

## Executive Summary

### **Company Background**

Centric Ltd., through a series of predecessor companies, was formed in 2009 as a culmination of decades of research and development in Structural Insulated Panel (SIP) systems and specialty high-strength structural board and building materials, for the housing construction industry. As the result of Centric's many years of development, it has discovered the particular resilient properties of bamboo and Arundo donax (Arundo), a perennial grass found most abundant in the tropics and subtropics. Utilizing these raw materials, Centric has developed a revolutionary structural building material called Infinity Board™, and has obtained a U.S. Patent (U.S. Patent 7,647,957) on this technologically advanced building material. Centric's Infinity Board™ has outperformed traditional wood-based structural building materials in all aspects required of structural materials; specifically, Centric's Infinity Board™ is 3 times stronger, waterproof, and is impervious to wood-destroying pests and fungi. Furthermore, Centric's Infinity Board™ can be made into either ply-board sheathing products, or in the form of dimensional lumber products, all with structural properties similar in strength to aluminum. When combined with Centric's advanced SIP panel Integral Building System™ (IBS™), Centric offers a world-class, ecologically friendly, technically advanced, comprehensive building system that is International Building Code compliant. Centric's IBS™ can adapt to most architectural designs, can accommodate both residential and commercial building applications, and can build up to six stories in height. The building system is also designed to comply with Tokyo, Japan Seismic Resistance Codes, and Miami-Dade County, Florida Hurricane Resistance Codes.

### **Frame Housing Industry**

U.S. Government statistics indicate that over 90% of all homes in the United States are wood-frame constructed. These buildings are easily insulated, strong, and light in weight. The strength and light weight benefits are especially appreciated in earthquake, and hurricane regions. In addition, wood-frame homes are one of the most common residential construction methods in Europe, Canada, Japan and South Korea. In fact, according to the U.S. based Softwood Export Council, Japan built more new wood-frame homes in 2009 and 2010, than did the U.S. And due to its inherent waterproof properties, Centric's Infinity Board™ is ideally suited for monsoon prone regions.

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## **Sustainability**

As “Global Warming” presents real dangers for the earth's environment, deforestation of the world's forest has become one of the more important and problematic challenges of our generation. The ever-growing hunger for wood-based products in order to meet the world's vast needs for affordable housing has placed enormous pressure on countries to continually deplete the world's forests. Consequently, natural green, sustainable and renewable alternatives are urgently needed as a substitute to forest-based products.

In efforts to address these challenges, there has been numerous building products developed, ranging from materials such as hydrocarbons to wood waste. Numerous building innovations have also been developed from straw, plastic, steel, foam, concrete and other materials. Yet, none can match the sustainability of these bamboo/Arundo-based building materials that outperform all other present forms of innovations in the building industry. Thus, Centric's Infinity Board™, combined with Centric's proprietary SIP-based IBS™, is the world's most advanced and innovative sustainable building materials and construction method.

## **Next Generation Technology**

According to the United Nations Habitat after their annual meetings held near the end of 2011, the projected need for housing in the world was 96,000 houses per day, every day for the next 25 years. Concrete, cement block, bricks and mortar has not kept up with the demand for housing in the past - - much less in the future -- as competition grows for cement based products globally and prices continue to rise. Centric has long been of the opinion that the world will not solve 21st century housing shortages using 17<sup>th</sup> and 18<sup>th</sup> century building technology. The Centric solution is the next generation technology for building construction, method and materials.

## **Affordability**

The unique and advanced design of Centric's IBS™ SIP system offers the fastest construction completion time of any other building methods in the world. Moreover, Centric's IBS™ SIP system provides some of the most affordable construction methods around. A HUD- International Building Code compliant 1,000 square foot (approximately 93m<sup>2</sup>) 3 bedroom, 2 bath, single-story home with basic amenities can be constructed for as low as \$20 per square foot (approximately \$215/m<sup>2</sup>), not including the building's foundation, land, or infrastructure.

Comparable costs (per sq. ft. w/basic amenities) would apply to buildings 1/4<sup>th</sup> this size or 4 times this size. Additionally, smaller International Building Code compliant living quarters with lesser amenities can be constructed for less than \$17 per square foot (approximately \$185/m<sup>2</sup>), not including the building's foundation, land, or infrastructure. This brings true affordability to quality housing that can

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well serve the middle and lower income population throughout the world. Nonetheless, a unique aspect of Centric's IBS™ SIP system, is that it can also be used in the construction of high-end, luxury, multimillion dollar buildings and residential housing through the use of more expensive finish materials and upgraded, upscale amenities.

## **Industrial Development**

Given adequate resources and funding, Centric would entertain installing a vertically integrated agricultural-based affordable housing manufacturing industry in and for several strategic countries in the developing world that have shown strong interest including but not limited to, Ghana, Ethiopia, Cameroon, South Africa, Malaysia and Brazil, to name a few. This will provide these countries with long-term sustainable high value industry that can meet the country's affordable housing challenges, while providing meaningful employment opportunities for its people. The Centric industrial development model is expandable to meet future demands, as well as for the possibility of export and hard-currency earnings. The projects would be undertaken on a joint-ownership basis.

Interested parties should contact Centric through its US operations at:  
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Or

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For more information, please visit: [www.centricltd.com](http://www.centricltd.com)

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