



PAMAHALAANG LUNGSOD NG MUNTINLUPA  
KALAKHANG MAYNILA



Sangguniang Panglungsod

RESOLUTION NO. 11-068

A RESOLUTION AUTHORIZING THE CITY MAYOR HON. ALDRIN L. SAN PEDRO TO SIGN FOR AND IN BEHALF OF THE CITY GOVERNMENT OF MUNTINLUPA A MEMORANDUM OF AGREEMENT (MOA) AND DEED OF ASSIGNMENT (DOA) ON THE REQUEST OF SAMAHANG PINAGPALANG MAGKAKAPITBAHAY NG BAYANAN PUROK 4 MUNTINLUPA HOMEOWNERS ASSOCIATION, INC., TO BORROW SEVEN HUNDRED THOUSAND PESOS (PHP700,000.00) AS PAYMENT FOR THE TRANSFER OF TITLE OF THE ASSOCIATION WITH A LOT AREA OF SIX THOUSAND EIGHT HUNDRED ONE (6,801) SQUARE METERS LOT, MORE OR LESS, COVERED BY TCT NO. 148238 FOR ITS HOUSING PROJECT THROUGH THE COMMUNITY MORTGAGE PROGRAM (CMP) OF THE SOCIAL HOUSING FINANCE CORPORATION (SFHC) WHICH AMOUNT SHALL BE TAKEN FROM THE ESCROW ACCOUNT OF SM DEVELOPMENT CORPORATION.

*Marcos Ambros*

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- Sponsored by: *Hon. Coun. Robert P. Baes*  
 Co-Sponsored: *Hon. Coun. Atty. Raul R. Corro*  
*Hon. Coun. Atty. Patricio L. Boncayao, Jr.*  
*Hon. Coun. Margarita Amythyst Patdu-Labios, MD*  
*Hon. Coun. Alexander B. Diaz*  
*Hon. Coun. Bal Niefes*  
*Hon. Coun. Allen F. Ampaya*  
*Hon. Coun. Ringo A. Teves*  
*Hon. Coun. Luvi P. Constantino*  
*Hon. Coun. Robert A. Abas*  
*Hon. Coun. Engr. Neptali S. Santiago*  
*Hon. Coun. Joselito V. Arevalo*  
*Hon. Coun. Elmer S. Espeleta*  
*Hon. Coun. Rafael T. Sevilla*  
*Hon. Coun. Vergel C. Ulanday*  
*Hon. Coun. Adorado P. San Pedro - ABC*  
*Hon. Coun. Eulogio DS. Dioko - SK*
- \*\*\*\*\*

**WHEREAS**, the SAMAHANG PINAGPALANG MAGKAKAPITBAHAY NG BAYANAN PUROK 4 MUNTINLUPA HOMEOWNERS ASSOCIATION, INC., is seeking loan assistance from the City Government of Muntinlupa in the amount of SEVEN HUNDRED THOUSAND PESOS (PHP700,000.00) as payment for Transfer Certificate of Title to the Association, a lot in Purok 4, Barangay Bayanan, Muntinlupa City for their housing project;

**WHEREAS**, the City Mayor Hon. Aldrin L. San Pedro endorsed to the City Council the application of SAMAHANG PINAGPALANG MAGKAKAPITBAHAY NG BAYANAN PUROK 4 MUNTINLUPA HOMEOWNERS ASSOCIATION, INC., for Interim Financing Assistance in the amount of Seven Hundred Thousand Pesos (Php700,000 00);

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**WHEREAS**, the parcel of land is situated at Purok 4, Bayanan City of Muntinlupa containing an area of Six Thousand Eight Hundred One (6,801) square meters more or less;

**WHEREAS**, the selling price of a parcel of land is Two Thousand Pesos (Ph2,000.00) per square meter and/or in aggregate amount of Thirteen Million Six Hundred Two Thousand (Php13,602,000.00), Philippine Currency;

**WHEREAS**, SAMAHANG PINAGPALANG MAGKAKAPITBAHAY NG BAYANAN PUROK 4 MUNTINLUPA HOMEOWNERS ASSOCIATION, INC., is desirous to acquire the said parcel of land for housing purposes of its members, consisting of families of informal settlers living in the City of Muntinlupa;

**WHEREAS**, the owners agrees to sell the parcel of land to SAMAHANG PINAGPALANG MAGKAKAPITBAHAY NG BAYANAN PUROK 4 MUNTINLUPA HOMEOWNERS ASSOCIATION, INC., which shall be paid through the Community Mortgage Program (CMP) of the Social Housing Finance Corporation (SHFC) for the purpose of subdividing the same as residential lots exclusively for its urban poor members;

**WHEREAS**, the land owner requested the association to pay an advance payment for the subject property in the amount of Eight Million Eight Hundred Five Nine Hundred Nine Thousand Pesos (Php8,805,909.00);

**WHEREAS**, the association requested the City Government of Muntinlupa for a loan assistance amounting to Seven Hundred Thousand Pesos (Php700,000.00) from the City's Interim Financing Facility for Socialized Housing Program;

**WHEREAS**, the association agreed to execute a Deed of Assignment (DOA) and Memorandum of Agreement (MOA) that once the Social Housing Finance Corporation (SHFC) releases the check(s) in payment of the loan granted by the City for the purchase of price of the lot, said payment shall be given to the City Government as payment of the loan granted to the association;

**WHEREAS**, the association agreed to directly pay the monthly amortization to the City Government of Muntinlupa and make the lot as security for the loan in the event that the Social Housing Finance Corporation (SHFC) is unable to release the payment of the lot;

**WHEREAS**, the amount of Seven Hundred Thousand Pesos (Php700,000.00) shall be taken from the "**Escrow Account**" deposited by the **SM Development Corporation** as its form of compliance to **Section 18 of the Republic Act 7279**;

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**WHEREAS**, the *Seven Hundred Thousand Pesos (Php700,000.00)* being requested by the *Samahang Pinagpalang Magkakapitbahay ng Bayanan Purok 4 Muntinlupa Homeowners Association, Inc.*, that will be used to pay the transfer and other similar taxes, shall form part of the **SELLING PRICE** of the aforesaid lot;

**WHEREAS**, the **Memorandum of Agreement (MOA)** to be executed by the City Government of Muntinlupa and the *Samahang Pinagpalang Magkakapitbahay ng Bayanan Purok 4 Muntinlupa Homeowners Association, Inc.*, shall contain a provision that the SMDC interposes no objection to the said agreement;

**WHEREAS**, the City Legal Office, pursuant to the provision in the preceding paragraph hereto, shall formally inform the SMDC of the aforesaid Memorandum of Agreement (MOA);

**NOW THEREFORE, BE IT RESOLVED, AS IT IS HEREBY RESOLVED**, by the 6<sup>th</sup> Sangguniang Panlungsod of Muntinlupa, authorizing the **City Mayor Hon. Aldrin L. San Pedro** to sign for and in behalf of the City Government of Muntinlupa a **Memorandum of Agreement (MOA)** and **Deed of Assignment (DOA)** on the request of *Samahang Pinagpalang Magkakapitbahay ng Bayanan Purok 4 Muntinlupa Homeowners Association, Inc.*, to borrow **Seven Hundred Thousand Pesos (Php700,000.00)** as payment for the **Transfer of Title** with the association with an area of Six Thousand Eight Hundred One (6,801) square meters lot, more or less, covered by **TCT No. 148238** for its housing project through the **Community Mortgage Program (CMP)** of the **Social Housing Finance Corporation (SHFC)** which amount shall be taken from the **ESCROW Account of SM Development Corporation**.

**APPROVED**, by the 6<sup>th</sup> *Sangguniang Panlungsod of Muntinlupa*, this 28<sup>th</sup> day of **March 2011**, on its 30<sup>th</sup> **Regular Session**.

**CONCURRED:**

**DISTRICT I:**

**COUN. ATTY. RAUL R. CORRO**

*Member*

**COUN. ATTY. PATRICIO L. BONCAYAG, JR.**

*Member*

**COUN. MARGARITA AMYTHYST PATDU-LABIOS, MD**

*Member*

*Munimang*

*San Pedro*

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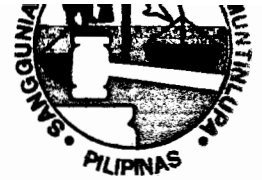
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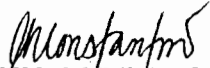
  
COUN. BAL NIEFES  
Member

  
COUN. ALEXANDER B. DIAZ  
Member

COUN. ALLEN F. AMPAYA  
Member

  
COUN. RINGO A. TEVES  
Member

**DISTRICT II:**

  
COUN. LUVI P. CONSTANTINO  
Member

  
COUN. ROBERT A. ABAS  
Member

  
COUN. ENGR. NEPTALI S. SANTIAGO  
Member


  
COUN. JOSELITO V. AREVALO  
Member


  
COUN. ROBERT P. BAES  
Member

  
COUN. ELMER S. ESPELETA  
Member

  
COUN. RAFAEL T. SEVILLA  
Member

  
COUN. VERGEL C. ULANDAY  
Member


  
COUN. ADORADO P. SAN PEDRO  
Sectoral Representative  
President  
Association of Barangay Captains

  
COUN. EULOGIO DS. DIOKO, II  
Sectoral Representative  
President  
Federation of Sangguniang Kabataan

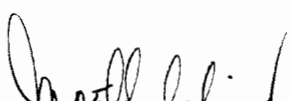
**ABSENT:**

COUN. DAN HUBERT A. BARLIS  
Member

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

  
CECILIA C. LAZARTE  
Secretary

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REPUBLIKA NG PILIPINAS  
**PAMAHALAANG LUNGSOD NG MUNTINLUPA**  
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ATTESTED:

  
**ARTEMIO A. SIMUNDAC**  
City Vice-Mayor/Presiding Officer

APPROVED:

  
**ALDRIN L. SAN PEDRO**  
City Mayor

Date: \_\_\_\_\_

Norie/6<sup>th</sup> SP











