



No: 41 /NQ-HDQT

Ho Chi Minh city, May 14, 2026

### RESOLUTION

*On implementing the plan to issue shares to pay dividends in 2025*

### BOARD OF DIRECTORS BA RIA – VUNG TAU HOUSE DEVELOPMENT JOINT STOCK COMPANY

- Pursuant to the Enterprise Law No.59/2020/QH14 passed by Congress of Socialist Republic of Viet Nam on June 17<sup>th</sup>, 2020;
- Pursuant to the Company's charter;
- Pursuant to the resolution of the Annual General Meeting 2026 of the Company;
- Pursuant to minutes of BOD's meeting on May 14, 2026;
- Pursuant to the Company's producing and trading activities.

### RESOLUTION

**Article 1:** Deploying the plan to issue shares to pay dividends in 2025

*Attached: Plan to issue shares to pay dividends in 2025*

**Article 2:** Board of Directors, Board of Management, Directors of departments and related individuals are responsible for implementing this decision based on their accountabilities..

This resolution takes effect from signing date.

Receipt:

- As article 2;
- Archived.

BR-VT HOUSE DEVELOPMENT JSC  
CHAIRMAN OF BOD



DOAN HUU THUAN



Ho Chi Minh city, May 14, 2026

## PLAN FOR ISSUING SHARES TO PAY DIVIDENDS IN 2025

Pursuant to:

- Law on Enterprises No. 59/2020/QH14 passed by the National Assembly of the Socialist Republic of Vietnam on June 17<sup>th</sup>, 2020;
- Law on Securities No. 54/2019/QH14 passed by the National Assembly of the Socialist Republic of Vietnam on November 26<sup>th</sup>, 2019;
- The Resolution of the Annual General Meeting of Shareholders No. 34/NQ-DHCD dated April 24, 2026;
- The Charter of organization and operation of the Company;
- The situation of production and business activities of the Company.

The Board of Directors (BOD) of Ba Ria - Vung Tau House Development Joint Stock Company (Company) approves the Plan to issue shares to pay dividends in 2025 with the following specific contents:

1. Name of shares. Shares of Ba Ria - Vung Tau House Development Joint Stock Company
2. Type of shares. Common shares
3. Par value: VND 10,000/share
4. Total number of shares issued: 199,754,571 shares
5. Number of treasury shares: 0 share
6. Number of outstanding shares: 199,754,571 shares
7. Number of shares expected to be issued: 29,963,185 shares
8. Total expected issuance value (based on par value): VND 299,631,850,000
9. Issuance ratio: 15%
10. Expected number of shares after issuance: 229,717,756 shares
11. Issuance subjects: Existing shareholders whose names are on the list on the record date that are entitled to receive dividends in shares
12. Purpose of issuance: Pay dividends in 2025 in shares
13. Source of capital: Undistributed after-tax profit as of December 31, 2025, according to the 2025 Audited Financial Statements.
14. Expected implementation time: in the third quarter of 2026





15. Plan for handling odd shares: The number of shares to pay dividends in 2025 to existing shareholders is rounded down to the nearest unit. The fractional fraction (if any) will be canceled.

For example: on the record date, shareholder A owns 301 shares, will receive:  $(301 \times 15)/100 = 45.15$  new shares. Due to rounding to the nearest unit, shareholder A will only receive 45 new shares, and the odd number of shares 0.15 will be cancelled.

16. Additional registration and listing: The entire number of shares arising from the 2025 dividend share issuance shall be deposited at the Vietnam Securities Depository and Clearing Corporation and listed at the Ho Chi Minh Stock Exchange.

17. Approve the registration of the increase in charter capital with the competent state authorities in accordance with the provisions of law, and the adjustment of the charter capital in the Business Registration Certificate of Ba Ria – Vung Tau House Development JSC, corresponding to the total value of shares (at par value) actually and successfully issued upon the conclusion of the issuance.

Receipt:

- SSC;
- HODE;
- VSDC;
- Archived.

ON THE BEHALF OF THE BOD  
CHAIRMAN *non*



**Doan Huu Thuan**

