

Our Expectations

Date: August 4, 2026

We are seeking a reputable Argentine company with strong government relationships and proven experience in public-sector coordination, land development, industrial projects, agribusiness, infrastructure, or investment promotion to support the preliminary authorization and project-enabling phase of the **Five Pillars AI Park Argentina**.

The selected partner will assist in achieving the following key objectives:

1. Land Acquisition at a Competitive Price

Identify and secure approximately **100 hectares** of strategically located land, preferably within or near the **Santa Fe, Córdoba, Buenos Aires, Chaco, or Rosario** corridor. The proposed site should have:

- Clear legal title;
- Appropriate zoning for agro-industrial development;
- Environmental compatibility;
- Access to major highways, rail networks, ports, power, water, telecommunications, and other essential utilities.

The recommended 100-hectare site will accommodate the project's primary integrated campus, core infrastructure, and future expansion or satellite developments.

2. Tax Incentives for Five Pillars AI Park Tenants

Facilitate negotiations with national, provincial, and municipal authorities to establish a competitive incentive package for companies operating within the Park. The preferred framework includes:

- A **five-year corporate tax holiday**, with the possibility of **two additional five-year extensions**, or
- Comparable fiscal and investment incentives.

The objective is to maximize investor attraction, accelerate industrialization, promote employment, increase exports, and encourage long-term investment within the Park.

3. Special Economic Zone (SEZ), Free Trade Zone (FTZ), or Equivalent Status

Support the process of obtaining preliminary approval—or establishing a clear regulatory pathway—for:

- Special Economic Zone (SEZ) status;
- Free Trade Zone (FTZ) designation;
- Bonded Industrial Park status;
- Customs Special Regime; or
- Any equivalent investment framework available under Argentine law.

These mechanisms should facilitate export-oriented manufacturing, duty-efficient imports of capital equipment, streamlined logistics, and international trade competitiveness under Mercosur and future EU-Mercosur trade arrangements.

4. Preliminary Engagement with Financial Partners and Feasibility Study Funding

Lead preliminary discussions with potential financing partners, including:

- Development finance institutions (DFIs);
- Commercial banks;
- Impact investors;
- Export Credit Agencies (ECAs);
- Climate finance organizations;
- Infrastructure investment funds;
- Sovereign wealth funds; and
- Other strategic financing institutions.

Based on these discussions, the partner should seek to secure:

- Bridge financing;
- Letters of interest or commitment;
- Co-financing arrangements; or
- Other funding mechanisms

to finance the Argentina feasibility study, legal and regulatory work, environmental and land due diligence, engineering assessments, and other preparatory activities required by financiers and Argentine government authorities.

Government Coordination

The selected partner should be capable of engaging professionally, transparently, and in full compliance with applicable laws and regulations with relevant national, provincial, and municipal authorities, including agencies responsible for:

- Investment promotion;
- Agriculture;
- Industry;
- Customs;
- Environment;
- Taxation;
- Land-use planning;
- Infrastructure; and
- Economic development.

The ideal partner will possess a strong track record of coordinating complex public-private initiatives and facilitating strategic investment projects in Argentina.

Contact Information

Mr. Kosona Chriv

Co-Founder, Chief Operating Officer & Chief Sales and Marketing Officer

WhatsApp

- Nigeria: +234 904 084 8867
- Cambodia: +855 10 333 220

Email: kosona@dekoholding.com

Deko Integrated & Agro Processing Ltd

IDUBOR HOUSE, No. 52 Mission Road (by Navis St.)

Benin City, Edo State, Nigeria

RC 1360057

Website: <https://dekoholding.com>

LinkedIn: <https://www.linkedin.com/in/kosona>

LinkedIn Group: Five Pillars AgriAI <https://www.linkedin.com/groups/37080204/>

WhatsApp Channel: <https://whatsapp.com/channel/0029Va9I6d0Dp2Q2rJZ8Kk0x>

TikTok: <https://www.tiktok.com/@kosonachriv>