



REPUBLIKA NG PILIPINAS
PAMAHALAAN LUNGSOD NG MUNTINLUPA
KALAKHANG MAYNILA

Telephone no. 861-0181/Fax: 862-6473
Email address: sangguniangpanlungsod2k19@gmail.com



RESOLUTION NO. 2022-604

A RESOLUTION AUTHORIZING THE CITY MAYOR HON. ATTY. JAIME R. FRESNEDI TO ENTER INTO AND SIGN, IN BEHALF OF THE CITY GOVERNMENT OF MUNTINLUPA, A COMPROMISE AGREEMENT WITH FORESIGHT REALTY AND DEVELOPMENT CORPORATION, REPRESENTED BY ITS PRESIDENT, CARMENCITA A. CONCEPCION, FOR THE JUST COMPENSATION ON THE EXPROPRIATION OF THE PARCEL OF LAND ALSO KNOWN AS THE "CONCEPCION ROAD", LOCATED IN THE EAST SERVICE ROAD, BARANGAY BULI, MUNTINLUPA CITY

- Sponsored by:
- Hon. Coun. Atty. Raul R. Corro
 - Hon. Coun. Alexson V. Diaz
 - Hon. Coun. Paty Katy C. Boncayao
 - Hon. Coun. Louisito A. Arciaga
 - Hon. Coun. Allan Rey A. Camilon
 - Hon. Coun. Ting Niefes
 - Hon. Coun. Ivey Rhia A. Tadea
 - Hon. Coun. Engr. Marissa C. Rongavilla
 - Hon. Coun. Francis Ian T. Bagatsing
 - Hon. Coun. Mark Lester M. Baes
 - Hon. Coun. Ma. Dhesiree G. Arevalo
 - Hon. Coun. Engr. Mamerto T. Sevilla, Jr.
 - Hon. Coun. Engr. Arlene D. Hilapo
 - Hon. Coun. Cornelio M. Martinez
 - Hon. Coun. Walter A. Arcilla
 - Hon. Coun. Kenichi D. Takagi, Jr.

WHEREAS, Article 86(b)(1)(vi) of the Rules and Regulations Implementing Republic Act No. 7160, otherwise known as the "Local Government Code of 1991" (LGC), provides that "(b) For efficient, effective, and economical governance the purpose of which is the general welfare of the city and its inhabitants pursuant to Section 16 of the Code, the City Mayor shall: (1) exercise the general supervision and control all programs, projects, services, and activities of the City, and in this connection, shall: xxx (vi) represent the city in all its business transactions and sign in its behalf all bonds, contracts, and obligations, and such other documents upon authority of the Sangguniang Panlungsod or pursuant to law or ordinance;"

WHEREAS, Section 22(a), paragraph nos. 4 and 5 of the LGC, states that "Every local government unit, as a corporation, shall have the following powers:

1. To acquire and convey real or personal property;
2. To enter into a contract;"

WHEREAS, Section 22(c) of the same Code further provide that "Unless otherwise provided in this Code, no contract may be entered into by the Local Chief Executive in behalf of the local government unit without prior authorization by the Sanggunian concerned;"





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WHEREAS, the subject property of expropriation, also known as the “**Concepcion Road**,” is situated in the East Service Road, Barangay Buli, Muntinlupa City containing a total lot area of **3,211 square meters**, more or less, currently in the name of Foresight Realty and Development Corporation under the Transfer Certificate of Title No. 17566;

WHEREAS, the subject properties have been subject of an expropriation case filed on November 18, 2008. The issue of just compensation was appealed to the Court of Appeals. A Decision dated May 30, 2016 was issued by Court of Appeals remanding the case back to the Regional Trial Court Branch 206 for the proper determination of just compensation;

WHEREAS, a **Board of Commissioners** was convened to determine the amount of just compensation after the appealed case thereof was remanded back to the Regional Trial Court;

WHEREAS, the **Board of Commissioners** recommended the forging of a **Compromise Agreement** by meeting at the middle of the contending valuations and by waiving the legal interests incurred for the belated payment of just compensation;

WHEREAS, the parties have mutually agreed to settle the said expropriation case amicably, with the **Foresight Realty and Development Corporation** waiving so much of the court awarded interests thereby saving the City Government of Muntinlupa much needed funds for other public purposes;

WHEREAS, the just compensation of the subject property amounts to PhP12,850.00 per square meter or the total value of PhP41,261,350.00, for the 3,211 square-meter property;

WHEREAS, **City Government of Muntinlupa** shall immediately initiate the process for the release of the funds for the payment of just compensation to **Foresight Realty and Development Corporation** upon approval of the compromise agreement by the Honorable Court.

WHEREAS, **Foresight Realty and Development Corporation** shall execute the necessary legal documents for the transfer of the said property to under the name of the **City Government of Muntinlupa**;

WHEREAS, all taxes, and expenses for the transfer of the Certificate of Title of the subject properties shall be for sole account of the **City Government of Muntinlupa**;

WHEREAS, upon review of the proposed Compromise Agreement on the amount of just compensation, based on existing and relevant laws, rules, and regulations, the **City Legal Office interposed no objections to the terms and conditions** thereof that would place the City in a disadvantageous position;





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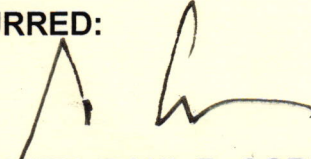
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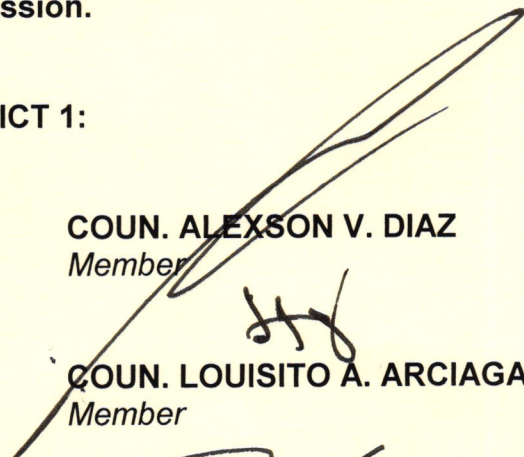
NOW, THEREFORE, BE RESOLVED, AS IT IS HEREBY RESOLVED, by 9th Sangguniang Panlungsod of Muntinlupa, to authorize City Mayor Atty. Jaime R. Fresnedi to enter into and sign, in behalf of the City Government of Muntinlupa, a **Compromise Agreement with Foresight Realty and Development Corporation**, represented by its President, Carmencita A. Concepcion, for the *just compensation on the expropriation of the parcel of land also known as the "Concepcion Road", located in the East Service Road, Barangay Buli, Muntinlupa City.*

ADOPTED, by the 9th Sangguniang Panlungsod of Muntinlupa this 28th day of February 2022, on its 138th Regular Session.

CONCURRED:

DISTRICT 1:



COUN. ATTY. RAUL R. CORRO
Member


COUN. ALEXSON V. DIAZ
Member

COUN. PATY KATY C. BONCAYAO
Member


COUN. LOUISITO A. ARCIAGA
Member


COUN. ALLAN REY A. CAMILON
Member



COUN. TING NIEFES
Member

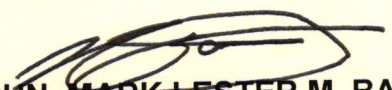
(ABSENT)
COUN. STEPHANIE G. TEVES
Member


COUN. IVEE RHIA A. TADEFA
Member

DISTRICT 2:


COUN. ENGR. MARISSA C. RONGAVILLA
Member


COUN. FRANCIS IAN T. BAGATSING
Member


COUN. MARK LESTER M. BAES
Member

COUN. MA DHE SIREE G. AREVALO
Member


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

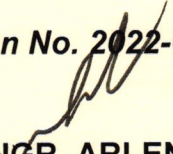


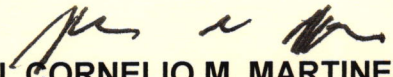
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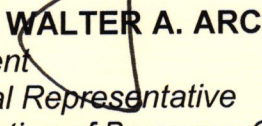
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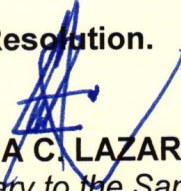

COUN. ENGR. ARLENE D. HILAPO
Member


COUN. CORNELIO M. MARTINEZ
Member

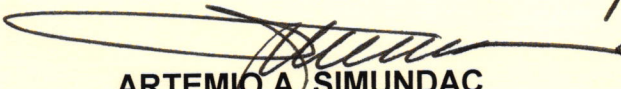

COUN. WALTER A. ARCILLA
President
Sectoral Representative
Association of Barangay Chairman

COUN. KENICHI D. TAKAGI, JR.
President
Sectoral Representative
Federation of Sangguniang Kabataan

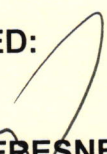
I HEREBY CERTIFY, as to the correctness of the foregoing Resolution.


CECILIA C. LAZARTE
Secretary to the Sanggunian

ATTESTED:


ARTEMIO A. SIMUNDAC
City Vice-Mayor/Presiding Officer

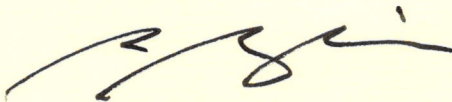
APPROVED:


ATTY. JAIME R. FRESNEDI
City Mayor

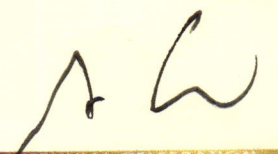
Date: 11 MAR 2022



Norie/9th SP









YAN ANG TAMA
YAN ANG MUNTINLUPA!

