



Republic of the Philippines  
 PROVINCE OF CAGAYAN  
 City of Tuguegarao



**SEVENTH CITY COUNCIL**

EXCERPTS FROM THE MINUTES OF THE 103<sup>rd</sup> REGULAR SESSION  
 OF THE SEVENTH CITY COUNCIL OF TUGUEGARAO CITY, CAGAYAN  
 HELD ON OCTOBER 16, 2018, 9:00 AM, TUESDAY,  
 AT THE CONFERENCE ROOM OF THE CITY MAYOR'S OFFICE

**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. Gil G. Pagulayan	Ex Officio Member (Liga ng mga Barangay President)
Hon. Karen L. Taguinod	Ex Officio Member (SK Federation President)

**ABSENT:**

Hon. Maila Rosario T. Que	Sangguniang Panlungsod Member (on Privilege Leave)
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**CITY ORDINANCE NO. 42-2018**

**CITY ORDINANCE REZONING FROM RESIDENTIAL ZONE TO COMMERCIAL ZONE OF  
 LOT NO. 6950-C, TCT NO. T-104533 COVERING AN AREA OF 1,709.50 SQUARE METERS  
 LOCATED AT ATULAYAN SUR, TUGUEGARAO CITY**

**Sponsors:** HON. KENDRICK S. CALUBAQUIB  
 HON. DANILO L. BACCAY  
 HON. WINNOCO R. ABRAHAM  
 HON. JUDE T. BAYONA  
 HON. BIENVENIDO C. DE GUZMAN II  
 HON. GILBERT S. LABANG  
 HON. RAYMUND P. GUZMAN  
 HON. ARNEL T. ARUGAY  
 HON. GRACE B. ARAGO  
 HON. IMOGEN CLAIRE M. CALLANGAN  
 HON. ANTHONY C. TUDDAO  
 HON. GIL G. PAGULAYAN  
 HON. KAREN L. TAGUINOD

**WHEREAS**, cities or municipalities are vested with the authority to reclassify agricultural lands and provide manner for their utilization pursuant to Section 20 of Republic Act No. 7160, otherwise known as the Local Government Code of 1991;

**WHEREAS**, Ms. Arlene U. Orpilla has applied for the rezoning of her parcel of land from residential zone to commercial zone located at Atulayan Sur, Tuguegarao City;

**WHEREAS**, the applicant has complied with the following requirements provided in Republic Act 7160, otherwise known as the Local Government Code of 1991, and other applicable laws, rules, regulations:



1. Letter request of Ms. Arlene U. Orpilla for the rezoning of her parcel of land from residential zone to commercial zone
2. Letter indorsement of the Acting City Mayor, Hon. Bienvenido C. Guzman II, to the Seventh City Council
3. Vicinity Map/Sketch Plan of Land
4. Subdivision Plan
5. Electronic copy of Certificate of Title
6. Photocopy of Tax Declaration
7. CPDCO Certification stating that the landholding is classified as Agricultural as per approved Comprehensive Land Use Plan: 2001-2005 and Zoning Ordinance No. 04 of the City of Tuguegarao dated October 11,2002 ratified by the Sangguniang Panlalawigan through SP Resolution No. 080-2003 dated March 7, 2003
8. Barangay Certification of No Objection
9. Special Power of Attorney for Ms. Arlene U. Orpilla to act as attorney-in-fact of Ms. Lydia Alejandro Uy to process her application for rezoning

**WHEREAS**, the documents in support to the application for the rezoning of the subject lot which are contained in Committee Report No. 160-2018 duly adopted and approved in session by the Sangguniang Panlungsod are found to be in order and beneficial to the city government if the property is rezoned from residential zone to commercial zone and shall form part of this ordinance;

**WHEREAS**, the subject lot is intended for commercial use;

**WHEREAS**, any complex development in the future shall be subject to the approval of the Sangguniang Panlungsod and the Committee on Land Use, Zoning, Reclassification, Planning and Subdivision Approval and if the applicant submitted a falsified document then this is a ground for the automatic cancellation of the application.

**NOW, THEREFORE**, be it ordained by the 7<sup>th</sup> City Council in session assembled;

**SECTION 1. DEFINITION OF TERMS:**

- A. **COMMERCIAL ZONE** – refers to an area within the city principally intended for business or commercial purposes.
- B. **LAND USE** – refers to the manner of utilization of land including its allocation, development and management.
- C. **REZONING** – refers to the process of altering land use of one zone to another zone.
- D. **RESIDENTIAL ZONE** – refers to an area within the city principally intended for dwelling/housing purposes.
- E. **ZONING ORDINANCE** – refers to a local measure which embodies regulations affecting land use.

**SECTION 2. COVERAGE.** Parcel of residential land covered of Lot No. 6950-C, TCT No. T-104553 covering an area of 1,709.50 square meters located at Atulayan Sur, Tuguegarao City.

**SECTION 3. REZONING.** The aforementioned parcel of land described in Section 2 hereof is hereby rezoned from residential zone to commercial zone.

**SECTION 4. REPEALING CLAUSE.** City Ordinances or City Resolutions which are inconsistent with the provisions of this city ordinance are hereby modified or repealed accordingly.

**SECTION 5. SEPARABILITY CLAUSE.** Should any section or provision of this city ordinance be declared as unconstitutional or invalid, other provisions which are not affected thereby shall continue to be in full force and effect.

**SECTION 6. EFFECTIVITY.** This city ordinance shall take effect immediately upon approval.




X-X-X

I HEREBY CERTIFY TO THE CORRECTNESS OF THE FOREGOING:

  
**SOFIA V. CEPEDA**

Assistant Secretary to the Sanggunian

ATTESTED:

  
**HON. BIENVENIDO C. DE GUZMAN II**

City Vice Mayor  
Presiding Officer

Date: 10/23/18

APPROVED:

  
**HON. ATTY. JEFFERSON P. SORIANO**

City Mayor

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

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