



Republic of the Philippines  
PROVINCE OF CAGAYAN  
City of Tuguegarao



**SEVENTH CITY COUNCIL**

EXCERPTS FROM THE MINUTES OF THE 59<sup>th</sup> REGULAR SESSION  
OF THE SEVENTH CITY COUNCIL OF TUGUEGARAO CITY, CAGAYAN  
HELD ON OCTOBER 24, 2017, 9:00 A.M., TUESDAY,  
AT THE SANGGUNIANG PANLUNGSOD SESSION HALL

**PRESENT:**

Hon. Bienvenido C. De Guzman II	City Vice Mayor, Presiding Officer
Hon. Danilo L. Baccay	Sangguniang Panlungsod Member
Hon. Jude T. Bayona	-do-
Hon. Kendrick S. Calubaquib	-do-
Hon. Arnel T. Arugay	-do-
Hon. Gilbert S. Labang	-do-
Hon. Winnoco R. Abraham	-do-
Hon. Imogen Claire M. Callangan	-do-
Hon. Mary Marjorie P. Martin-Chan	-do-
Hon. Raymund P. Guzman	-do-
Hon. Grace B. Arago	-do-
Hon. Anthony C. Tuddao	-do-
Hon. Jose G. Velasco	-do-

**ABSENT:**

Hon. Maila Rosario T. Que Sangguniang Panlungsod Member (on Privilege Leave)

**CITY RESOLUTION NO. 298-2017**

**CITY RESOLUTION APPROVING THE APPLICATION FOR PRELIMINARY APPROVAL AND LOCATIONAL CLEARANCE (PALC) UNDER P.D. 957 OF CAMELLA CAGAYAN TRAILS SUBDIVISION, COVERING AN AREA OF 44,999.50 SQUARE METERS LOCATED AT CARIG SUR, TUGUEGARAO CITY, CAGAYAN**

**Sponsors: Hon. Kendrick S. Calubaquib**  
**Hon. Jude T. Bayona**  
**Hon. Danilo L. Baccay**  
**Hon. Winnoco R. Abraham**  
**Hon. Bienvenido C. De Guzman II**  
**Hon. Arnel T. Arugay**  
**Hon. Gilbert S. Labang**  
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**Hon. Imogen Claire M. Callangan**  
**Hon. Raymund P. Guzman**  
**Hon. Mary Marjorie P. Martin-Chan**  
**Hon. Grace B. Arago**  
**Hon. Anthony C. Tuddao**  
**Hon. Jose G. Velasco**

**WHEREAS**, cities and municipalities are vested with authority to process and approve application for subdivision plans for residential, commercial, industrial and other development purposes pursuant to Section 458, paragraph 2, subparagraph (x) of RA 7160, otherwise known as the Local Government Code of 1991;

**WHEREAS**, Presidential Decree No. P.D. 957, otherwise known as the Subdivision and Condominium Buyers Protective Decree, provides for the rules and regulations governing the processing and approval of subdivision and condominium projects;

**WHEREAS**, Camella Cagayan Trails Subdivision, represented by Engr. Lyndon P. Corpuz, has applied for Preliminary Approval and Locational Clearance under P.D. 957 with a total project area of 44,999.50 square meters, located at Carig Sur, Tuguegarao City, Cagayan;

**WHEREAS**, the applicant shall comply with the following recommendations of the committee:

1. Strict compliance with Subdivision Laws, National Building Code and all other pertinent rules, laws and regulations of other agencies.
2. Strict compliance with Section 18 of R.A. 7279 which "mandates the owners/developers of residential subdivision projects to develop/provide Socialized Housing Project (SHP)".
3. Any misrepresentation of facts and documents by the applicant shall cause revocation of the application.
4. Modification of submitted plans shall be subject to application for Alteration of Plans
5. For future expansion and other improvements aside from the area applied will be subject to the approval of the Committee on Land Use, Zoning, Reclassification, Planning and Subdivision Approval and pay the necessary fee as prescribed by law or ordinance in the near future.
6. Payment of fees under the Project P.D. 957 (Subdivision and Condominium Buyers Protective Decree).

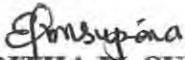
**WHEREAS**, the applicant has complied with all the requirements set forth by P.D. 957 and other applicable laws as contained in Committee Report No. 190-2017 which was duly adopted by the 7<sup>th</sup> City Council of Tuguegarao City;

**RESOLVE**, as it is hereby **RESOLVED**, to approve the application of Camella Cagayan Trails Subdivision, represented by Engr. Lyndon P. Corpuz, for Preliminary Approval and Locational Clearance under P.D. 957 covering a total project area of 44,999.50 square meters, located at Carig Sur, Tuguegarao City, Cagayan .


On motion of Hon. Kendrick S. Calubaquib, duly seconded by Hon. Winnoco R. Abraham and without any objection, **City Resolution No. 298-2017** was **APPROVED** under suspended rules.

X-X-X

I HEREBY CERTIFY TO THE CORRECTNESS OF THE FOREGOING:

  
**EDITHA M. SUPEÑA**<sup>CR</sup>  
Administrative Officer V  
Acting Assistant Secretary to the Sanggunian

ATTESTED:

  
**HON. BIENVENIDO C. DE GUZMAN II**  
City Vice Mayor  
Presiding Officer  
Date: 10-30-17

Republic of the Philippines  
Province of Cagayan  
Tuguegarao City

**OFFICE OF THE SANGGUNIANG PANLUNGSOD**  
**PRELIMINARY APPROVAL AND LOCATIONAL CLEARANCE**  
**UNDER P.D. 957**

<b>PALC APPLICATION NO. 01-TUG-2017- 001</b> Date Issued: November 8, 2017	<b>PALC DECISION NO. 02-TUG-2017-001</b> PRELIMINARY APPROVAL AND LOCATIONAL CLEARANCE UNDER PD 957 WITH HOUSING COMPONENT
<b>NAME OF APPLICANT/OWNER/ DEVELOPER</b> COMMUNITIES ISABELA INC. represented by Engr. Lyndon Corpuz	<b>ADDRESS AND TEL. NO.</b> Communities Isabela Inc, Mezzanine Floor, Starmall Complex, EDSA cor Shaw Blvd. Mandaluyong City
<b>NAME OF PROJECT:</b> CAMELLA CAGAYAN TRAILS SUBDIVISION	<b>LOCATION:</b> CARIG SUR, TUGUEGARAO CITY
<b>AREA (HAS)</b> TOTAL PROJECT AREA - 3.2609	<b>NO. OF SALEABLE LOTS/UNITS:</b> 193
<b>RIGHT OVER LAND:</b> Deed of Absolute Sale	<b>PROJECT CLASSIFICATION:</b> RESIDENTIAL SUBDIVISION UNDER P.D. 957
<b>BASIS FOR CLEARANCE:</b> P.D. 957/SP Committee Report No.190-2017	<b>ZONING CLASSIFICATION</b> LAND USE PLAN 2001-2005: AGRICULTURAL ZONE Note: Subject lots are reclassified as <b>RESIDENTIAL ZONE per City Ordinance No. 42-2017 dated Sept 19, 2017</b>
<b>DOMINANT LAND USES IN 1 KM RADIUS</b> OPEN SPACE/INSTITUTION/RESIDENTIAL/UTILITIES	
<b>EVALUATION OF FACTS:</b> Per recommendation of the Committee on Land Use, Zoning , Planning and Subdivision Approval	
<b>DECISION:</b> Approved as per City Resolution No. 298-2017 dated October 24, 2017	

**CONDITIONS:**

- Strict compliance with Subdivision Laws, National Building Code, and all other pertinent laws and regulations of other agencies.
- Strict Complinance with Section 18 of RA 7279 which "mandates the owner/developer of Residential Subdivision to develop/provide Socialized Housing project (SHP)."
- Any misrepresentation, false statement or material allegation to the issuance of this decision shall be sufficient cause of for the revocation of this clearance.
- Modification of submitted plans shall be subject to application of Alteration of Plans.

ATTN: check to Bureau