

# San Antonio Resort Village and AncorDevCor Core Values

## AncorDevCor Core Values

AncorDevCor is committed to four enduring core values that define our organization and guide our daily operation: to create exceptional experiences; to enhance the community through our leadership efforts; to protect our natural environment; and to conduct ourselves with integrity in everything we do.

**Exceptional experiences:** Our communities offer exceptional experiences and a life in harmony with one's surroundings. Enriching our residents' lives remains the fundamental focus of our mission. This unwavering commitment to exceptional experiences guides every element of design and execution in our communities. And it has allowed us to create very special places, where residents enjoy a true sense of belonging and a feeling of homecoming; every time they pass through our gates.

Most importantly, our residents repeatedly express an overwhelming and unparalleled level of satisfaction in AncorDevCor's real-estate projects, developments and communities, which motivates us to strive even harder.

## Environmental Stewardship:

We set new standards in environmental stewardship and continually surpass them. Our founders, Antonio B. Ortiz and spouse Corazon G. Ortiz were few of those rare visionaries who understood that man and nature should never settle for mere coexistence but should enhance and complement one another at every possible opportunity. Our commitment to the environment was born in San Antonio Resort Village and has been exceeded in each of our subsequent communities, special places where residents today and in the future will experience the same environmental responsibility and sensitivity that the Ortiz family envisioned two decades ago.

## Integrity:

Integrity is not only the cornerstone of our philosophy, it guides everything we do. We take seriously our stated motto to always "do the right thing"; a commitment we hold steadfast for our residents, our communities, and ourselves. It means keeping our promises, and exceeding expectations, every single day.

Our commitment to integrity has led us to be honored with many awards, among them the Urban Land Institute's Award of Excellence, the highest accolade in the development industry and the SouthEast Asia Building Industry's Developer of the Year award for three consecutive years. More importantly, we are honored to create communities our residents love coming home to, people who could choose to live anywhere and have chosen to welcome us into their families.

## Community Leadership:

We define community involvement as enriching people's lives by improving their world. We not only develop communities, we become an integral part of them. We have woven ourselves into the very fabric of our community in a way that is inescapably linked with the lives of our neighbors. Because, ultimately, this is the place where we all live, work and play.

A community's heart is measured in ways that defy explanation; and it takes both big things -- like being a consistent leader in Silver & Gold's giving -- and little things like buying supplies for classrooms -- that can make a world of difference. This is why our employees serve on the boards of more than forty community organizations, big and small, aimed at making this a better place to live.

#### Commitment for the Future:

At AncorDevCor, we have pledged never to waiver from the principles on which our company was founded: to always exceed expectations, to conduct ourselves as outstanding corporate citizens, to work to preserve nature's most precious gifts -- and to never do anything other than the right thing by our residents and the environment.

We will continue to explore innovative ways to accomplish these goals and to become one of the most respected development companies and environmental organizations, not only in Roxas City and the Philippines but in the world -- meeting the needs of homeowners today without compromising the ability of future generations to meet theirs.