



LINKAGES

The Quarterly Newsletter for the Carmelray Community

Charting the Next Chapter

Leadership comes together to align on the future at the 2026 Mid-Year Strategic Planning Session



The Carmelray Group Team Members led by Managing Director Ms Charrie Yulo with COO Star Tuason.

The Carmelray Group's officers and management team gathered for its 2026 Mid-Year Strategic Planning Session on June 25–26 at Taal Vista Hotel in Tagaytay, bringing together 20 leaders representing the Group's various business units. Held off-site for the first time, the session provided a refreshing environment to step back from day-to-day operations, reflect on the organization's progress, and align on priorities for the remainder of the year and beyond.

The two-day program featured presentations on the Philippine economic outlook by Atty. Tes Faustino of the Department of Trade and Industry (DTI) and the property market outlook by Mr. Joey Bondoc of Colliers Philippines, providing valuable insights that set the stage for strategic discussions.

Participants also reviewed the Group's performance and reaffirmed Carmelray's Strategic Pillars, laying the groundwork for the Key Result Areas (KRAs) and Key Performance Indicators (KPIs) that each business unit will finalize over the next two weeks. Through collaborative workshops and open discussions, the leadership team reinforced its shared commitment to sustainable growth, innovation, and operational excellence.

More than a planning exercise, the gathering reinforced the value of collaboration, trust, and shared purpose. As Carmelray continues to build on its legacy, the strategic planning session reaffirmed the Group's commitment to creating thriving communities, supporting industries, and delivering lasting value to its stakeholders.

Message from the Managing Director

2026 Mid Year Planning

Building on Our Legacy

It is great that we are getting together midyear to plan for the end of the year and for the coming 2027. We will recollect and ponder what we planned in 2025 as well as see if the current economic, political and global environment necessitates a new plan or strategy to address the times. We are gathering together with energy, enthusiasm and openness.

I am glad that we have put a new team in place to succeed the seniors and old timers who have built Carmelray. The old team put the structures in place but it is time to test and improve it as we move with the times. With a new COO, Star Tuason who joined us in Jan 2026, we have new energy and perspective. The leaders of CIP 1, CIP2, Junction, San Ramon are also in place as we work together for the good of the group. The Yulo family is happy that we have built a good team to take us to the bright future ahead.

Our values of Carmelray remain as we espouse our values of Integrity, Teamwork, Excellence, Customer Service, Unity, Community and Country. We also want our people to be happy as they work building good teams. Relationships are important as we foster trust and respect among our stakeholders- partners, locators, employees, etc. As we progress, so to do they.

I have told the team to put attention to our ESGs as we remember the environment and sustainability. The group has focused on renewable energy sources such as solar and other RE sources to be responsible to the environment. We are also doing our part in sewerage treatment and solid waste disposal. We have explored the E vehicles in our transport needs. We are also involved in education as we foster proper training through scholarships, value formation and working with the schools and religious institutions. Carmelray wants to build a sustainable community. We have the RAY Foundation to help us fulfill our ESG goals of the group.

Lastly, as our various teams work towards achieving our financial goals, we also want them to be operationally efficient, working innovatively and using tech, digitalization, AI to improve processes. We are all for improvement and reaching greater heights. I look forward to solid plans by the Carmelray Group as we work cohesively and purposely to reach our goals.

To greater heights, Mabuhay ang Carmelray!

Maria Rosario V. Yulo
Managing Director
The Carmelray Group



A COO's Six-Month Reflection on TCG

By: S.C.Tuason

And just like that, it has already been six months since I joined The Carmelray Group (TCG). How time flies!

In just half a year, so much has happened both globally and closer to home. We witnessed geopolitical tensions in the Middle East drive up fuel prices, shifts in the Senate leadership that rivaled Netflix for viewer ratings, and, tragically, the devastating 7.8-magnitude earthquake in Southern Mindanao.

Amid these challenges, TCG has continued to move forward with purpose.

We successfully raised funds for various sustainability projects through our “Kapit-bisig para sa Kalikasan” fun run. Our solar-powered facilities are working overtime to significantly reduce our carbon footprint, and TCG led a bloodletting drive with the Red Cross, providing vital support to Filipinos in need.

“Six months into my journey with TCG, one thing is clear: our greatest strength has always been our people.”

- S.C.Tuason -

Operationally, TCG's Estate Management Group completed several major projects, including the road re-blocking of main thoroughfares and the rehabilitation of our main gate's landscaping. Additionally, our Utilities and Technical Support Group completed Deepwell 7 and the Matang-Tubig filtration plant, ensuring a robust water supply for years to come. Having visited numerous industrial parks both locally and abroad, I can say without bias that we have a park we can be truly proud of, not just for its aesthetics, but for its operational excellence. You would never guess this well maintained park is over 35 years old.

Looking ahead, TCG is actively shaping its future through San Ramon Holdings Inc. The Junction is currently fully leased out, and we are already planning to expand its footprint. We are inviting well-curated tenants to provide our community with better choices that precisely address their needs. As we grow, we will always respect the unique heritage and natural landscape inherent to The Junction, using it to differentiate ourselves from the massive, highly commercialized developments nearby. That remains our core marching order to the design planners.

Meanwhile, Rockwell South at Carmelray is nearly sold out, with only a few house-and-lot inventories remaining. Thanks to this joint venture, land valuation in the vicinity has surged significantly, providing immense appreciation for our remaining landbank and giving us strong leverage for future development partnerships. The ball is now in our court to choose partners who truly embrace the same vision and values we hold dear.

Despite the macroeconomic and geopolitical noise around us, TCG stands strong and continues to scale greater heights.

During our recent strategic planning session, I witnessed firsthand the incredible accomplishments of our team and their relentless drive to succeed. We have the resources, a deeply supportive management team, and, above all, some of the most dedicated colleagues I have ever worked with.

There is absolutely no reason to slow down; instead, we are leveraging these strengths to take TCG to the next level.



Benchmarking Sustainability

Learning from Denso Philippines Corporation



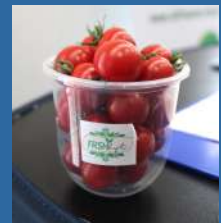
On June 11, 2026, the Carmelray team visited DENSO Philippines Corporation for a benchmarking activity aimed at learning more about the company's Waste Management System and other environmental best practices. The visit forms part of Carmelray's continuing efforts to strengthen its own sustainability initiatives and promote responsible environmental stewardship across its estates.

During the benchmarking session, the DENSO team shared valuable insights into their waste management processes, environmental programs, and innovative Smart AgTech Farm, demonstrating how sustainable practices can be integrated into daily operations. The learnings gained from the visit will serve as valuable references as Carmelray pursues new opportunities to enhance its environmental efforts.

Through meaningful partnerships and the exchange of best practices, Carmelray continues to foster collaboration and pursue innovative solutions toward building a greener and more sustainable future.

Carmelray extends its heartfelt appreciation to DENSO Philippines Corporation for graciously accommodating the benchmarking visit and for the warm hospitality extended to the team.

During the Q2 CHAO Meeting, DENSO shared freshly harvested cherry tomatoes from its Smart AgTech Farm with attendees, giving participants a firsthand taste of one of the company's sustainability initiatives.



North Meets South

Carmelray and Hausland Exchange Best Practices



The Carmelray Group welcomed executives from Hausland Development Corporation on June 4, 2026 for a benchmarking and learning tour, bringing together two leading property developers from Northern and Southern Luzon to exchange best practices in estate development and management.

The Hausland delegation was composed of Michael Carlo Tan, Chief Revenue Officer of Hausland Holdings Inc.; Melvin Tan, Chief Operating Officer of Fiesta Communities, Inc.; Gene Bautista, Chief Operating Officer of Hausland Urban Estate; and Jeck Buñing, Chief Operating Officer of Hausland Commercial, Inc. They were welcomed by The Carmelray Group's COO Star C. Tuason, Ramon Z. Yulo, Julius Baricaua, Chito Zaldarriaga, Ver Lorenzo, Jake Jesena, Ervin Ramilo and John Galong.

The visit began with presentations by both organizations, highlighting their respective business portfolios, development philosophies, and growth initiatives. Discussions centered on Carmelray's best

practices in estate and property management, as well as its utilities operations, including water and wastewater management systems, operational standards, and customer-focused services.

The afternoon concluded with a guided tour of Carmelray Industrial Park 1, where the Hausland team experienced firsthand the estate's well-maintained infrastructure, efficient utilities, and integrated management systems that have contributed to Carmelray's reputation as one of the country's premier industrial parks.

The benchmarking visit also marked the beginning of a continuing exchange between the two organizations, with Carmelray set to visit Hausland's developments in Pampanga in the coming months. More than a sharing of ideas, the visit demonstrated how collaboration and continuous learning can strengthen organizations and inspire innovation across the property development industry.

Carmelray Industrial Park 2 Enhances Security, Infrastructure and Visibility

Carmelray Industrial Park 2 continues to elevate the standards of estate management through a series of infrastructure and technology upgrades designed to enhance security, operational efficiency, and the overall experience of its locators and visitors.



Among the major improvements is the renovation of the Main Guard House and PEZA Guard House, providing larger, better-ventilated workspaces and improved facilities for security personnel while presenting a more modern and welcoming entrance befitting a premier industrial park.

Complementing these upgrades is the installation of an Automatic Barrier and CCTV Plate Recognition System, which automatically verifies authorized vehicles, records entry and exit in real time, and enhances security monitoring throughout the estate. The new system streamlines access control while allowing security personnel to focus more on surveillance and incident response.



Further strengthening the park's visibility is the installation of a new state-of-the-art LED Billboard at the park entrance. Replacing the previous 2016 display, the new edge-to-edge LED screen delivers brighter visuals, sharper image quality, and dynamic content that can be updated remotely. Designed to be visible to motorists traveling in both directions along the national highway, the billboard not only enhances communication with the public but also opens new



opportunities for advertising and promotional activities.

These investments reflect Carmelray Industrial Park 2's commitment to continuous improvement and innovation. By modernizing its facilities, adopting smart technologies, and enhancing its public presence, the park continues to provide a safe, efficient, and world-class business environment for its locators while reinforcing its position as one of Southern Luzon's premier industrial estates.

The Ridge Terraces at Carmel Ridge Takes Shape



The Phase 2 refurbishment of seven row house units at The Ridge Terraces, Carmel Ridge has been completed, offering refreshed, modern living spaces with upgraded interiors and exteriors.

This enhancement reflects Carmelray's continuing commitment to maintaining quality residential communities that provide comfort, value, and an exceptional living experience.

Welcoming New Locators at Carmelray Industrial Park 2

Carmelray Industrial Park 2 is pleased to welcome Calamba Steel Center Inc. and Stead Tech OPC as its newest locators following the successful lease of RBF-5.

Their investment reflects the continued confidence of businesses in Carmelray's world-class industrial facilities, strategic location, and commitment to providing reliable estate management and support services. As these companies begin operations, Carmelray looks forward to building strong and lasting partnerships that contribute to the continued growth and vitality of the industrial park.

We warmly welcome Calamba Steel Center Inc. and Stead Tech OPC to the Carmelray community and wish them continued success in their new home at Carmelray Industrial Park 2.



Strengthening Water Reliability with Generator Back-Up at Well No. 10



Carmelray Industrial Park 2 has strengthened the reliability of its water supply system through the installation of generator back-up power at Well No. 10, one of the park's most critical water production facilities.

Serving as the primary water source for the Milagrosa area and contributing approximately 25% of CIP2's total water production, Well No. 10 plays a vital role in ensuring a continuous and dependable water supply for locators and the surrounding community. The new generator back-up system enables the facility to continue operating during power interruptions, minimizing service disruptions and supporting business continuity.

This investment reflects Carmelray's proactive approach to infrastructure development and its commitment to delivering reliable utility services that support the long-term needs of its industrial park locators and stakeholders.



GENERATOR SET



GENERATOR HOUSE

Every Step for a Cause: 2026 Carmelray Fun Run



More than just a race, Carmelray Run 2026: Kapit-Bisig para sa Kalikasan brought together the Carmelray community in a shared commitment to wellness, environmental stewardship, and corporate social responsibility on May 16, 2026.

Now on its third consecutive year since its launch in 2023, the Carmelray Run has become one of the company's signature community events, bringing together employees, locator companies, residents, tenants, families, and friends in support of meaningful causes. The event has grown into an annual tradition that strengthens community ties while promoting healthy living and environmental responsibility.

Participants took to the 3K and 5K routes with a common purpose: to raise funds for Carmelray's environmental initiatives, including the Cauang-Cauang Creek Rehabilitation Program, as well as other CSR projects that contribute to a cleaner, greener, and more sustainable future.

We extend our heartfelt appreciation to all participants whose enthusiasm made this year's event a success. Our sincere thanks also go to our valued partners, sponsors, volunteers, and organizing team for their unwavering support and collaboration.

Carmelray looks forward to making this an enduring annual tradition—one that employees, locators, and partners can look forward to for years to come, proving that every step truly counts.



Celebrating Partnership and Progress

2026 Annual General Meeting: The Mills Country Club

The Mills Country Club recently held its successful 2026 Annual General Membership Meeting and Board Meeting, bringing together members, the Board of Directors, and the leadership teams of Carmelray and Sta. Lucia Land to celebrate another year of growth and achievement.

The gathering reflected the enduring partnership between Carmelray and Sta. Lucia Land, a collaboration founded on a shared vision of creating a premier lifestyle destination that continues to deliver value and exceptional experiences for its members.

Special recognition goes to the The Mills Malasakit Team, whose dedication, professionalism, and heartfelt service continue to uphold the standards of excellence that define The Mills. Their commitment has played a vital role in the Club's accomplishments and the positive experiences enjoyed by its members throughout the past year.

Congratulations to everyone who contributed to another successful Annual General Membership Meeting and Board Meeting!



TMCC Board of Directors: From Left- Ramon Z. Yulo, Irene Robles, Exequiel Robles, Charrie Yulo, Gov. Edgar Aglipay, Francisco Zaldarriaga, Orestes Santos and Roland So.



From Left- Arvin De Leon, Blesilda Gangan, Ramon Yulo, Exaltacion Joseph, Irene Robles, Brian Yulo Ng, Exequiel Robles, Charrie Yulo, Gov. Edgar Aglipay, Francisco Zaldarriaga, Lourdes Gernale, Atty. Crystal Prado, Virgilio Lorenzo, Chiqui Martin, Orestes Santos, Jesus Gernale, Roland So, Cynthia Losaria, Nelson Losaria, Abigail Tiansing and Don Rivera.



TMCC Malasakit Team: Seated at Left, General Manager Chiqui Martin. Standing from Left: Accountant Shiela Sangeles, Admin Asst. Ella Mae Victoria, Banquet Coordinator Rizza Reyes, Bowling Attendant Carl Justine Vicera, Head Maintenance Roderick Maqueda, Front Desk Marielle Rodriguez, Front desk Jorein Bandong, Club Attendant1- Renato Papelera, Club Attendant 2- Rosalie Sales, Club Attendant 3-Lea Patalinghug, Pool Attendant-Rommy Marasigan, Gardener 1 Elysaldie Escobin, Gardener 2 Arnel Espares.

Creating Memories Together at EK

Carmelray Family Day at Enchanted Kingdom

For the first time, the Carmelray Group brought employees and their families together for a Family Day at Enchanted Kingdom last April 11, 2026, a milestone celebration filled with laughter, excitement, and unforgettable memories. The much-anticipated event welcomed hundreds of employees and their loved ones for a day dedicated to fun, appreciation, and togetherness beyond the workplace.

It also became a wonderful opportunity for colleagues to meet one another's spouses and children strengthening friendships and fostering a deeper sense of connection within the Carmelray family.

More than just a company outing, the event reflected Carmelray's commitment to creating an inclusive workplace that values not only its employees but also the families who support them every day. The overwhelming participation and joyful atmosphere made the occasion even more meaningful, leaving everyone grateful for the opportunity to celebrate together in such a memorable setting.



Double Click to Play Video



Giving the Gift of Life

Quarterly Blood Donation Drive

In partnership with the Philippine Red Cross, Carmelray held its Quarterly Blood Donation Drive on April 14, 2026, reaffirming its commitment to health, volunteerism, and community service.

The activity brought together employees and partners from across the Carmelray community, resulting in 18 successful blood donors who helped replenish the country's blood supply.

Launched in October 2023, the blood donation program has become one of Carmelray's flagship CSR initiatives. Thanks to the continued support of its locator companies and partners, the program recorded 133 successful donors in 2024 and 97 in 2025, reflecting the community's enduring spirit of volunteerism.

This year's donors came from Carmelray Industrial Corporation, Enkei Philippines, Inc., China Construction Front General Development Corp. (contractor of Tong Hsing Electronics Phils. Inc. and Sercomm Phils.), Metro Hue Tech / Metro Industries, and interns from Western Colleges Inc. assigned to the Carmelray Administration Office.

Carmelray thanks all its donors and partner organizations for helping save lives and invites the community to support the next Quarterly Blood Donation Drive on July 14, 2026. Together, we continue to make a meaningful difference—one donation at a time.



Prepared to Save Lives

AED Training for Carmelray Employees

As part of its continuing commitment to workplace safety and emergency preparedness, the Carmelray Group recently acquired its first Automated External Defibrillator (AED). Selected employees and representatives subsequently underwent AED Training to equip them with the knowledge and skills needed to respond effectively during cardiac emergencies.

The training equipped participants with the knowledge and confidence to respond effectively during cardiac emergencies. Through hands-on demonstrations and practical guidance, attendees learned how to properly operate the AED, a lightweight, portable device designed to help restore a normal heart rhythm during cases of sudden cardiac arrest, a life-threatening condition in which the heart unexpectedly stops beating.

When used within the first few minutes of a cardiac emergency, an AED can significantly improve a person's chances of survival. Designed with simple audio and visual instructions, the device enables even trained laypersons to provide immediate assistance while waiting for professional medical responders to arrive.

The acquisition of the AED and the corresponding training reflect Carmelray's commitment to enhancing workplace safety and emergency preparedness. These initiatives help ensure that employees and representatives are better equipped to respond effectively when every second counts.



CIP1 Q2 Facilities Meet

Facility managers and representatives from locator companies across Carmelray Industrial Park 1 (CIP1) gathered on June 9, 2026 for the Q2 2026 Facilities Meeting, a quarterly forum that promotes knowledge sharing, operational excellence, and sustainable estate management.

The meeting featured expert presentations on several key topics affecting industrial operations. Participants received the latest Meralco updates, providing valuable information on power-related developments and initiatives relevant to businesses within the estate.



Also highlighted during the session was a technical discussion on Wastewater Treatment System Design, Operation, and Maintenance, emphasizing the importance of efficient wastewater management, regulatory compliance, and environmental stewardship. The presentation reinforced the role of properly managed treatment systems in supporting both sustainable operations and responsible industrial development.

Another timely topic focused on Efficient HVAC (Heating, Ventilation, and Air Conditioning) Operation and Maintenance, where participants learned practical strategies for optimizing system performance, improving energy efficiency, reducing operating costs, and extending equipment life through preventive maintenance.

The quarterly Facilities Meeting continues to serve as an important platform for collaboration among locator companies, enabling facility professionals to stay informed on industry developments, exchange best practices, and strengthen their technical capabilities.

CIP1 Q2 Security Meet



Security officers and representatives from locator companies in Carmelray Industrial Park 1 (CIP1) convened for the Q2 2026 Security Meeting, reinforcing Carmelray's commitment to maintaining a safe, secure, and resilient business environment through timely information sharing and collaboration.

The meeting featured expert presentations on emerging security concerns at the global, regional, and local levels. Dr. Julius Badilio, PhD, provided an insightful discussion on the impact of the Middle

East crisis on supply chain security in the Philippines and the region, highlighting potential risks to global trade, logistics, and business continuity. Participants gained a better understanding of how geopolitical developments can affect local industries and the importance of proactive risk management.

Representatives from the Philippine National Police (PNP) Calamba also shared the latest Peace and Order Update, reporting that Calamba City remains generally peaceful while encouraging continued coordination between businesses and law enforcement to sustain a secure operating environment.

Completing the program, the National Intelligence Coordinating Agency (NICA) Region IV-A presented a Threat Assessment for Laguna Province, providing valuable insights into current security trends and reinforcing the importance of vigilance, preparedness, and information sharing among organizations.

CHAO Holds Q2 2026 Meeting

Sharing Best Practices for Smarter Operations

The Carmelray HR and Administration Organization (CHAO) convened its Q2 2026 Meeting on April 23, 2026 at the Productivity Hub, bringing together HR and administrative representatives from locator companies for a meaningful exchange of ideas on navigating today's business challenges.

With the theme "Corporate Strategies Amid Rising Fuel Costs," the meeting served as a collaborative platform for participants to share practical solutions and best practices aimed at improving operational efficiency while helping manage the impact of increasing fuel prices.

Among the strategies discussed were the implementation of compressed workweek arrangements, carpooling initiatives, optimizing the use of air-conditioning and equipment, reviewing company vehicle utilization and fuel allocation, monitoring overtime, and promoting energy-saving practices in the workplace. Participants also explored



ways to maximize operational efficiency through process improvements and open communication between management and employees.

The sharing session highlighted the value of learning from one another's experiences, reinforcing the idea that collaboration often leads to more effective and sustainable solutions.

Keeping pace with Evolving Labor Practices

DOLE Orientation on Workplace Relations



Human Resource and Administration professionals from locator companies in Carmelray Industrial Park 1 (CIP1) gathered on May 28, 2026 for a learning session organized by Carmelray featuring the Department of Labor and Employment (DOLE).

The orientation was led by Ms. Lala Caspillan, Senior Labor and Employment Officer, who discussed two timely and relevant topics: Workplace Relations (Security of Tenure) and Flexible Work Arrangements. The session provided participants with valuable insights into current labor policies, legal requirements, and best practices that help organizations maintain compliant, productive, and employee-centered workplaces.



Attendees gained a deeper understanding of the principles governing security of tenure, employees' rights, and employers' responsibilities, while also exploring the different forms of flexible work arrangements that organizations may adopt to respond to changing business needs and workforce expectations. The orientation also served as an opportunity for HR and Administration professionals to engage in meaningful dialogue, raise practical workplace concerns, and exchange experiences with fellow locator companies.

People of Carmelray: Neil Jaxon Ricafrente



Every successful career begins with an opportunity. And for Neil Jaxon O. Ricafrente, that opportunity came through the Carmelray Scholarship Program in 2022.

Jaxon started his journey as a Carmelray Scholar and Dualtech trainee assigned to the Centralized Wastewater Treatment Facility (CWTF). What began as an internship soon evolved into a fulfilling career as a full-time member of the Carmelray team, reflecting the company's commitment to developing talent and investing in future professionals.

Looking back, Jaxon considers his Carmelray journey to be his most meaningful experience. Much like the water treated at the CWTF, he believes he was shaped through patience, guidance, and continuous learning. The mentorship and support he received helped him build not only his technical skills but also his confidence and sense of purpose.

“My favorite memory with Carmelray is more than a moment, it is the journey that brought me to where I am now,” Jaxon shared. “Being here is like being part of a family that believes in you, pushes you to grow, and celebrates your wins.”

Jaxon's story is a testament to the impact of education, mentorship, and opportunity. As Carmelray continues to invest in people through its scholarship and training programs, it remains committed to empowering young professionals to grow, succeed, and become future contributors to the organization and the communities it serves.

Carmelray Scholar Graduates Magna Cum Laude

The Carmelray Group proudly congratulates Chynnalyn L. Caro, one of its scholars from San Sebastian College-Recoletos Canlubang, for graduating Magna Cum Laude with a Bachelor of Science in Tourism Management.

As part of her academic journey, Chynnalyn completed her internship at The Mills Country Club, where she gained valuable hands-on experience while demonstrating the dedication, professionalism, and excellence that define Carmelray scholars.

Her outstanding achievement is a testament to the power of hard work, perseverance, and the opportunities made possible through education. Carmelray is honored to have been part of her journey and looks forward to seeing her continue to excel as she embarks on her professional career. Congratulations, Chynnalyn! Your Carmelray family celebrates this well-deserved milestone and wishes you continued success in all your future endeavors.



Honoring the Son of Calamba

The Carmelray Team Visits Rizal Shrine

In celebration of the birth anniversary of Dr. Jose P. Rizal, the Carmelray team visited the Rizal Shrine in Calamba during the week of June 19 to pay tribute to the country's national hero and one of its most influential sons.

The visit served as a meaningful reminder of Rizal's enduring legacy of patriotism, integrity, and service. As a company proudly rooted in Calamba, Carmelray recognizes the importance of honoring a fellow Calambeño whose vision, courage, and unwavering commitment to education and nation-building continue to inspire generations of Filipinos.



More than a historical visit, the activity encouraged participants to reflect on the values that Rizal exemplified: love of country, excellence, character, and a deep sense of responsibility to others. These ideals resonate with Carmelray's own commitment to building communities, creating opportunities, and making a positive impact through responsible business practices.

As the nation commemorates the life and legacy of Dr. Jose Rizal, Carmelray joins the Filipino people in celebrating a hero whose timeless ideals continue to guide us in shaping a brighter future for our communities and our country.

Mabuhay ang alaala ni Dr. Jose P. Rizal! 🇵🇭

Carmelray Transport Loop Update



The CARMELRAY Group

VISION- MISSION-VALUES



--- VISION ---

Building World-Class Estates for a Sustainable Future.

Be a world-class property developer, estate manager, and service provider employing best practices and technology to achieve preferred estates that are top quality, environmentally friendly and sustainable.



--- MISSION ---

Transforming Land. Enriching Communities. Creating Lasting Value.

To transform land, provide vital services, and manage estates to achieve the highest value for customers, employees, shareholders, communities and the country at large through excellent services and integrity.

--- CORE VALUES ---

- Embody the best of Filipino values and to be held to the highest ethical standards.
- Be customer-centric, professional, caring, and an employer of choice.
- In so doing, provide the highest value to customers, employees, shareholders, communities and country at large.



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Carmelray Industrial Park 1

PRODUCTIVITY HUB
REGISTRATION AND BOOKING
FORM



Hospitality Served at Every Meal at La Kusina

At La Kusina Restaurant, every meal is an opportunity to create lasting impressions through exceptional food and warm hospitality.

Recently, La Kusina had the privilege of hosting an event for PLDT SMART, led by Ms. Alex and Sir Zoi, with representatives from HONOR as their special guests. The gathering showcased not only the restaurant's inviting ambiance but also its commitment to delivering quality dining experiences.



Guests enjoyed some of La Kusina's signature offerings, including the well-loved Ube Cheese Pandesal and the flavorful BYN-style Chicken, both of which received enthusiastic compliments.

Equally appreciated was the attentive and personalized service provided by the La Kusina team, earning praise from both the hosts and their guests.

The successful event reflects La Kusina's growing reputation as a preferred venue for corporate meetings, business lunches, and special gatherings. Conveniently located at The Junction, Carmelray Industrial Park, La Kusina continues to welcome guests with delicious cuisine, genuine hospitality, and memorable experiences that keep them coming back.



Freshly Baked, Freshly Loved Goodies at Guava Mart

More than just a neighborhood convenience store, Guava Mart continues to delight the Carmelray community by offering fresh daily provisions and a growing selection of artisanal baked goods made with quality and care.

Among its customer favorites are the classic Pandesal, rich Cheese Bread, and the signature Ube Cheese Pandesal—all baked fresh daily to ensure exceptional taste and quality. Whether for breakfast, merienda, or everyday essentials, Guava Mart remains a trusted destination for families, employees, residents, and visitors alike.



Beyond providing quality products, Guava Mart is committed to creating memorable experiences for its customers. Last Mother's Day, its Buy 1, Take 1 promotion was warmly received, bringing smiles to mothers and families who enjoyed both the value and freshness of its baked offerings. Building on that success, Guava Mart celebrated Father's Day with another exclusive Buy 1, Take 1 promotion on selected items as a heartfelt tribute to dads in the community.

As Guava Mart continues to grow, it remains dedicated to delivering not only fresh products but also meaningful moments that strengthen its connection with the Carmelray community—one loaf, one family, and one smile at a time.



MORE THAN JUST COMMERCIAL: THE JUNCTION AT CARMELRAY CURATES A VIBRANT HUB FOR THE NEIGHBORHOOD



We are thrilled to bring the community together with a thoughtfully curated mix of neighborhood essentials.

Imagine catching up over artisan coffee while your laundry is spinning, treating yourself to a fresh salon glow-up, discovering your next culinary favorite at the deli, or even finding your dream home—all in one vibrant stop.

We're more than just a destination; we're your daily go-to to live, thrive, and connect.

Build. Your. Neighborhood





STYLE MEETS SPACE: JESI MENDEZ SALON IS NOW OPEN AT THE JUNCTION AT CARMELRAY



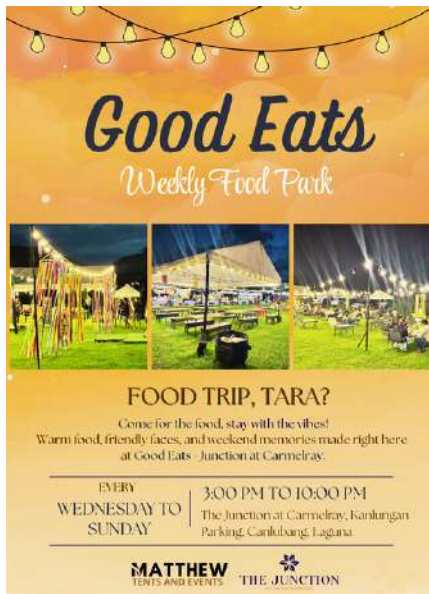
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Build. Your. Neighborhood





GOOD FOOD, CHILL VIBES: VISIT THE GOOD EATS WEEKEND FOOD PARK AT THE JUNCTION AT CARMELRAY



The weekend is finally here, and the best way to treat yourself is right around the corner.

Pop by The Junction at Carmelray, for our **Good Eats Weekend Food Park**, showcasing the neighborhood's favorite local food creators and backyard vendors. With an easygoing outdoor dining setup, good entertainment, and plenty of unique bites and cool drinks to discover, it's the perfect spot to slow down and catch up with friends.

Come for the food, stay for the vibe!

Good Eats Food Park (0951) 480 1221

GOURMET TURO-TURO IS HERE: COCINA CANTINA BY COCINA COMÚN

Lunch breaks just got a serious upgrade. To cater to our hard-working, fast-paced community, Cocina Común is introducing Cocina Cantina—a gourmet, point-and-choose lunch counter. It's fast, incredibly delicious, and ready when you are. Take a peek at their daily menu and add some gourmet flavor to your work week!





THE ULTIMATE FATHER'S DAY TREAT AT YANGCHOW

Treat the man of the house to his ultimate comfort food with Yangchow's signature Chinese feasts and dim sum classics.

Gather the family, secure a table, and make his day unforgettable

YOUR GAME DAY SPOT: CAFETALISTA GOES LIVE FOR FIFA WORLD CUP 2026

Cafetalista is streaming the FIFA World Cup matches live! Round up your fellow football fans, grab a cold beer, and get ready to experience the stadium energy in Cafetalista!

Comfort food, ice-cold drinks and unmatched neighborhood vibes.



MORE SPACE TO SIT AND SIP AT RACINES LAUNDRY & CAFE

Your favorite laundry cafe just got an upgrade! Racines has officially added more seating capacity to its space. Now, you can look forward to an even more comfortable stay while enjoying their premium coffee blends or waiting for your fresh loads.

Just more room to sit back & relax.



GREEN TO GROWTH WITH ECO-DRIVE: TURNING ORGANIC WASTE INTO NUTRIENT-RICH COMPOST

At The Junction at Carmelray, creating a vibrant neighborhood means deeply caring for the environment we share today, and preserving it for the generations to follow. We are incredibly proud to partner with **Eco-Drive** to bring automated sustainability right to our backyard.

Through this innovative collaboration, the **ECompost machine** directly intercepts food waste from local tenants and pop-up vendors. Instead of allowing organic scraps to reach landfills, this technology transforms them into nutrient-rich compost.

While this compost currently enriches our own landscapes, it will soon also nourish local community nurseries—ensuring that while we serve great food today, we are actively cultivating a thriving, green legacy for future generations

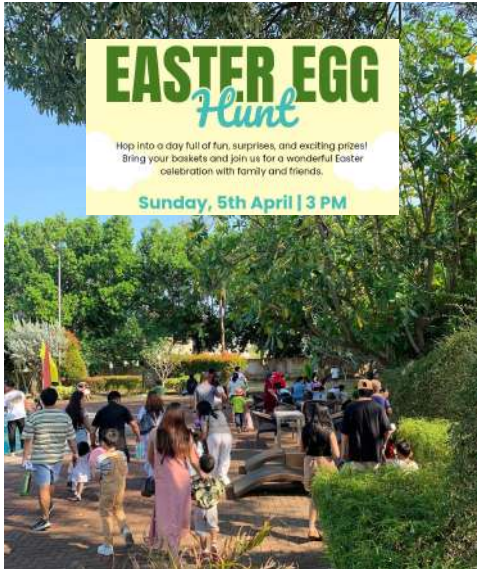


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Join Us Be a Member

The Mills Country Club

Unity Avenue, Carmelton, Canlubang, Calamba City, Laguna







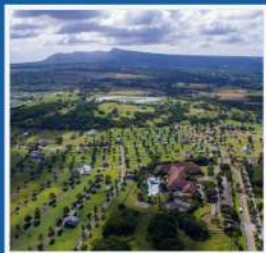

FACILITIES & AMENITIES

- Basketball Court
- Outdoor Volleyball Court
- Ventilated Badminton Courts
- Tennis Court
- Function Room
- Board Room
- Swimming Pool
- Fitness Gym
- 8 Lane Bowling Alley
- Locker Room
- Sauna & Jacuzzi
- La Casita Guest House

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For more information, please call us: 0945-268-2937/0939-365-1724

The CARMELRAY Group



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Transforming Communities. Building for the Future