

RESOLUTION

“Re: Adjusting the content related to the share issuance plan for existing shareholders.”

BOARD OF DIRECTORS
DEVELOPMENT INVESTMENT CONSTRUCTION J.S.C

- Pursuant to the Charter on Organization and Operation of Development Investment Construction J.S.C (DIC Group);
- Pursuant to the Regulation on Internal Governance of DIC Group;
- Pursuant to the Minutes of the Board of Directors (BOD) No. 79/BB-DIC Group-HĐQT dated 26.../11./2024 on: Adjusting the content related to the share issuance plan for existing shareholders;
- Relevant documents.

RESOLVES:

Article 1: Approval on adjusting the detailed plan for the use of proceeds from the share issuance to existing shareholders, as stipulated in Article 2 of the Resolution No. 49/NQ-DIC Group-HĐQT dated May 10, 2024 (as amended in Article 3 of the Resolution No. 68/NQ-DIC Group-HĐQT dated October 17, 2024), as follows:
The total proceeds from the issuance, estimated at VND 3,000,000,000,000 (not including issuance expenses), will be allocated as follows:

1. Using capital to invest in projects:

| ❖ Cap Saint Jacques Complex (CSJ) – Phase 2&3 | | | |
|--|--------------|-------------------|----------------------------|
| No. | Category | Value (VND) | Expected disbursement time |
| <i>CSJ – Phase 2: 5-star Hotel (C3)</i> | | | |
| 1 | Construction | 300,000,000,000 | 2024-2025 |
| 2 | Equipment | 235,000,000,000 | 2024-2025 |
| <i>CSJ – Phase 3: Tourist and hotel apartment (C4)</i> | | | |
| 1 | Construction | 600,000,000,000 | 2024-2025 |
| Total: CSJ – Phase 2&3: | | 1,135,000,000,000 | |



| ❖ Vi Thanh Residential Area (“Vi Thanh”) | | | |
|--|--|--------------------------|----------------------------|
| No. | Category | Value (VND) | Expected disbursement time |
| 1 | Payment of expenses for construction of technical infrastructure, social infrastructure and works on land | 1,156,000,000,000 | 2024-2026 |
| 2 | Pay land use fees or offset the value of land use fees that DIC Group has paid with other capital sources due to not being able to complete this offering in time. | 270,000,000,000 | 2024-2025 |
| Total: Vi Thanh | | 1,426,000,000,000 | |
| <u>Total: CSJ + Vi Thanh</u> | | <u>2,561,000,000,000</u> | |

2. Using capital to offset the value of working capital and/or other resources temporarily used by DIC Group to fulfill the payment obligations for bond code DIGH2124003 at the payment date on November 26, 2024, with a payment value of VND 439,000,000,000. The expected disbursement time for the offset is in Q4/2024 or Q1/2025.
3. Priority order of using proceeds from the offering:
In case the funds raised from the offering are not sufficient for the entire planned usage, the funds raised will be used in the following priority order:
 - Priority 1: Used for the CSJ Project - Phase 2&3, the specific order of use for each detailed item will be decided by the BOD in accordance with the progress.
 - Priority 2: Used for Vi Thanh Commercial Residential Area Project, the specific order of use for each detailed item will be decided by the BOD in accordance with the progress.
 - Priority 3: Used to offset the value of working capital and/or other resources temporarily utilized by DIC Group to fulfill the payment obligations for bond code DIGH2124003.
4. Minimum successful offering ratio:
 - The total amount of money expected to be used from the offering to invest in the project including the CSJ Project - Phase 2&3 and Vi Thanh Commercial Residential Area Project is: VND 2,561,000,000,000, equivalent to the total value of 170,733,334 shares at the offering price of VND 15,000/share.
 - The successful offering ratio for the purpose of implementing the project is at least 70% of the total number of shares expected to be offered to implement the project, corresponding to the minimum successful offering number of shares (119,513,334 shares).



5. Plan to offset the shortfall in capital:

In case of not offering all shares or only reaching a minimum of 70% of the number of shares expected to be offered to implement the project (119,513,334 shares), leading to the funds raised from the offering are not sufficient for the above plan, the BOD will consider and use individually or simultaneously the following solutions:

- + Using its own capital;
- + Supplement from bank loans;
- + Looking for investors to contribute capital to the project;
- + Bond issuance;
- + Other solutions in accordance with the law.

Article 2: In addition to the content mentioned in Article 1 of this Resolution, all other contents of the Resolution No. 49/NQ-DIC Group-HĐQT dated May 10, 2024, and the Resolution No. 68/NQ-DIC Group-HĐQT dated October 17, 2024, remain valid.

Article 3: Implementation: The BOD assigns/authorizes the Chairman of the BOD/General Director to implement the contents approved by the BOD in compliance with legal regulations.

Article 4: This Resolution takes effect from the date of signing. Members of the BOD, members of the Board of Management, Directors of related Departments – units are obliged to execute this Resolution./.

Recipients:

- As Article 4;
- Archived: AD.

ON BEHALF OF THE BOD
CHAIRMAN



Nguyen Hung Cuong

