

Career Opportunity in **AB LEISURE EXPONENT INC.**

POSITION TITLE: **MANDARIN REAL TIME COMPUTING ENGINEER**

JOB DESCRIPTION:

- * Implement high-performance, deterministic software
- * Perform performance analysis, profiling, and optimization
- * Design algorithms and data structures tailored for real-time constraints.
- * Integrate with hardware, sensors, IoT devices, or external systems (as needed).
- * Develop and maintain real-time communication protocols or interfaces
- * Set up monitoring, logging, and alerting for real-time subsystems; detect, diagnose, and fix runtime issues.
- * Participate in code reviews, software architecture discussions, and design reviews.

QUALIFICATION:

- * Fluent in Mandarin (reading, writing, and speaking) – required
- * Proficient in English – required
- * Strong analytical and problem-solving skills.
- * Attention to detail and ability to handle sensitive information.
- * Proficiency in Microsoft Office (especially Excel)
- * Excellent communication and interpersonal skills.

Applications may be sent to: LAU, NIEL KEVIN LIM
Corp.compliance@digijplus.com.ph

COMPANY / EMPLOYER	NAME OF FOREIGN NATIONAL INTENDING TO APPLY FOR THE POSITION
COMPANY NAME: AB LEISURE EXPONENT INC. ADDRESS: 5/F SM MEGAMALL BLDG D, J VARGAS WACK-WACK GREENHILLS, CITY OF MANDALUYONG NATURE OF BUSINESS: AMUSEMENT AND RECREATION	NAME: TIAN, YINGLAN ADDRESS: PARK AVENUE NORTH BONIFACIO BGC TAGUIG CITY NATIONALITY: CHINESE INTENDED PERIOD OF EMPLOYMENT: TWO (2) YEARS
AB LEISURE EXPONENT INC. hereby declares that the above-named foreign national is able, willing and qualified to perform the services and job description for this position. The company has the intention to employ the said foreign national and apply for an Alien Employment Permit with the Department of Labor and Employment- National Capital Region located at 967 Maligaya Street, Malate Manila	

Career Opportunity in **AB LEISURE EXPONENT INC.**

POSITION TITLE: **MANDARIN DATA ANALYST**

JOB DESCRIPTION:

We are seeking a highly analytical and detail-oriented Mandarin-speaking Data Analyst to join our team. The ideal candidate will be responsible for collecting, analyzing, and interpreting data to support business decisions, while leveraging Mandarin language skills to work with stakeholders and data sources

QUALIFICATION:

- * Fluent in Mandarin (written and spoken)
- * Proficient in English
- * Strong analytical and critical thinking skills.
- * Excellent communication and presentation abilities.
- * Detail-oriented, with the ability to manage multiple tasks and deadlines.
- * Comfortable working in a multicultural and fast-paced environment.

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Career Opportunity in **AB LEISURE EXPONENT INC.**

POSITION TITLE: **MANDARIN ADS AND CHANNEL MANAGER**

JOB DESCRIPTION:

- * Develop and implement Mandarin-language advertising strategies aligned with business and marketing goals
- * Own and optimize Mandarin marketing channels, including social media, ad networks, content platforms, and partner channels
- * Monitor campaign performance using key metrics such as CPA, ROAS, CTR, and conversion rates
- * Analyze data and provide actionable insights to improve performance and campaign efficiency
- * Prepare regular performance reports and present findings to stakeholders
- * Manage advertising budgets and ensure efficient spend allocation
- * Forecast performance and scale high-performing campaigns

QUALIFICATION:

- * Fluent in Mandarin Chinese (spoken and written)
- * Ability to analyze performance data and make improvements
- * Good communication and coordination skills
- * Organized, detail-oriented, and able to manage multiple campaigns

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Career Opportunity in **AB LEISURE EXPONENT INC.**

POSITION TITLE: **MANDARIN PRODUCT MANAGER**

JOB DESCRIPTION:

- * Define and execute product strategies and roadmaps aligned with company goals.
- * Collaborate with cross-functional teams to deliver high-quality products on time.
- * Act as the main point of contact for “Mandarin-speaking stakeholders, including suppliers, manufacturers, and regional offices.
- * Collect and analyze user feedback, market data, and business requirements.
- * Prioritize product features and enhancements using data-driven decision-making.
- * Monitor product performance and iterate based on feedback and analytics.

QUALIFICATION:

- * Proficient in both Mandarin and English (spoken and written).
- * Excellent analytical, communication, and project management skills.
- * Strong understanding of UX/UI principles and customer-centric design.

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Career Opportunity in **AB LEISURE EXPONENT INC.**

POSITION TITLE: **MANDARIN SITE RELIABILITY ENGINEER (1 VACANCY)**

JOB DESCRIPTION:

- * Maintain and improve the reliability, performance, and availability of production systems and infrastructure.
- * Design and implement monitoring, alerting, and automation solutions.
- * Work with cross-functional teams (often in Mandarin) to identify and resolve issues in real-time.
- * Conduct root cause analysis of incidents and implement long-term fixes.
- * Collaborate with development teams to improve system architecture for resilience and scalability

QUALIFICATION:

- * Fluency in Mandarin (both written and spoken) and proficiency in English.
- * Strong knowledge of Linux/Unix systems, networking, and system internals.
- * Proficiency in scripting or programming languages
- * Familiarity with monitoring and logging tools
- * Experience in high-traffic, mission-critical environments.

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Career Opportunity in **AB LEISURE EXPONENT INC.**

POSITION TITLE: **MANDARIN PROJECT MANAGER (2 VACANCIES)**

JOB DESCRIPTION

- *Lead and manage end-to-end project lifecycle, including planning, execution, monitoring, and closure.
- *Translate project requirements, documents, and communications between Mandarin and English as needed.
- *Develop detailed project plans, allocate resources, and manage budgets.
- *Monitor project progress and adjust plans as necessary to meet goals and deadlines.
- *Conduct regular status meetings and reports with stakeholders.
- *Identify and manage project risks and issues, and develop mitigation strategies.
- *Coordinate with cross-functional departments (e.g., engineering, marketing, logistics) to ensure successful delivery.
- *Maintain documentation and ensure compliance with company standards and client expectations.

QUALIFICATION

- *Fluency in Mandarin and English, both written and spoken.
- *Strong organizational, communication, and leadership skills.
- *Ability to manage multiple projects and work under pressure.
- *Proficiency in project management tool

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DMCI to break ground on Kalayaan, BGC subway stations this year



O. SERRANO/UNISPLASH

D.M. CONSUNJI, INC. (DMCI) is preparing to break ground on a key portion of the Metro Manila subway project this year, its top executive said.

The project, known as contract package 105 (CP 105), covers the Kalayaan and Bonifacio Global City (BGC) stations, with construction expected to start this year, DMCI President and Chief Executive Officer Jorge A. Consunji told reporters last week.

The project includes a short tunnel and the two stations, which were originally scheduled for completion in 2029 but have faced delays because of earlier right-of-way issues.

DMCI is undertaking the work alongside Japanese firm Nishimatsu Construction Co. Ltd., its partner for another section of the subway covering Quezon Avenue and East Avenue stations.

Meanwhile, the company is pursuing another subway project and expects the award decision as early as next month.

“That’s just the award phase. The ground-breaking for that is possibly in March or April, depending on the department that handles it – we can’t control that. But it was bid out 18 months ago,” Mr. Consunji said.

Without giving details, DMCI said it is eyeing other major projects and possible partnerships with both public and private sectors.

DMCI is the construction arm of listed infrastructure and engineering conglomerate DMCI Holdings, Inc., which also has core investments in coal mining, water, off-grid power generation, and property development. — **Alexandria Grace C. Magno**

Villar Land says it will respond to SEC complaint

VILLAR LAND Holdings Corp. said it has not yet received a copy of the complaint filed by the Securities and Exchange Commission (SEC) and will respond to all allegations once it does.

“Villar Land and its directors will answer all the allegations leveled against them after formal receipt of the alleged complaint,” the company said in a statement over the weekend.

Over the weekend, the SEC announced that it had filed a criminal complaint against Villar Land, its related entities, and their officers for market manipulation, insider trading, and misleading disclosures that the regulator said distorted the company’s share prices and misled investors.

The SEC filed the complaint on Jan. 30, charging Villar Land (formerly Golden MV Holdings, Inc.) with violations of Sections 24.1(d) and 26.3 of the Securities Regulation Code (SRC) for making false or misleading

statements and engaging in acts that operated as fraud or deceit upon investors, according to the Commission.

Respondents named in the SEC complaint include Villar Land Chairperson Manuel B. Villar, Jr., former Senator Cynthia A. Villar, directors Cynthia J. Javarez, Manuel Paolo A. Villar, Camille A. Villar, and Mark A. Villar, as well as independent directors Ana Marie V. Pagsibigan and Garth F. Castañeda.

The SEC also named related entities Infra Holdings Corp. and MGS Construction, along with their officers Virgilio B. Villar, Josephine R. Bartolome, Jerry M. Navarrete, and Joy J. Fernandez, for alleged violations of Section 24.1(b) of the SRC.

According to the SEC, the charges stem from its investigation into Villar Land’s public disclosures and trading activities, which the regulator said misled investors and distorted the market price of the company’s shares.

2024 FINANCIAL STATEMENTS

Villar Land’s 2024 financial statements reported total assets of P1.33 trillion and net income of P999.72 billion, up from P1.46 billion the previous year. The company attributed the increase to a revaluation of its real estate holdings.

The SEC said these figures were disclosed to the public before the completion of the company’s external audit. The independent auditor later confirmed that the financial statements were not fully audited, particularly regarding the valuation of major properties. When audited statements were later submitted, total assets were reported at P35.7 billion.

The Commission’s complaint also cited trading activities by related entities, including Infra Holdings Corp. — owned by Virgilio B. Villar, brother of Manuel B. Villar, Jr. — and MGS Construction, which the SEC said appeared to create artificial demand and support Villar Land’s share price. Camille A. Villar was

named for alleged insider trading after purchasing 73,600 shares in December 2017, shortly before a corporate disclosure that lifted the stock price.

“Building investor confidence in the Philippines is crucial in driving the inclusive and sustainable growth of our capital market and business sector for national development,” SEC Chairperson Francisco Ed. Lim said.

“In this light, the SEC is firm in addressing fraudulent and manipulative acts that misled the investing public and distort our capital markets. The Commission likewise enjoins publicly listed companies to uphold the highest standards of good corporate governance to help strengthen and sustain investor confidence badly needed by our capital markets,” he added.

In November last year, the SEC revoked the accreditation of Villar Land’s appraiser, E-Value Phils, Inc., for failing to justify its P1.33-trillion valuation of the listed company’s properties. — **Alexandria Grace C. Magno**



PHILIPPINE STAR FILE PHOTO

ERC looks into Solar Para Sa Bayan amid questions on permits and fees

THE Energy Regulatory Commission (ERC) has launched an investigation into Solar Para Sa Bayan Corp. (SPSB), a social enterprise founded by businessman-turned-politician Leandro L. Leviste, over allegations of unauthorized operations and collecting fees without approval.

In a statement on Saturday, the ERC said it had issued show-cause orders to SPSB to clarify concerns stemming from consumer complaints and reports that the company has been operating in Paluan, Occidental Mindoro, and other off-grid areas without securing the necessary regulatory approvals.

The permits include an authority to operate and certificates of compliance for its generation facilities.

SPSB was granted a 25-year congressional franchise in 2019, allowing it to construct, install, and operate distributed energy resources and microgrids in remote and unviable areas.

However, the ERC said that the franchise law itself requires SPSB to comply with applicable regulatory approvals, particularly concerning the rates it will charge its customers.

ERC Chairperson and Chief Executive Officer Francis

Saturnino C. Juan said that charging electricity rates without regulatory approval is a “mortal sin” for a regulated entity.

He added: “Adhering to both ERC regulations and franchise conditions is essential when operating and charging consumers as a regulated entity.”

Mr. Leviste has yet to respond to *BusinessWorld’s* request for comment.

In a radio interview last month, Mr. Leviste said that SPSB’s franchise had been “ipso facto revoked” since the company ceased operations in 2022.

He cited government red tape and regulatory hurdles as the reasons the company did not launch its planned projects.

However, Mr. Juan said the alleged violations still warrant investigation.

“Despite reports suggesting that SPSB has already ceased operations, the seriousness of the violation still justifies an investigation, as any penalties that may be imposed can still be enforced against SPSB and its assets,” he said.

The ERC added that it would ensure due process is observed when evaluating explanations and submissions from the parties involved. — **Sheldeen Joy Talavera**

Manila office tenants favor flexible, cost-efficient spaces — Colliers

METRO MANILA’S office developers are being urged to focus on flexible and cost-efficient office spaces as more multinational firms shift to hybrid work, according to property consultancy Colliers Philippines.

“Occupiers are increasingly focused on capital preservation, balance sheet flexibility, and reduced execution and delivery risk. As a result, operating expenditure (opex)-led workspace solutions where costs are spread predictably over time are gaining traction,” Melissa Mabanta, assistant manager for office service — landlord representation at Colliers, said in a report.

She noted that multinational companies are moving toward Grades A and B+ offices that prioritize flexibility, faster move-ins, and cost predictability, as firms’ planning cycles have shortened to between six and 18 months.

Colliers added that the rise of hybrid work has pushed occupiers to favor ready-to-occupy and built-to-suit offices.

“As the Philippine office market matures, value is increasingly defined not just by location or rental rates, but by speed to market, operational readiness, and risk mitigation,” Ms. Mabanta said.

Previously, office occupiers invested in longer lease terms and fit-outs, information tech-

nology infrastructure, and project management. In central business districts, fit-out costs typically range from P45,000 to P70,000 per square meter (sq.m.), Colliers said.

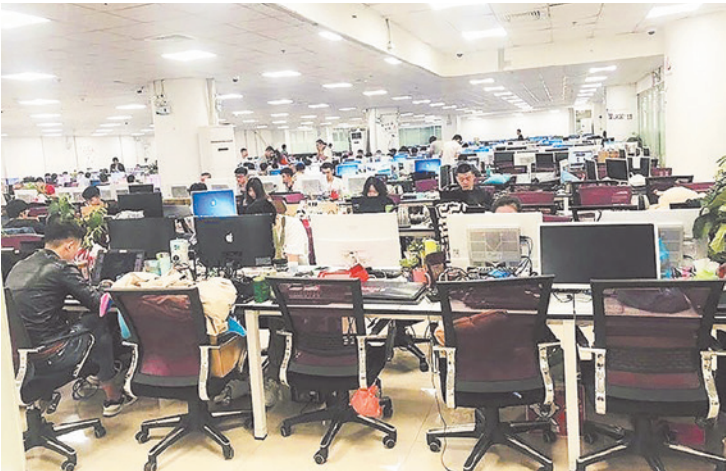
It also noted that challenges in traditional office leasing, such as design, permitting, procurement, and construction delays, have become a “major friction point” for occupiers.

“While Metro Manila vacancy rates remain elevated compared to pre-pandemic levels, leasing inquiries are increasingly driven by quality, readiness, and flexibility rather than sheer size,” Colliers said.

In the first nine months of 2025, Metro Manila’s office vacancy stood at 19.8%, Colliers said in its Third-Quarter Property Market Report.

Office vacancy in the region is projected to rise slightly to 19.9% in 2026, before declining steadily to 19.2% in 2028, the consultancy added.

In Metro Manila, traditional occupiers transacted an average of 830 sq.m. of space, while third-party operators and government tenants occupy about 1,500 sq.m., equivalent to roughly a whole floor. Shared services sector tenants occupy larger spaces of around 3,000 sq.m., or about two or more floors. — **Beatriz Marie D. Cruz**



PHILIPPINE STAR FILE PHOTO