

Sangguniang Panglungsod

ORDINANCE NO. 09-100

AN ORDINANCE GRANTING THE PRELIMINARY APPROVAL AND LOCATIONAL CLEARANCE (PALC) AND DEVELOPMENT PERMIT (DP) OF THE SUBDIVISION PLAN OF BAQUE CORPORATION FOR ITS PROJECT 21.67 HECTARES OF THE NATIONAL HOUSING AUTHORITY "KNOWN AS THE KABAYANAN HOUSING PROJECT LOCATED AT NEW BILIBID PRISON SITE, POBLACION, MUNTINLUPA CITY PURSUANT TO PRESIDENTIAL PROCLAMATION 1159, SERIES OF 2006.

- Sponsored by: **Hon. Coun. Engr. Mamerto T. Sevilla, Jr.**
- Co-sponsored: **Hon. Coun. Allen F. Ampaya**
- Hon. Coun. Allan Rey A. Camilon**
- Hon. Coun. Ma. Luisa Babaran-Echavez, MD**
- Hon. Coun. Margarita Amythyst Patdu-Labios, MD**
- Hon. Coun. Melchor R. Teves**
- Hon. Coun. Atty. Icasiano M. Dela Rea**
- Hon. Coun. Marita Deang-Calalang, DMD**
- Hon. Coun. Francis Ian T. Bagatsing**
- Hon. Coun. Joselito V. Arevalo**
- Hon. Coun. Luvi P. Constantino**
- Hon. Coun. Vergel C. Ulanday**
- Hon. Coun. Robert A. Abas**
- Hon. Coun. Atty. Rey E. Bulay**
- Hon. Coun. Renato R. So**

WHEREAS, the BAQUE CORPORATION, is applying for Preliminary Approval for Locational Clearance (PALC) and Development Permit for its project 21.67 Hectares Of The National Housing Authority "Financing Master Planning Design, Construction, Marketing And Disposition Of The Housing Packages Located At New Bilibid Prison Reservation Pursuant To Presidential Proclamation 1159, Series Of 2006;

WHEREAS, under Executive Order No. 71 and Republic Act 7160, otherwise known as the Local Government Code of 1991, "the power of the Housing and Land Use and Regulatory Board (HLURB) to approve preliminary final subdivision plans of all subdivisions has been transferred to the Local Government Units;

WHEREAS, the project is a 21-hectare housing development to be implemented by the National Housing Authority (NHA) as the designated "lead implementing agency or sponsor, under the supervision of the Housing and Urban Development Coordinating Council (HUDCCC)

WHEREAS, it is designated as "Package 2-Southwest side of the 41-hectare initial housing site in the NBP Reservation, the site is part of the government-owned land covered by Transfer Certificate of Title (TCT) Nos. 183329 and 183327;

[Handwritten signatures and scribbles on the left margin]

[Handwritten signatures and scribbles on the right margin]

[Handwritten signatures and scribbles at the bottom of the page]



**PAMAHALAANG LUNGSOD NG MUNTINLUPA
KALAKHANG MAYNILA**



Sangguniang Panglungsod

Page 2
Ordinance No. 09-100

WHEREAS, City Ordinance No. 02-047 adopt the Zoning Guidelines and Regulations for the City of Muntinlupa;

WHEREAS, the developer must abide by the requirements setforth under the National Building Code of the Philippines;

WHEREAS, after evaluating the necessary documents submitted by **BAQUE CORPORATION**, and based on the recommendation of the City Zoning Administrator, the application for Preliminary Approval and Locational Clearance (PALC) and Development Permit (DP) is hereby approved;

NOW THEREFORE, BE IT ORDAINED, AS IT HEREBY ORDAINED, by the 5th *Sangguniang Panlungsod of Muntinlupa* in session assembled that:

SECTION 1. The project "21.67 Hectares housing development to be implemented by the National Housing Authority under the supervision of the Urban Development and Housing Act (UDHA). It is designated as **"Project 2 – Southwest Site of the government housing shall be known as the Kabayanan Housing Project"**.

SECTION 2. The developer **BAQUE CORPORATION**, shall comply with Section 18 of Urban Development and Housing Act (UDHA) or its enabling ordinance, Ordinance No. 03-093, or the 20% Balance Housing Ordinance.

SECTION 3. The National Government shall allocate the **equitable share** to the **Local Government of Muntinlupa** as stated in Section 18 of the Local Government Code of 1991.

SECTION 4. The issuance of Final Approval of Subdivision shall be done provided that the applicant submit other documents and complete all the requirements setforth by the Zoning Office;

SECTION 5. The developer-applicant shall comply with the terms and conditions agreed upon and all legal requirements by the Zoning Office and by existing laws and ordinances.

ENACTED, by the 5th *Sangguniang Panlungsod of Muntinlupa* this 30th day of July, 2009, on its 30th Special Session.

CONCURRED:

DISTRICT I:

COUN. ALLAN REY A. CAMILON
Member

[Handwritten signatures and initials on the left margin]

[Handwritten signatures and initials on the right margin]

[Handwritten signatures and initials at the bottom of the page]



PAMAHALAANG LUNGSOD NG MUNTINLUPA
KALAKHANG MAYNILA



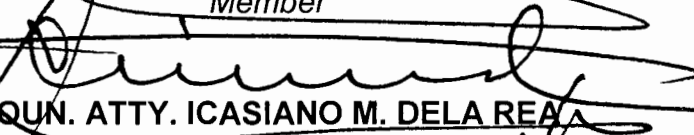
Sangguniang Panglungsod

Page 3
Ordinance No. 09-100


COUN. MA. LUISA BABARAN-ECHAVEZ, MD
Member



COUN. MARGARITA AMYTHYST PATDU-LABIOS, MD
Member


COUN. MELCHOR R. TEVES
Member


COUN. ATTY. ICASIANO M. DELA REA
Member


COUN. MARITA DEANG-CALALANG, DMD
Member

DISTRICT II:

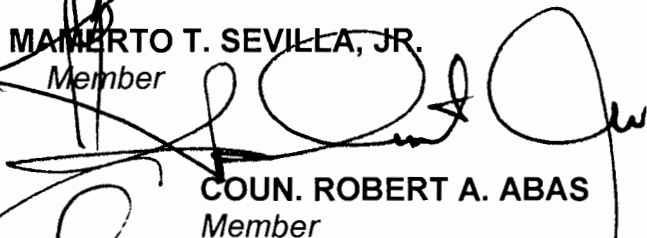

COUN. FRANCIS IAN T. BAGATSING
Member


COUN. JOSELITO V. AREVALO
Member



COUN. LUV P. CONSTANTINO
Member


COUN. ENGR. MAMBERTO T. SEVILLA, JR.
Member


COUN. VERGEL C. ULANDAY
Member


COUN. ROBERT A. ABAS
Member


COUN. ATTY. REY E. BULAY
Member


COUN. RENATO R. SO
Sectoral Representative
President
Association of Barangay Captains





**PAMAHALAANG LUNGSOD NG MUNTINLUPA
KALAKHANG MAYNILA**



Sangguniang Panglungsod

Page 4
Ordinance No. 09-100

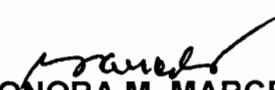
ABSENT:

COUN. ENGR. MARISSA COLE-RONGAVILLA
Member

COUN. ERMIE S. ESPELETA
Member

COUN. DANN HENRY G. TEVES
*Sectoral Representative
President
Federation of Sangguniang Kabataan*

I HEREBY CERTIFY, as to the correctness of the foregoing Ordinance.


LEONORA M. MARCELO
Legislative Staff Officer IV

ATTESTED:


COUN. ALLEN F. AMPAYA
Acting Presiding Officer

APPROVED:


ALDRIN L. SAN PEDRO
City Mayor

Date: _____

Norie/





