

*Hong Kong Exchanges and Clearing Limited and The Stock Exchange of Hong Kong Limited take no responsibility for the contents of this announcement, make no representation as to its accuracy or completeness and expressly disclaim any liability whatsoever for any loss howsoever arising from or in reliance upon the whole or any part of the contents of this announcement.*



**SUNCITY GROUP HOLDINGS LIMITED**

**太陽城集團控股有限公司**

*(Incorporated in the Cayman Islands with limited liability)*

**(Stock Code: 1383)**

**Overseas Regulatory Announcement:  
by an overseas listed subsidiary**

This announcement is made pursuant to Rule 13.10B of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited.

The following is an announcement published by Suntrust Home Developers, Inc., an overseas listed subsidiary of Suncity Group Holdings Limited listed on the Philippines Stock Exchange Inc., on the website of the Philippines Stock Exchange Inc. on 26 March 2020.

By order of the Board  
**Suncity Group Holdings Limited**  
**Chau Cheok Wa**  
*Chairman*

Hong Kong, 26 March 2020

*As at the date of this announcement, the executive Directors are Mr. Chau Cheok Wa, Mr. Lo Kai Bong, Mr. Au Chung On John and Mr. Manuel Assis Da Silva; and the independent non-executive Directors are Mr. Tou Kin Chuen, Dr. Wu Kam Fun Roderick and Mr. Lo Wai Tung John.*

# SECURITIES AND EXCHANGE COMMISSION

## SEC FORM 17-C

### CURRENT REPORT UNDER SECTION 17 OF THE SECURITIES REGULATION CODE AND SRC RULE 17.2(c) THEREUNDER

1. Date of Report (Date of earliest event reported)  
Mar 25, 2020
2. SEC Identification Number  
10683
3. BIR Tax Identification No.  
000-141-166
4. Exact name of issuer as specified in its charter  
SUNTRUST HOME DEVELOPERS, INC.
5. Province, country or other jurisdiction of incorporation  
METRO, MANILA
6. Industry Classification Code(SEC Use Only)  
[REDACTED]
7. Address of principal office  
26th Floor Alliance Global Tower, 36th Street cor. 11th Avenue, Uptown Bonifacio, Taguig  
City  
Postal Code  
1634
8. Issuer's telephone number, including area code  
(632) 8894-6300
9. Former name or former address, if changed since last report  
N/A
10. Securities registered pursuant to Sections 8 and 12 of the SRC or Sections 4 and 8 of the RSA

Title of Each Class	Number of Shares of Common Stock Outstanding and Amount of Debt Outstanding
Common	7,250,000,000

11. Indicate the item numbers reported herein  
Item 9(b)

*The Exchange does not warrant and holds no responsibility for the veracity of the facts and representations contained in all corporate disclosures, including financial reports. All data contained herein are prepared and submitted by the disclosing party to the Exchange, and are disseminated solely for purposes of information. Any questions on the data contained herein should be addressed directly to the Corporate Information Officer of the disclosing party.*

# Suntrust Home Developers, Inc.

## SUN

### PSE Disclosure Form 4-30 - Material Information/Transactions References: SRC Rule 17 (SEC Form 17-C) and Sections 4.1 and 4.4 of the Revised Disclosure Rules

#### Subject of the Disclosure

Co-Development Agreement and Lease Agreement

#### Background/Description of the Disclosure

Suncity Group Holdings Limited ("Suncity Group") has obtained the written approval of its stockholders on the following: (a) Project Site Payment of USD200 million payable by Suntrust Home Developers, Inc. ("Suntrust") to Westside City Resorts World Inc. ("Westside") pursuant to and under their Co-Development Agreement; and (b) Lease Agreement among Suntrust, as Lessee, and Westside and Travellers International Hotel Group, Inc. ("Travellers"), as Lessor, over the Project Site which consists of portions of three (3) parcels of land located at Manila Bayshore Integrated City, Parañaque City.

The approval of Suncity Group stockholders is one of the condition precedents for the transactions contemplated under the Co-Development Agreement and the Lease Agreement.

The Co-Development Agreement provides, among others, for the execution of the Lease Agreement over the Project Site for the development of a 5-star hotel and casino establishment ("Main Hotel Casino") and the payment of the Project Site Payment for the use of the Project Site and reimbursement of the costs incurred on the Project Site and construction works done on the Project Site.

By the Lease Agreement, Suntrust is given the right to use the Project Site, where the Main Hotel Casino will be built and operated. The lease is for an original term of until 19 August 2039, renewable automatically, subject to applicable laws, for another twenty-five (25) years. Annual rental will be in the amount of US\$10,600,000, exclusive of the applicable value-added tax, payable in two instalments or on a semi-annual basis (or every six (6) months basis).

Suntrust is 51%-owned by Fortune Noble Limited, a wholly-owned subsidiary of Suncity Group. Suncity Group is a listed company on the Hong Kong Stock Exchange ("HK Exchange").

#### Other Relevant Information

For the information of its stockholders on the foregoing transactions, Suncity Group has published with the HK Exchange a circular, which is available at <https://www1.hkexnews.hk/listedco/listconews/sehk/2020/0325/2020032501410.pdf>.

#### Filed on behalf by:

<b>Name</b>	Rolando Siatela
<b>Designation</b>	Corporate Secretary