Duc Industrial Park along with addenda; receiving dividends - Sonadezi Services Joint Stock Company (Ms. Luong Minh Hien - Chairman of the Board of Directors of SDV is a Related Person to Mr. Tran Trung Chien - Deputy General Director of SZC).

- Management fees, water usage fees, etc., according to signed contracts; Sign appendices, minutes, and related documents of land lease contracts (if any); Purchase gasoline and diesel fuel; Payment dividend to Sonadezi Long Thanh Shareholding Company (Ms. Le Thi Giang - Deputy General Director of SZL is a related party of Mr. Nguyen Van Luong - Member of the Board of Directors of SZC).

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4.3. Other transactions of the Company (if any) may bring material or non-material benefits for members of Board of Directors, members of the Board of Supervisors, Director (General Director) and other managers.

None.

VIII. Share transactions of internal persons and their affiliated persons (Report in 2025)

1. The list of internal persons and their affiliated persons

As per the attached detailed list.

2. Transactions of internal persons and affiliated persons with shares of the company

No.	Transaction executor	Relationship with internal persons	Number of shares owned at the beginning of the period		Number of shares owned at the end of the period		Reasons for increasing, decreasing (buying, selling, converting, rewarding, etc.)
			Number of shares	Percentage	Number of shares	Percentage	
1	Ms. Nguyen Thi Thanh Hang	Internal person (Member of the Internal Audit Committee)	15,000	0.0083%	2,900	0.0016%	Sell
2	Mr. Tran Ngoc Tong	Internal person (Chief Accountant)	0	0%	5,000	0.0028%	Buy
3	Mr. Nguyen Minh Tan	Internal person (Deputy General Director, Authorized Information Disclosure Officer)	74,915	0.0416%	79,415	0.0441%	Buy
4	Mr. Nguyen Van Tuan	Internal person (Member of the Board of Directors - General Director)	14,400	0.008%	17,400	0.0097%	Buy
5	Mr. Tran Trung Chien	Internal person (Deputy General Director)	3,600	0.002%	12,800	0.0071%	Buy
6	Ms. Nguyen Thi Ngoc Mai	Internal Person (Company Secretary, Corporate Governance Officer)	38,660	0.0215%	22,660	0.0126%	Sell



No.	Transaction executor	Relationship with internal persons	Number of shares owned at the beginning of the period		Number of shares owned at the end of the period		Reasons for increasing, decreasing (buying, selling, converting, rewarding, etc.)
			Number of shares	Percentage	Number of shares	Percentage	
7	Ms. Pham Thi Kim Hoa	Internal Person (Head of BOS)	0	0%	13,700	0.0076%	Buy
8	Mr. Nguyen Duy Hoang	Husband of Ms. Pham Thi Kim Hoa	0	0%	3,000	0.0017%	Buy
9	Mr. Pham Minh Thanh	Older brother of Ms. Pham Thi Kim Hoa	8,400	0.0047%	6,400	0.0036%	Sell
10	Mr. Le Xuan Dong	Ms. Nguyen Thi Thanh Hang's brother-in-law	10,200	0.0057%	12,300	0.0068%	Buy

Transactions of SZC shares are carried out in accordance with the information disclosure regulations for insiders and related persons of insiders under Article 33 of Circular 96/2020/TT-BTC dated 16/11/2020.

IX. Other significant issues: None.

Recipients:

- Same as above;
- Archived: VT, KHTH.

CHAIRMAN OF BOARD OF DIRECTORS



Đinh Ngọc Thuan

LIST OF INSIDERS AND THEIR RELATED PERSONS OF SONADEZI CHAU DUC SHAREHOLDING COMPANY

Information closing date: 31/12/2025

Status	Stock code	Full name	Securities trading account (if any)	Position in the company (if any)	Relationship with company/insider	Type of certificate (*) (ID Card/ Passport/Business registration certificate)	Certificate No. (*)	Date of issue	Place of issue	Head office address/Contact address	Number of shares owned at the end of the period	End of period share ownership ratio	Starting point is company related person/insider	Time of no longer being a related person of the company/insider	Reason (when amended arise related to items 14 and 15)	Notes (regarding the absence of the NSH Certificate and other notes)
1	2	3	4	5	6	7	8 (*)	9	10	11	12	13	14	15	16	17
1		Sonadezi Corporation		Parent Company	Major shareholder, owning over 10% of shares	Business Registration Certificate	3600335363	07/10/2025 (6th amended)	Department of Finance of Dong Nai Province	Sonadezi Building, No. 1, Road 1, Bien Hoa 1 Industrial Park, Tran Bien Ward, Dong Nai	84.312.000	46,84%	2007			
1.01		Truong Dinh Hiep											16/04/2024			Mr. Truong Dinh Hiep is Chairman of BOD of Sonadezi Corporation
1.02		Tran Thanh Hai											25/01/2016			Mr. Tran Thanh Hai is a member of BOD and General Director of Sonadezi Corporation
1.03		Nguyen Thi Hanh											25/01/2016			Mrs. Nguyen Thi Hanh is a member of BOD and Deputy General Director of Sonadezi Corporation
1.04		Nguyen Van Tuan		Member of BOD, General Director	Insider						17.400	0,010%	25/01/2016			Mr. Nguyen Van Tuan is a member of BOD of Sonadezi Corporation
1.05		Dinh Ngoc Thuan		Chairman of BOD	Insider								25/01/2016			Mr. Dinh Ngoc Thuan is a member of BOD and Deputy General Director of Sonadezi Corporation
1.06		Pham Quoc Chi									1.434.080	0,80%	25/01/2016			Mr. Pham Quoc Chi is a member of BOD of Sonadezi Corporation
1.07		Luong Minh Hien			Related person of Mr. Tran Trung Chien - Deputy General Director						19.800	0,011%	28/04/2021			Mrs. Luong Minh Hien is a member of BOD and Deputy General Director of Sonadezi Corporation
1.08		Le Thi Bich Loan											29/04/2021			Mrs. Le Thi Bich Loan is Chief Accountant of Sonadezi Corporation

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1	2	3	4	5	6	7	8 (*)	9	10	11	12	13	14	15	16	17
1.09		Dong Nai Water Supply Joint Stock Company			- Related organizations of Mr. Pham Anh Tuan - member of BOD; - Subsidiary of Sonadezi Corporation with direct capital contribution ratio of 63.99%	Business Registration Certificate	3600259296	07/03/2025 (11th amended)	Department of Finance of Dong Nai Province	48 Cach Mang Thang 8, Tran Bien Ward, Dong Nai Province	171.018	0,095%				
1.10		Sonadezi Environment Joint Stock Company			Direct subsidiary of Sonadezi Corporation with direct capital contribution ratio of 64.04%	Business Registration Certificate	3600274914	15/09/2025 (14th amended)	Department of Finance of Dong Nai Province	No. 12, Huynh Van Nghe Street, Tran Bien Ward, Dong Nai Province						
1.11		Dong Nai Port Joint Stock Company			Direct subsidiary of Sonadezi Corporation with direct capital contribution ratio of 51%	Business Registration Certificate	3600334112	31/07/2025 (10th amended)	Department of Finance of Dong Nai Province	Binh Duong Quarter, Long Hung Ward, Dong Nai Province	1.260.000	0,70%				
1.12		No. 2 Industrial Urban Development Shareholding Company			- Related organization of Mr. Nguyen Van Luong - Member of BOD; - Direct subsidiary of Sonadezi Corporation with direct capital contribution ratio of 57.86%	Business Registration Certificate	3600259560	28/08/2025 (15th amended)	Department of Finance of Dong Nai Province	No. 47, D9 Street, Vo Thi Sau Residential Area, Vinh Thanh Quarter, Tran Bien Ward, Dong Nai Province						
1.13		Sonadezi Long Thanh Shareholding Company			- Major shareholder, owning over 10% of shares; - Related organizations of Nguyen Van Tuan - Member of BOD, General Director; Dinh Ngoc Thuan - Chairman of BOD; Pham Anh Tuan - Member of BOD; - Direct subsidiary of Sonadezi Corporation with direct capital contribution ratio of 52.746%	Business Registration Certificate	3600649539	15/08/2025 (17th amended)	Department of Finance of Dong Nai Province	Road 5, Long Thanh Industrial Park, An Phuoc Commune, Dong Nai Province	18.144.000	10,08%				

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1	2	3	4	5	6	7	8 (*)	9	10	11	12	13	14	15	16	17
1.14		Sonadezi Long Binh Shareholding Company			Indirect subsidiary of Sonadezi Corporation with capital contribution ratio of 45.22%	Business Registration Certificate	3601867699	23/09/2025 (6th amended)	Department of Finance of Dong Nai Province	No. 1, Road 3A, Bien Hoa 2 Industrial Park, Long Hung Ward, Dong Nai Province						
1.15		Sonadezi Service Joint Stock Company			Indirect subsidiary of Sonadezi Corporation with 20% capital contribution	Business Registration Certificate	3600890938	07/01/2026 (16th amended)	Department of Finance of Dong Nai Province	8th Floor, Sonadezi Building, No. 1, Road 1, Bien Hoa 1 Industrial Park, Tran Bien Ward, Dong Nai Province						
1.16		Sonadezi An Binh Shareholding Company			Indirect subsidiary of Sonadezi Corporation with capital contribution ratio of 37.95%	Business Registration Certificate	3600449307	30/07/2025 (18th amended)	Department of Finance of Dong Nai Province	No. 113-116 Lot C2, Road 9, An Binh Residential Area, Tran Bien Ward, Dong Nai Province						
1.17		Sonadezi Binh Thuan Shareholding Company			- Related organizations of Mr. Dinh Ngoc Thuan - Chairman of BOD; Mr. Phan Dinh Tham - member of BOD; Mr. Phan Anh Tuan - member of BOD; Mr. Tran Ngoc Tong - Chief Accountant; - Indirect subsidiary of Sonadezi Corporation with a capital contribution ratio of 42%	Business Registration Certificate	3401205899	14/08/2025 (3rd amended)	Department of Finance of Lam Dong Province	443 Hamlet 6, Tan Minh Commune, Lam Dong Province						
1.18		Sonadezi Giang Dien Shareholding Company			Affiliate of Sonadezi Corporation with capital contribution ratio of 46.45%	Business Registration Certificate	3603474037	22/12/2024 (3rd amended)	Department of Planning & Investment of Dong Nai province	1st Floor, No. 1, Road 1, Bien Hoa 1 Industrial Park, Tran Bien Ward, Dong Nai Province						
1.19		Dong Nai Construction Joint Stock Company			- Related organization of Mr. Hoang Van Chi - Deputy General Director; - Associated company of Sonadezi Corporation with capital contribution ratio of 40%	Business Registration Certificate	3600510590	10/06/2022 (8th amended)	Department of Planning & Investment of Dong Nai province	No. 09, Huynh Van Nghe Street, Tran Bien Ward, Dong Nai Province	375.000	0,21%				

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1	2	3	4	5	6	7	8 (*)	9	10	11	12	13	14	15	16	17
1.20		Dong Nai Construction Investment and Materials Joint Stock Company			Affiliate of Sonadezi Corporation with direct capital contribution ratio of 35.99%	Business Registration Certificate	3600259352	16/12/2024 (8th amended)	Department of Planning and Investment of Dong Nai province	138, Quarter 1, Nguyen Ai Quoc Street, Trang Dai Ward, Dong Nai Province						
1.21		Sonadezi College of Technology and Management			Affiliated organization of Sonadezi Corporation with capital contribution ratio of 40%	Certificate of Registration	135/2017/GCNDK KHD-TCDNCGCNDK	14/06/2017	General Department of Vocational Education	No. 1, Road 6A, Bien Hoa 2 Industrial Park, Long Hung Ward, Dong Nai Province						
1.22		QL 91 Can Tho - An Giang Investment Joint Stock Company			Affiliate of Sonadezi Corporation with capital contribution ratio of 39.72%	Business Registration Certificate	3603181739	30/12/2019 (5th amended)	Department of Planning & Investment of Dong Nai province	No. 315, Vo Nguyen Giap, Phuoc Tan Ward, Dong Nai Province						
1.23		Dong Nai Paint Joint Stock Company			Affiliate of Sonadezi Corporation with capital contribution ratio of 30.01%	Business Registration Certificate	3600451024	17/10/2025 (13th amended)	Department of Finance of Dong Nai Province	Road No. 6, Ho Nai Industrial Park, Ho Nai Ward, Dong Nai Province						
1.24		Dong Nai Housing Trading Joint Stock Company			- Related organizations of Mr. Hoang Van Chi - Deputy General Director; - Associated companies in which Sonadezi Corporation holds 36% of contributed capital	Business Registration Certificate	3600322445	11/04/2024 (9th amended)	Department of Planning & Investment of Dong Nai province	No. 121, Phan Chu Trinh, Tran Bien Ward, Dong Nai Province	810.000	0,45%				
1.25		Sonadezi Khanh Hoa Shareholding Company			Indirect subsidiary of Sonadezi Corporation with capital contribution ratio of 40,07%	Business Registration Certificate	4202024314	20/10/2025 (1st amended)	Department of Finance of Khanh Hoa Province	Block LK37-12B, My Gia Urban Area, Nha Trang Ward, Khanh Hoa Province						

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1	2	3	4	5	6	7	8 (*)	9	10	11	12	13	14	15	16	17
2		Sonadezi Long Thanh Shareholding Company			- Major shareholder, owning over 10% of shares; - Related organizations of Nguyen Van Tuan - Member of BOD, General Director, Dinh Ngoc Thuan - Chairman of BOD; Pham Anh Tuan - Member of BOD; - Direct subsidiary of Sonadezi Corporation with direct capital contribution ratio of 52.746%	Business Registration Certificate	3600649539	15/08/2025 (17th amended)	Department of Finance of Dong Nai Province	Road 5, Long Thanh Industrial Park, An Phuoc Commune, Dong Nai Province	18.144.000	10,08%				
2.01		Pham Anh Tuan		Member of BOD	Insider, SZL capital representative at SZC								12/05/2016			Mr. Pham Anh Tuan is a member of BOD and General Director of SZL
3		Dinh Ngoc Thuan		Chairman of BOD - Sonadezi Corporation capital representative at SZC	Insider								12/05/2016			
3.01		Dinh Thi Dung			Mother								12/05/2016			
3.02		Tran Thi Nhu Hau			Mother in law								12/05/2016			
3.03		Do Tran Chan Nhi			Wife								12/05/2016			
3.04		Dinh Ngoc Gia Han			Daughter								12/05/2016			
3.05		Dinh Gia Phat			Son								12/05/2016			
3.06		Dinh Ngoc Son			brother								12/05/2016			
3.07		Pham Thi Thieng			Sister in law								12/05/2016			
3.08		Dinh Thi Phuong			Sister								12/05/2016			
3.09		Nguyen Van Sang			brother in law								12/05/2016			
3.10		Dinh Ngoc Hoang			brother								12/05/2016			
3.11		Nguyen Thi Hong Loan			Sister in law								12/05/2016			
3.12		Dinh Thi Nghia			Sister								12/05/2016			
3.13		Nguyen Van The			brother in law								12/05/2016			
3.14		Tran Quoc Tuan			brother in law								12/05/2016			
3.15		Dinh Ngoc Ut			younger brother								12/05/2016			
3.16		Hoang Thanh Van			sister in law								12/05/2016			
3.17		Dinh Ngoc Phuoc			younger brother								12/05/2016			
3.18		Bui Tuyen To Quyen			sister in law											
3.19		Nguyen Thi My Dung			Sister in law								12/05/2016			



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3.20		Sonadezi Corporation			Related organizations	Business Registration Certificate	3600335363	07/10/2025 (6th amended)	Department of Finance of Dong Nai Province	Sonadezi Building, No. 1, Road 1, Bien Hoa 1 Industrial Park, Tran Bien Ward, Dong Nai	84.312.000	46,84%				Mr. Dinh Ngoc Thuan is a member of BOD, Deputy General Director of Sonadezi Corporation
3.21		Sonadezi Long Thanh Shareholding Company			Related organizations	Business Registration Certificate	3600649539	15/08/2025 (17th amended)	Department of Finance of Dong Nai Province	Road 5, Long Thanh Industrial Park, An Phuoc Commune, Dong Nai Province	18.144.000	10,08%				Mr. Dinh Ngoc Thuan is a member of BOD of Sonadezi Long Thanh Shareholding Company
3.22		Sonadezi Binh Thuan Shareholding Company			Related organizations	Business Registration Certificate	3401205899	14/08/2025 (3rd amended)	Department of Finance of Lam Dong Province	443 Hamlet 6, Tan Minh Commune, Lam Dong Province						Mr. Dinh Ngoc Thuan is a member of BOD and General Director of Sonadezi Binh Thuan Shareholding Company
4		Nguyen Van Tuan		Member of BOD - General Director - Sonadezi Corporation capital representative at SZC	Insider						17.400	0,010%	28/04/2009			
4.01		Le Thi Minh			Mother in law								28/04/2009			
4.02		Nguyen Manh Van			brother								28/04/2009			
4.03		Hoang Thi Hanh			Wife								28/04/2009			
4.04		Nguyen Hoang Ha Thu			Daughter								28/04/2009			
4.05		Nguyen Hoang Bach			Son								28/04/2009			
4.06		Vu Thi Thanh Hai			Sister in law								28/04/2009			
4.07		Sonadezi Corporation			Related organizations	Business Registration Certificate	3600335363	07/10/2025 (6th amended)	Department of Finance of Dong Nai Province	Sonadezi Building, No. 1, Road 1, Bien Hoa 1 Industrial Park, Tran Bien Ward, Dong Nai	84.312.000	46,84%				Mr. Nguyen Van Tuan is a member of BOD of Sonadezi Corporation
4.08		Sonadezi Long Thanh Shareholding Company			Related organizations	Business Registration Certificate	3600649539	15/08/2025 (17th amended)	Department of Finance of Dong Nai Province	Road 5, Long Thanh Industrial Park, An Phuoc Commune, Dong Nai Province	18.144.000	10,08%				Mr. Nguyen Van Tuan is Chairman of BOD of Sonadezi Long Thanh Shareholding Company
5		Pham Anh Tuan		Member of BOD	Insider								12/05/2016			
5.01		Pham Trong Lap			Father						81.000	0,045%	12/05/2016			
5.02		Vu Thi Duc Thanh			Mother								12/05/2016			
5.03		Dinh Cong Huan			father in law								12/05/2016			
5.04		Pham Thi Anh Thi			younger sister						12.000	0,007%	12/05/2016			
5.05		Dinh Thi Lan Huong			Wife								12/05/2016			
5.06		Pham Manh Duc			Son								12/05/2016			

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1	2	3	4	5	6	7	8 (*)	9	10	11	12	13	14	15	16	17
5.07		Pham Ngoc Lan Anh			Daughter								12/05/2016			
5.08		Nguyen Hai Long			brother in law								12/05/2016			
5.09		Sonadezi Long Thanh Shareholding Company			Related organizations	Business Registration Certificate	3600649539	15/08/2025 (17th amended)	Department of Finance of Dong Nai Province	Road 5, Long Thanh Industrial Park, An Phuoc Commune, Dong Nai Province	18.144.000	10,08%				Mr. Pham Anh Tuan is a member of BOD and General Director of Sonadezi Long Thanh Shareholding Company
5.10		Dong Nai Water Supply Joint Stock Company			Related organizations	Business Registration Certificate	3600259296	07/03/2025 (11th amended)	Department of Finance of Dong Nai Province	48 Cach Mang Thang 8, Tran Bien Ward, Dong Nai Province	171.018	0,095%				Mr. Pham Anh Tuan is a member of BOD of Dong Nai Water Supply Joint Stock Company
5.11		Sonadezi Binh Thuan Shareholding Company			Related organizations	Business Registration Certificate	3401205899	14/08/2025 (3rd amended)	Department of Finance of Lam Dong Province	443 Hamlet 6, Tan Minh Commune, Lam Dong Province						Mr. Pham Anh Tuan is a member of BOD of Sonadezi Binh Thuan Shareholding Company
6		Nguyen Van Luong		Independent Member of BOD	Insider								12/04/2019			
6.01		Nguyen Hieu			Father								12/04/2019			
6.02		Nguyen Thi Hoa			Mother								12/04/2019			
6.03		Nguyen Thi Dao			Mother in law								12/04/2019			
6.04		Le Thi Giang			Wife								12/04/2019			
6.05		Nguyen Le Tuong Vy			Daughter								12/04/2019			
6.06		Nguyen Le Thao Nhi			Daughter								12/04/2019			
6.07		Nguyen Van Tuan			younger brother								12/04/2019			
6.08		Nguyen Thi Van			younger sister								12/04/2019			
6.09		Nguyen Huv			younger brother								12/04/2019			
6.10		Pham Thi Minh Ha			sister in law								12/04/2019			
6.11		Hoang Thi Minh Thu			sister in law								12/04/2019			
6.12		Bui Van Toan			brother in law								12/04/2019			
6.13		Hoa An Joint Stock Company			Related organizations	Business Registration Certificate	3600464464	08/06/2000	Dong Nai Department of Planning and Investment	Cau Hang Hamlet, Bien Hoa Ward, Dong Nai Province			12/04/2019			Mr. Nguyen Van Luong is Director of Hoa An Joint Stock Company
6.14		Phuoc Hoa FICO Joint Stock Company			Related organizations	Business Registration Certificate	3500102894	21/01/2005	Department of Planning and Investment of Ba Ria - Vung Tau Province	Km 50, National Highway 51, Tan Phuoc Ward, Ho Chi Minh City			12/04/2019			Mr. Nguyen Van Luong is a member of BOD of Phuoc Hoa FICO Joint Stock Company

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1	2	3	4	5	6	7	8 (*)	9	10	11	12	13	14	15	16	17
6.15		No. 2 Industrial Urban Development Shareholding Company			Related organizations	Business Registration Certificate	3600259560	28/08/2025 (15th amended)	Department of Finance of Dong Nai Province	No. 47, D9 Street, Vo Thi Sau Residential Area, Vinh Thanh Quarter, Tran Bien Ward, Dong Nai Province			27/04/2021			Mr. Nguyen Van Luong is a member of BOD of No. 2 Industrial Urban Development Shareholding Company
7		Tran Hao Hiep		Independent Member of BOD	Insider								12/04/2019			
7.01		Tran Duc An			Father								12/04/2019			
7.02		Nguyen Thi Su			Mother								12/04/2019			
7.03		Nguyen Dinh Thang			father in law								12/04/2019			
7.04		Pham Thi Thuy			Mother in law								12/04/2019			
7.05		Tran Thi Kim Thoa			Sister								12/04/2019			
7.06		Tran Duc Nghia			brother								12/04/2019			
7.07		Tran Ngoc Son			brother in law								12/04/2019			
7.08		Pham Thi Phuong Lan			Sister in law								12/04/2019			
7.09		Nguyen Thi Thanh Nga			Wife								12/04/2019			
7.10		Tran Tuan Kiet			Son								12/04/2019			
7.11		Tran Khanh Doan			Daughter								12/04/2019			
7.12		Thuan Hiep Phat Joint Stock Company			Related organizations	Business Registration Certificate	3602263192	25/03/2010	Department of Planning and Investment of Dong Nai province	No. 79, Nguyen Van Troi Street, Quarter 4, Tran Bien Ward, Dong Nai Province			12/04/2019			Mr. Tran Hao Hiep is Deputy General Director of Thuan Hiep Phat Joint Stock Company
8		Phan Dinh Tham		Member of BOD	Insider								29/03/2022			
8.01		Dang Thi Sen			mother								29/03/2022			
8.02		Ngo Thi Hang			Wife								29/03/2022			
8.03		Phan Hoang Nam			Son						360	0,0002%	29/03/2022			
8.04		Phan Hoang Nam Anh			Son								29/03/2022			
8.05		Nguyen Thuy Hang			daughter in law								29/03/2022			
8.06		Sonadezi Binh Thuan Shareholding Company			Related organizations	Business Registration Certificate	3401205899	14/08/2025 (3rd amended)	Department of Finance of Lam Dong Province	443 Hamlet 6, Tan Minh Commune, Lam Dong Province			29/03/2022			Mr. Phan Dinh Tham is Chairman of BOD of Sonadezi Binh Thuan Shareholding Company.
9		Nguyen Phuong Hang		Member of BOD	Insider								18/04/2023			
9.01		Nguyen Van Hung			Father								18/04/2023			
9.02		Pham Thi Phuong Ha			Mother								18/04/2023			
9.03		Nguyen Hong Anh			Husband								18/04/2023			
9.04		Nguyen Gia Nhi			Daughter								18/04/2023			
9.05		Nguyen Gia Hung			Son								18/04/2023			
9.06		Nguyen Gia Huv			Son								18/04/2023			
9.07		Nguyen Huy Thanh			father in law								18/04/2023			
9.08		Le Thi Nguyet			Mother in law								18/04/2023			
10		Pham Thi Kim Hoa		Head of Supervisory Board, Head of Internal Audit Department	Insider								01/07/2018			

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1	2	3	4	5	6	7	8 (*)	9	10	11	12	13	14	15	16	17
		Nguyen Duy Hoang			Husband								01/07/2018			
10.01		Nguyen Hoang Bao Chau			Daughter								01/07/2018			
10.02		Nguyen Hoang Bach			Son								01/07/2018			
10.03		Tran Thi Ngo			Mother								01/07/2018			
10.04		Nguyen Thi Cuc			Mother in law								01/07/2018			
10.05		Pham Minh Thanh			brother						6.400	0,0036%	01/07/2018			
10.06		Pham Thi Kim Huyen			Sister								01/07/2018			
10.07		Pham Minh Duong			brother								01/07/2018			
10.08		Nguyen Dang Nha			brother in law								01/07/2018			
10.09		Nguyen Thi Hang			Sister in law								01/07/2018			
10.10		Nguyen Thi Bong			sister in law								01/07/2018			
10.11		Sonadezi Khanh Hoa Shareholding Company			Related organizations	Business Registration Certificate	4202024314	20/10/2025 (1st amended)	Department of Finance of Khanh Hoa Province	Block LK37-12B, My Gia Urban Area, Nha Trang Ward, Khanh Hoa Province			15/08/2025			Mrs. Pham Thi Kim Hoa is Member of BOD of Sonadezi Khanh Hoa Shareholding Company
11		Trinh Thi Hoa		Member of Supervisory Board									31/03/2020	11/04/2025	Dismissal according to the resolution of the annual general shareholders' meeting	
12		Le Duc Thuan		Member of Supervisory Board	Insider								29/03/2022			
12.01		Le Nhat Dinh		-	Father								29/03/2022			
12.02		Ngô Thị Hằng			Mother								29/03/2022			
12.03		Le Uyen Thao			Sister								29/03/2022			
12.04		Le Thanh Thuy			Sister								29/03/2022			
12.05		Tram Thien An			brother in law								29/03/2022			
12.06		Le Anh Thu			Sister								29/03/2022			
12.07		Tran Nien Thuan			brother in law								29/03/2022			
12.08		Le Thi Minh Duyen			Wife								29/03/2022			
12.09		Le Duc Thong			Son								29/03/2022			
12.10		Le Anh Thi			Daughter								29/03/2022			
12.11		Nguyen Thi Nay			Mother in law								29/03/2022			
13		Tran Trung Chien		Deputy General Director, SZC capital representative at Chau Duc Golf Service Company Limited	Insider						14.800	0,008%	31/03/2017			
13.01		Tran Manh Tuong			Father								31/03/2017			
13.02		Pham Thi Phuc			Mother								31/03/2017			
13.03		Luong Viet Hung			father in law								31/03/2017			
13.04		Pham Minh Ha			Mother in law								31/03/2017			
13.05		Luong Minh Hien			Wife						19.800	0,011%	31/03/2017			
13.06		Tran Thu Thuy			Daughter								31/03/2017			
13.07		Tran Thi Gia An			Daughter								31/03/2017			
13.08		Tran Thi Nhung			Sister								31/03/2017			
13.09		Bui Ngoc Duong			brother in law								31/03/2017			

Status	Stock code	Full name	Securities trading account (if any)	Position in the company (if any)	Relationship with company/insider	Type of certificate (*) (ID Card/ Passport/Business registration certificate)	Certificate No. (*)	Date of issue	Place of issue	Head office address/Contact address	Number of shares owned at the end of the period	End of period share ownership ratio	Starting point is company related person/insider	Time of no longer being a related person of the company/insider	Reason (when amended arise related to items 14 and 15)	Notes (regarding the absence of the NSH Certificate and other notes)
1	2	3	4	5	6	7	8 (*)	9	10	11	12	13	14	15	16	17
13.10		Chau Duc Golf Service Company Limited			Related organizations	Business Registration Certificate	3502565834	03/12/2025 (1st amended)	Department of Finance of Ho Chi Minh City	Clubhouse, Chau Duc Golf Course, No. 01, Road Đ.01, Chau Duc Urban Area, Ngai Giao Commune, Ho Chi Minh City			26/11/2025			Mr. Tran Trung Chien is Chairman of BOM, Director Chau Duc Golf Service Company Limited
14		Nguyen Minh Tan		Deputy General Director, Authorized Person for Information Disclosure	Insider						79.415	0,044%	01/06/2022			
14.01		Nguyen Ngoc Tuan			Father								01/06/2022			
14.02		Nguyen Thi Nhanh			Mother								01/06/2022			
14.03		Nguyen Thi Nu			Mother in law								01/06/2022			
14.04		Do Thanh Truc			Wife						13.500	0,0075%	01/06/2022			
14.05		Nguyen Ngoc Thanh Ha			Daughter								01/06/2022			
14.06		Nguyen Minh Quan			Son								01/06/2022			
14.07		Nguyen Thi Hong Tien			sister								01/06/2022			
14.08		Pham Y Thuy			brother in law								01/06/2022			
14.09		Chau Duc Water Supply Joint Stock Company			Related organizations	Business Registration Certificate	3500823617	03/06/2021	Department of Planning and Investment of Ba Ria Vung Tau province	Chau Duc Industrial Park, Ngai Giao Commune, Ho Chi Minh City			01/06/2022			Mr. Nguyen Minh Tan is a member of BOD of Chau Duc Water Supply Joint Stock Company
15		Nguyen Thi Ngoc Mai		Company Secretary, Corporate Governance Officer	Insider						22.660	0,0126%	25/05/2018			
15.01		Nguyen Hong Quang			Father								25/05/2018			
15.02		Le Thi Dung			Mother								25/05/2018			
15.03		Nguyen Thi Anh Tuyet			younger sister								25/05/2018			
15.04		Tran Van Dang			brother in law								01/04/2023			
15.05		Nguyen Hong Minh Quan			younger brother								25/05/2018			
15.06		Le Thi Thanh Truc			sister in law								01/06/2023			
16		Tran Ngoc Tong		Chief Accountant, SZC capital representative at Chau Duc Golf Service Co., Ltd	Insider						5.000	0,0028%	29/03/2022			
16.01		Ha Thi Thu Thuy			Wife						4.800	0,0027%	29/03/2022			
16.02		Tran Ha Hung Thinh			Son								29/03/2022			
16.03		Tran Ha Anh Thiu			Daughter								29/03/2022			
16.04		Tran Ngoc Son			Father								29/03/2022			
16.05		Nguyen Thi Thao			Mother								29/03/2022			
16.06		Ha Cong Thu			father in law								29/03/2022			
16.07		Nguyen Thi Tuyen			Mother in law								29/03/2022			

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1	2	3	4	5	6	7	8 (*)	9	10	11	12	13	14	15	16	17
16.08		Sonadezi Corporation			Related organizations	Business Registration Certificate	3600335363	07/10/2025 (6th amended)	Department of Finance of Dong Nai Province	Sonadezi Building, No. 1, Road 1, Bien Hoa 1 Industrial Park, Tran Bien Ward, Dong Nai	84.312.000	46,84%	29/03/2022			Mr. Tran Ngoc Tong is a member of the Board of Supervisors of Sonadezi Corporation.
16.09		Sonadezi Binh Thuan Shareholding Company			Related organizations	Business Registration Certificate	3401205899	14/08/2025 (3rd amended)	Department of Finance of Lam Dong Province	443 Hamlet 6, Tan Minh Commune, Lam Dong Province			29/03/2022			Mr. Tran Ngoc Tong is Head of the Board of Supervisors of Sonadezi Binh Thuan Shareholding Company.
16.10		Chau Duc Golf Service Company Limited			Related organizations	Business Registration Certificate	3502565834	03/12/2025 (1st amended)	Department of Finance of Ho Chi Minh City	Clubhouse, Chau Duc Golf Course, No. 01, Road D.01, Chau Duc Urban Area, Ngai Giao Commune, Ho Chi Minh City			26/11/2025			Mr. Tran Ngoc Tong is representative of the Company's capital at Chau Duc Golf Service Company Limited
17		Nguyen Thi Thanh Hang		Internal Audit Specialist	Insider						2.900	0,0016%	05/05/2022			
17.01		Nguyen Thi Hoa			mother								05/05/2022			
17.02		Nguyen Tung Lam			Son								05/05/2022			
17.03		Nguyen Tuan Anh			brother								05/05/2022			
17.04		Huynh Thi Hoang Oanh			Sister in law								05/05/2022			
17.05		Nguyen Thi Thanh Nga			Sister								05/05/2022			
17.06		Le Xuan Dong			brother in law						12.300	0,0068%	05/05/2022			
18		Hoang Van Chi		Deputy General Director, Representative of the Company's capital at BOT 768 LLC	Insider								01/07/2024			
18.01		Do Thi My Uyen			Wife								01/07/2024			
18.02		Do Xuan Xanh			father in law								01/07/2024			
18.03		Hoang Gia Han			Daughter								01/07/2024			
18.04		Hoang Gia Nhu			Daughter								01/07/2024			
18.05		Hoang Van Kha			brother								01/07/2024			
18.06		Hoang Van Quang			brother								01/07/2024			
18.07		Hoang Thi Khanh			Sister								01/07/2024			
18.08		Hoang Thi Tuvet			Sister								01/07/2024			
18.09		Hoang Van Hieu			younger brother								01/07/2024			
18.10		Hoang Thi Nhung			younger sister								01/07/2024			
18.11		Hoang Quoc Viet			younger brother								01/07/2024			
18.12		Tran Thi Phuong Kieu			Sister in law								01/07/2024			
18.13		Le Thi Thu Hien			Sister in law								01/07/2024			
18.14		Bui Tan Hoang			brother in law								01/07/2024			
18.15		Lam Thien Tu			brother in law								01/07/2024			
18.16		Le Nhat Phuong Trang			sister in law								01/07/2024			
18.17		Phan Chau Du			brother in law								01/07/2024			
18.18		Ha Nguyen Y Khe			sister in law								01/07/2024			

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1	2	3	4	5	6	7	8 (*)	9	10	11	12	13	14	15	16	17
18.19		Dong Nai Housing Trading Joint Stock Company			Related organizations	Business Registration Certificate	3600322445	11/04/2024 (9th amended)	Department of Planning & Investment of Dong Nai province	No. 121, Phan Chu Trinh, Tran Bien Ward, Dong Nai Province	810.000	0,450%	01/07/2024			Mr. Hoang Van Chi is Chairman of BOD of DHC
18.20		Dong Nai Construction Joint Stock Company			Related organizations	Business Registration Certificate	3600510590	10/06/2022 (8th amended)	Department of Planning & Investment of Dong Nai province	No. 09, Huynh Van Nghe Street, Tran Bien Ward, Dong Nai Province	375.000	0,208%	01/07/2024			Mr. Hoang Van Chi is a member of BOD of Dong Nai Construction Joint Stock Company.
18.21		BOT 768 Company Limited			Related organizations	Business Registration Certificate	3604002037	25/09/2025 (1st amended)	Department of Finance of Dong Nai Province	9th Floor, Sonadezi Building, No. 1, Road 1, Bien Hoa 1 Industrial Park, Tran Bien Ward, Dong Nai Province			12/02/2025			Mr. Hoang Van Chi is Chairman of BOM of BOT 768 LLC
19		Nguyen Thanh Huong		Member of Supervisory Board	Insider								11/04/2025		Elected as a member of the Board of Supervisors according to the Resolution of the 2025 Annual General Shareholders' Meeting	
19.01		Nguyen Duong Hoang			Father								11/04/2025			
19.02		Nguyen Thi Tuyet Nga			Mother								11/04/2025			
19.03		Pham Van Nhung			father in law								11/04/2025	29/05/2025	Divorced	
19.04		Do Thi Vien Hong			Mother in law								11/04/2025	29/05/2025	Divorced	
19.05		Pham Van Du			Husband								11/04/2025			
19.06		Pham Nguyen Hoang Ngan			Daughter								11/04/2025			
19.07		Pham Nguyen Hoang Kim			Daughter								11/04/2025			
19.08		Nguyen Dinh Huy			brother								11/04/2025			
19.09		Nguyen Kim Huyen			sister								11/04/2025			
19.10		Doan Nu Hoang Nhi			Sister in law								11/04/2025			

Recipient:

- HOSE;
- State Securities Commission;
- Save: VT, KHTH.

