



Republic of the Philippines
PROVINCE OF CAGAYAN
City of Tuguegarao



SEVENTH CITY COUNCIL

EXCERPTS FROM THE MINUTES OF THE 110th REGULAR SESSION
OF THE SEVENTH CITY COUNCIL OF TUGUEGARAO CITY, CAGAYAN
HELD ON DECEMBER 11, 2018, 1:00 PM, TUESDAY,
AT THE SANGGUNIANG PANLUNGSOD SESSION HALL

PRESENT:

Hon. Danilo L. Baccay	Acting City Vice Mayor, Temporary Presiding Officer
Hon. Kendrick S. Calubaquib	Sangguniang Panlungsod Member
Hon. Arnel T. Arugay	-do-
Hon. Gilbert S. Labang	-do-
Hon. Winnoco R. Abraham	-do-
Hon. Imogen Claire M. Callangan	-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. Jude T. Bayona	Sangguniang Panlungsod Member
Hon. Maila Rosario T. Que	Sangguniang Panlungsod Member (on Official Business)
Hon. Mary Marjorie P. Martin-Chan	Sangguniang Panlungsod Member (on Sick Leave)

NOTE:

Hon. Bienvenido C. De Guzman II	Acting City Mayor
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CITY ORDINANCE NO. 48-2018

CITY ORDINANCE REZONING FROM RESIDENTIAL ZONE TO COMMERCIAL ZONE OF LOT NO. 3717-A-1-B-1, T-110675 AND LOT NO. 3717-A-1-A, T-101051 COVERING AN AREA OF 337 SQUARE METERS LOCATED AT CENTRO 11, TUGUEGARAO CITY

Sponsors: HON. KENDRICK S. CALUBAQUIB
HON. DANILO L. BACCAY
HON. RAYMUND P. GUZMAN
HON. WINNOCO R. ABRAHAM
HON. GILBERT S. LABANG
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, Mr. Abner C. Panaga has applied for the rezoning of his parcel of land from residential zone to commercial zone located at Centro 11, Tuguegarao City;

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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 Mr. Abner C. Panaga for the rezoning of his parcel of land from residential zone to commercial zone
2. Letter indorsement of the OIC-City Mayor, Hon. Bienvenido C. Guzman II, to the Seventh City Council
3. Vicinity Map
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

WHEREAS, the subject lot is intended for commercial use;

WHEREAS, the applicant shall apply with the following recommendations of the committee:

1. To pay the corresponding fine/penalty imposed under existing laws, rules and regulations by the City Planning and Development Coordinating Office (CPDCO) and City Engineering Office (CEO) for the application of Locational Clearance and Building Permit, respectively.

Locational Clearance – P10,000.00 (HLURB Resolution No. 675, series of 2000)

Building Permit – P10,000.00 + surcharge based on the actual % of accomplishment

WHEREAS, the documents in support to the application for the rezoning of the subject lot which are contained in Committee Report No. 182-2018 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;

WHEREAS, submission of falsified documents is a ground for the automatic cancellation of the application.

NOW, THEREFORE, be it ordained by the 7th 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 by Lot No. 3717-A-1-B-1, T-110675 and Lot No. 3717-A-1-A-1, T-101051 covering an area of 337 square meters located at Centro 11, Tuguegarao City.

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

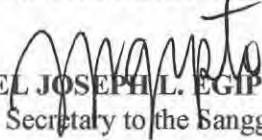
SECTION 4. REPEALING CLAUSE. City Ordinances or City Resolutions which are inconsistent with the provisions of this city ordinance are hereby modified or repealed accordingly.

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.

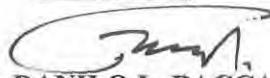
SECTION 6. EFFECTIVITY. This city ordinance shall take effect immediately upon approval.

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I HEREBY CERTIFY TO THE CORRECTNESS OF THE FOREGOING:


JOEL JOSEPH L. EGIPTO, Ph.D.
Secretary to the Sanggunian ^{12/12/18}

ATTESTED:


HON. DANILO L. BACCAY
Acting City Vice Mayor
Temporary Presiding Officer
Date: DEC 12 2018

APPROVED:


HON. ATTY. JEFFERSON P. SORIANO
City Mayor
Date: 12/12/18

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