

TRANS-ASIA Philippines, Inc.

General Engineering and
Consulting Services



Making
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TRANS-ASIA PHILIPPINES, INC.

**GENERAL ENGINEERING
AND CONSULTING SERVICES**

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CALLISTO TOWER 1 AND 2
LOCATED AT MAKATI, PHILIPPINES

About TRANS-ASIA



TRANS-ASIA PHILIPPINES, INC. is a pioneer and leading multi-disciplinary engineering consultancy firm whose vast experience and expertise has been built over 60 years of commitment and passion in the engineering discipline.

We take pride in having a team of dedicated professionals highly competent in (1) Construction Project Management Services, (2) Detailed Engineering Design and Structural Investigation, (3) QA/QC and other Construction Related Services.



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Mission & Vision

Provide effective solutions in engineering services, utilizing the latest technology and innovation, and working to further the development of Filipino professionals in the engineering and construction industry.

To be a leading Engineering Consultancy Firm, recognized for our technical excellence, continuous growth, with a strong commitment to the values of the engineering profession and advancement of the industry.



Quality Policy

Trans-Asia Philippines, Inc. is committed to exceed customer needs and expectations by being one of the global industry leaders that provides engineering related services;

Applies the required discipline on every project that conform to internationally accepted standards, delivered with high quality and at a competitive cost;

Periodically monitors and evaluates the effectiveness and efficiency of the business unit involved based on the planned arrangements; and

Innovates continually the systems and technology by motivating Trans-Asia individuals necessary to accomplish the given tasks in compliance with the concerned agencies involved.



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OUR CORE COMPETENCIES

CONSTRUCTION MANAGEMENT

Construction Management is at the core of our competence. Since 2001, our company has successfully completed over 60 construction management projects, giving us a wealth of expertise, knowledge, and skills that have helped us establish our name in the construction industry.



Moving forward into the future, we guarantee that we will continue to provide quality cutting-edge solutions to any construction management concern.



In summary, we will assure our clients that their construction project will proceed as planned. We will cover the various phases of construction projects, from Structural, Architectural, Mechanical, Electrical, Plumbing, and Fire Protection and on through Interiors, Furniture, Fixtures, and Equipment. While there are contractors, consultants, and suppliers that are engaged by clients to do these jobs for them, it is still a significant duty to manage the project to ensure that it is completed within the agreed-upon time, cost, and quality (TCQ).



This is where TAPI can help. TAPI will effectively handle the client's building project from start to completion.



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OUR CORE COMPETENCIES

CONSTRUCTION 3RD PARTY QA/QC

Quality assurance and quality control are two essential aspects of quality management, particularly in building projects where adherence to established standards is important. As a result, TAPI provides a unique service focusing mainly on Quality Management.



Fueled by our firm belief that quality means conformance to standards of excellence, we are diligent in the QA/QC aspect of all our projects – this serves as our guarantee that our 3rd party QA/QC projects for construction undergo the same strict performance parameters.



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OUR CORE COMPETENCIES

PLAN REVIEW/CLASH ANALYSIS (AUXILIARY SERVICE)



With our professional 3rd party Quality Assurance/Quality Control (QA/QC) services, we are likewise skilled in the detection and resolution of conflicts or issues, ensuring that neither quality, cost, delivery nor safety is compromised.

Backed by TAPI's expertise and skills honed through years of actual practice, we also offer investigation, analysis, and recommendatory services on a specific area or areas of a project, such as the following:

- Review of plans for clash detection.
- Investigation and inspection on identified areas of construction for defects, ex. Structural defects on a specific building.
- Reports and recommendations



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ONGOING PROJECTS

ARCILO AMENITY CORE



Client: Ayala Land Inc.

Location: Nuvali, Canlubang, Laguna

Project Description:

Arcilo is a residential community with a wide range of amenities, including:

- Main Guard house: 22.40 sq.m
- Amenity Core (Social hall, Admin & Security office, Residents' Lounge, and Multi-purpose Court) including swimming pool : 2,793.00 sq.m
- Reservoir :210.54 sq.m
- Detention Pond : 4,912.77 sq.m

Scope of Works: Project Management Services

Date Started: April 2025

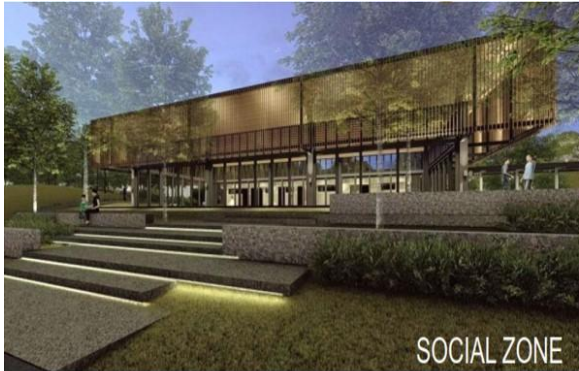
Target Duration: 27 months



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ONGOING PROJECTS

CERILO AMENITY CORE



Client: Ayala Land Inc.

Location: Nuvali, Canlubang, Laguna

Project Description:

Cerilo is a residential community with a wide range of amenities, including:

- Social Zone : 730 m2
- Active Zone : 1096 m2
- Residential Lounge :306 m2
- Swimming Pool (Adult and Kiddie) 572.58 m2

Scope of Works: Project Management Services

Date Started: October 2024

Target Duration: 24 months



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ONGOING PROJECTS

CIELA @ AERA HEIGHTS



Client: Ayala Land Inc.

Location: Carmona Cavite

Project Description:

Ciela at Aera Heights is a residential community with a wide range of amenities, including:

- Main Guard House: 37.29 sq.m
- Social Hall/ Function Hall: 1032.64 sq.m
- Admin and Security Office: 272.39 sq.m
- Residents' Lounge: 1079.69 sq.m
- Multi-Purpose Court: 2,177.29 sq.m

Scope of Works: Project Management Services

Date Started: February 2025

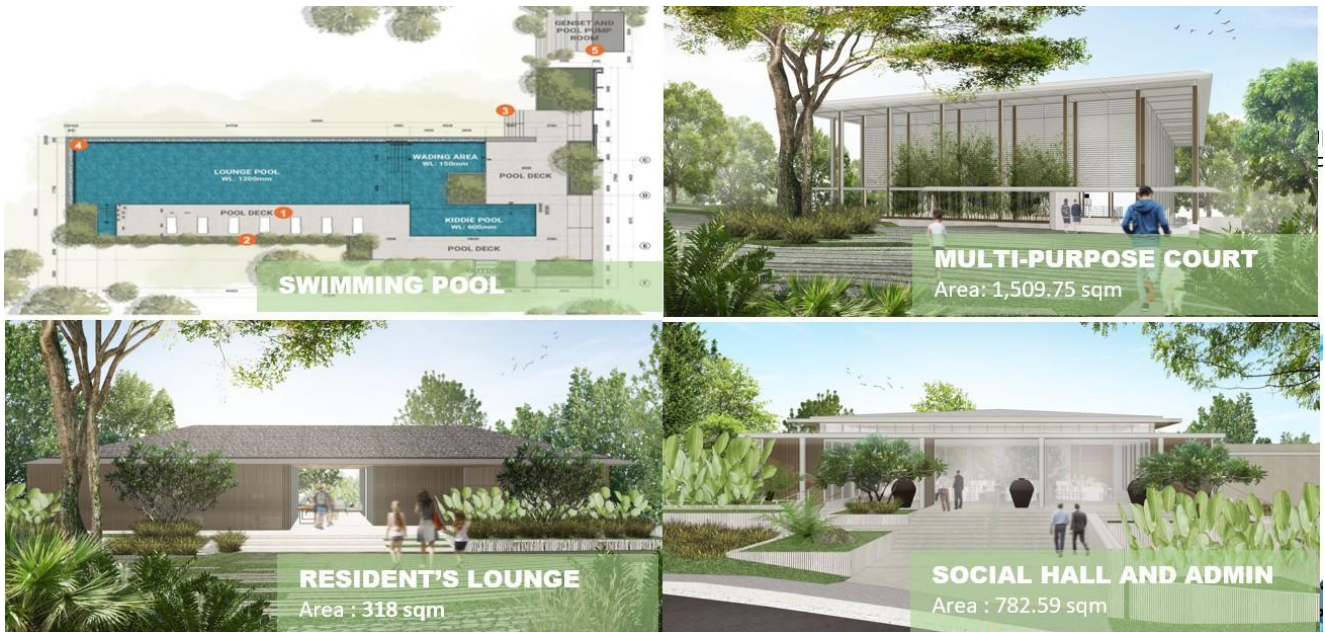
Target Duration: 22 months



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ONGOING PROJECTS

LANEWOOD HILLS AMENITY CORE



Client: Ayala Land Inc.

Location: Silang, Cavite

Project Description:

Lanewood Hills is a residential community with a wide range of amenities, including:

- Residents' Lounge Swimming Pool: 295.40 sq.m
- Residents' Lounge: 318.00sq.m
- Social Hall and Admin Office: 782.59 sq.m
- Multi-Purpose Court: 1509.75 sq.m
- Amenity Core Landscape

Scope of Works: Project Management Services

Date Started: March 2025

Target Duration: 24 months



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ONGOING PROJECTS

CENTRALA PH1



Client: Alveo Land Corporation

Location: Angeles City, Pampanga

Project Description:

Centrala have a total area of 184,025 sqm consisting of the following:

- A. Direct Land Development
- B. Shared Items
 - a. Streetscape
 - b. Landscape (Hardscape / Softscape / Landscape Lighting)
 - c. Kid's Play Area
 - d. Perimeter Fence
 - e. Pylon Signages
 - f. Material Recovery Facility (MRF)
 - g. EGD / Streetnames
 - h. Detention Pond/Tank (Vertigrow)
- C. Site Adapt
 - a. Rehabilitation of Villa Siete Access Road
 - i. Demolition of Existing RROW
 - ii. Rehabilitation of PCCP

Scope of Works: Project Management Services

Date Started: April 2025

Target Duration: 23 months



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ONGOING PROJECTS

6750 Annual Structural Investigation



Client: Ayala Land, Inc.

Location: Ayala Avenue, Makati City

Project Description:

This office building is a 25-storey reinforced concrete structure with a 2-level basement and a 3-level above ground carpark having a total gross floor area of 62,000 square meters. The building also consists of retail stalls at the ground floor, canteen for employees and executive dining area.

Scope of Works:

Trans-Asia was commissioned to provide comprehensive structural investigation works based on the available as-built plans issued by Client. Investigation shall comprise actual evaluation based on full structural analysis and calculations, physical condition and actual validation of its current use as per actual inspection/verification. Analysis shall also be based on the latest governing structural code of the Philippines.

Date Started: June 2012

Target Duration: Scheduled annually



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ONGOING PROJECTS

IL CORSO AT CITY DI MARE



Client: Filinvest Land, Inc.

Location: South Road Properties, Cebu City

Project Description:

An 8.6-hectare land with commercial development that comprises two (2) main commercial buildings, four (4) stand-alone restaurants/stores outdoor activity center, a utility building, and open parking. The project is located within the South Road Properties along Cebu South Coastal Road.

Scope of Works: Project Management Services

Date Started: February 2014

Target Completion Date: August 2025 (Last Phase)



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ON GOING PROJECTS

THE GENTRY PLAZA



Client: Alveo Land Corporation

Location: Circuit, Makati City

Project Description:

The Gentry

- Three hundred ninety one (391) units
- Three (3) basements
- Three hundred ninety one (391) parking slots

Residential: Thirty six (36) levels with roof deck.

Office: Thirteen (13) levels with roof deck; one (1) podium, seven (7) floors, four (4) floors of parking, three (3) floors non-parking.

Scope of Works: Third-Party QAQC Services

Date Started: June 2019

Target Completion: December 2025



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COMPLETED PROJECTS

MACEA SPECIAL PROJECTS



Client: Makati Central Estate Association, Inc. (MACEA)

Location: Makati City, Philippines

Project Description:

The various projects include: sidewalk enhancement along streets within the MCBDA area, elevated walkway along Dela Rosa & covered walkways on several streets; construction of the Gil Puyat Ave pedestrian overpasses, MACEA Office, the MACEA Carpark Building at Legazpi Village and Villar Underpass at Salcedo Village; upgrading of vestibules and renovation of the existing underpasses along Ayala and Paseo de Roxas; and renovation of the Washington Sycip, Legazpi Active Park at Legazpi Village and Jaime Velazquez Park at Salcedo Village.

Scope of Works: Project Management Services

Date Started: June 2012

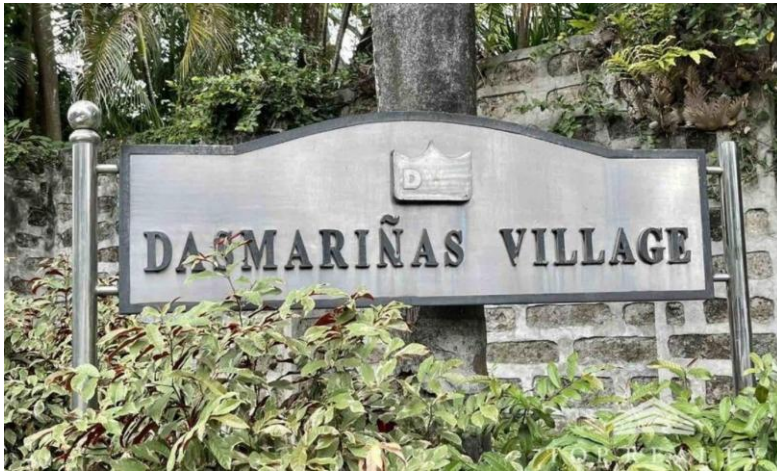
Target Completion: February 2025



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COMPLETED PROJECTS

Dasmariñas Village Association, Inc. (DVA)



Client: Dasmariñas Village Association, Inc. (DVA)

Location: Dasmariñas Village Association, Inc. (DVA) Makati City, Philippines

Project Description:

The DVA project area occupies 1.9033 square kilometers (0.7349 sq mi) and is bounded by Epifanio de los Santos Avenue (EDSA) to the north, McKinley Road to the northeast, Pili Avenue/Forbes Park South to the east, Maricaban Creek to the south, and Ecology Village to the west, and is a gated private residential subdivision.

Scope of Works: 3rd Party Plan Review/Inspection Services for New Construction/Renovation

Date Started: November 2016

Date Completed: December 2023



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COMPLETED PROJECTS

CRIMSON SPA AND RESORTS MACTAN- Guestroom Renovation



Client: Mactan Seascapes Services. (MSSI)

Location: Sitio Dapdap, Brgy. Mactan, Lapu-Lapu City, Cebu

Project Description:

Located in Mactan Cebu with 40 luxurious private pool villas featuring individual plunge pools and 250 guestrooms that combine both comfort and style with its contemporary Asian style.

The project included the renovation of existing guestrooms at Crimson Spa and Resort Mactan. It involved upgrading and provision of an environment where it can offer high-quality experience to guests. This renovation project focused on fixing the existing guestrooms issues and concerns.

Scope of Works: Construction Management Services

Date Started: June 2023

Date Completed: August 2024

COMPLETED PROJECTS

CALLISTO TOWER 1 AND 2 - MAKATI



Client: Alveoland Corporation

Location: Circuit Makati, Philippines

Project Description:

Callisto is a two-tower condominium built right across the sprawling retail strip of Circuit Lane. The first tower rise 38 stories high with its own retail component at the lower ground floor and upper ground floor.

Scope of Works: Third-Party QAQC Services

Date Started: January 2018

Date Completed: N/A



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COMPLETED PROJECTS

CIRCUIT SOLSTICE TOWER 1 & 2



Client: Makati Development Corporation (MDC)

Location: Circuit Makati, Philippines

Project Description: Solstice Tower 1 & 2

- Thirty seven (37) floors Residential Condominium (Tower 1)
- Thirty (30) floors Residential Condominium (Tower 2)
- Seven (7) floors parking area (UGF – 7th), One (1) floor Amenities (8th)
- Four hundred sixty one (461) units for Tower 1;
- Four Hundred Nine (409) units for Tower 2

Scope of Works: Third Party QAQC Services

Date Started: November 20, 2014

Date Completed: (Full turnover to clients)

Tower 1 - May 2020

Tower 2 - March 2020



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COMPLETED PROJECTS

CIRCUIT MIXED-USE DEVELOPMENT



BPO CORPORATE CENTER ONE

Client: Makati Development Corporation (MDC)

Location: Circuit Makati, Philippines

Project Description: BPO CORPORATE CENTER ONE

- BP01 – has twenty-two (22) floors above the mall, with one (1) basement and thirty-three (33) parking slots.

Scope of Works: Third-Party QAQC Services

Date Started: December 22, 2014

Date Completed: March 3, 2017



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COMPLETED PROJECTS

CIRCUIT MIXED-USE DEVELOPMENT



SEDA HOTEL

Client: Makati Development Corporation (MDC)

Location: Circuit Makati, Philippines

Project Description: SEDA HOTEL

- ♦ One (1) Basement,
- ♦ Nineteen (19) Floors above the Mall and
- ♦ Thirty three (33) Parking Lots

Scope of Works: Third-Party QAQC Services

Date Started: March 31, 2016

Date Completed: February 20, 2019



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COMPLETED PROJECTS

CIRCUIT BP02



Client: Makati Development Corporation (MDC)

Location: Circuit Makati, Philippines

Project Description: BPO CORPORATE 2

Circuit BP02 – is an eighteen (18) storey corporate center, one (1) retail & leasable office (Ground Floor), four (4) level podium parking (2nd to 5th), 12 Tower Office Space (6th -18th Floor), (1) Roof Deck, with three hundred eighty five (385) parking slots.

Scope of Works: Third-Party QAQC Services

Date Started: October 2015

Date Completed: September 2017



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COMPLETED PROJECTS

FORA TAGAYTAY



Client: Filinvest Land, Inc.

Location: Emilio Aguinaldo Highway, Tagaytay City

Project Description:

FORA TAGAYTAY – a 5.2-hectare land with a mixed-use development comprised of a commercial building, two(2) residential towers, and a forest/park. The project is located on Emilio Aguinaldo Highway, Tagaytay City.

Scope of Works: Project Management Services

Date Started: October 10, 2014

Date Completed: September 2017



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COMPLETED PROJECTS

MAIN SQUARE - MOLINO



Client: Filinvest Land, Inc.

Location: Brgy Mambog IV, Bacoor, Cavite

Project Description:

Main Square Mall – Molino, is a 2-storey commercial building with a roof deck for utilities. It is comprised of leasable retail shops, restaurants, and wellness centers developed in a 2.5-hectare lot, with open parking slots and surrounding landscape along Molino Boulevard.

Scope of Works: Construction Management Services

Date Started: June 4, 2013

Date Completed: February 2017



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COMPLETED PROJECTS

iPACIFIC RESIDENCES



Client: Pacific Land and Building Corporation

Location: Lavezares St. corner Ilang-ilang St., Manila

Project Description:

iPacific Residences is a 22-storey residential building with residential units over 15 floors comprising of 59 3-bedroom units, 22 2-bedroom units, and 16 1- bedroom units. Six leasable units with an average area of 60 sq. meters are offered at ground level. Amenities are found at the 7th floor and roof deck level with a gym and lap pool designed with a kiddie pool at the 7th level, and a single gym and multi-function room and garden at the roof deck level. Also, parking areas are allocated over 5 floors with 85 parking slots.

Scope of Works: Project management Services with Quantity Surveying

Date Started: January 23, 2013

Date Completed: February 2018



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