



January 9, 2022

Dear Fellow Members,

We would like to inform you that beginning 2022, there will be an increase in our Association Dues from the monthly rate per square meter of **Php 6.70** to **Php 7.32**. That is a Php 0.62 increase per square meter per month.

While your Board has managed to maintain modest liquidity with the implementation of stringent cost-efficient measures, these are not sufficient to cover additional costs in operations to efficiently maintain the property. These include, but not limited to the following:

1. Additional Manpower:
 - a. Deployment of one (1) additional technical maintenance beginning January 1, 2022.
 - b. Deployment of one (1) additional roving guard (night duty) beginning January 1, 2022.
 - c. Augmentation of one (1) grasscutter during rainy season.
2. Contractual Escalation Fees- Anticipated government-mandated wage increase affecting our Contracted Services such as Security, Grounds and Maintenance, and Technical Maintenance.
3. Increase in Water Tariff Rate – This pertains to the annual tariff rate adjustment for Anvaya Cove by our provider Manila Water Corporation per cubic meter intended for the Common Area.
4. External Share (Infrastructure Expense) – The developer's increase in the assessment of external shared expenses (common area).
5. Real Property Tax – Higher actual real property tax with provision for real property tax of new neighborhoods previously shouldered by the Developer.
6. Provision for Inflation
7. Provision of Contingency Fund for any unforeseen expenses, calamities or emergencies.

Rest assured that your Board and Management continues to exercise financial prudence, innovate, and exhaust measures to further increase collection efficiency. Some of these measures include:

- Implementation of a One (1) Month Discount for advance payment on or before February 28, 2022;
- Imposition of a preset and pre-agreed interest on past due accounts. An interest of 1% monthly will be applied to payments made after the due date.
- Sending out of the billing and collection statements via e-mail (*for this, may we request Members to please update your e-mail address using the attached information form*)
- The use of Auto Debit Facilities – BDO Recurring Payment Scheme (RPS). This allows BDO to facilitate the Auto Debit Charging on behalf of the Neighborhood Homeowners Association. (*Please see attached Enrollment Form*).
- Engagement with a Collection Agency
- Touch Pay, it's a new payment facility option that provides convenience to Members paying their dues as well as other bills by providing the facility within Anvaya.

Touch Pay offers the following:

- True versatility and convenience by eliminating the need to seek out payment offices.
- Convenience for staff and tenants in updating their bills.

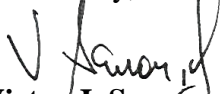
Our Audited Financial Statement is open to perusal by members of the The Neighborhoods at Anvaya Cove Homeowner's Association Inc. at the Village Administration Office and available at our official website www.anvayacovenhoa.com.

Your continued support and other suggestions are most valued in working towards improvements in the maintenance of the community's common areas and in keeping customer service at its highest level.

Your Board of Trustees and Property Management Team will continue to seek ways to innovate and control costs. Our Property Manager, Engr. Gerald Francisco, will be available to answer any concerns you may have. He can be reached at his office at the Village Administration Office, Anvaya Cove, Morong, Bataan or at telephone number **(02) 508-9912**, mobile **(+63)917-853-7620** and through E-mail **francisco.gerald@ayalaproperty.com.ph**.

For and on behalf of The Neighborhoods at Anvaya Cove Homeowners Association, Inc. Board of Trustees, I thank you and I wish you all a Happy and Safe 2022.

Yours truly,


Victor J. Samson Jr.
Board President

The Neighborhoods at Anvaya Cove, Homeowners Association, Inc.