



Republic of the Philippines
 PROVINCE OF CAGAYAN
 City of Tuguegarao
EIGHTH CITY COUNCIL



EXCERPTS FROM THE MINUTES OF THE 54th REGULAR SESSION
 OF THE EIGHTH CITY COUNCIL OF TUGUEGARAO CITY, CAGAYAN
 HELD ON AUGUST 25, 2020, TUESDAY, 9:00 A.M.,
 AT THE SANGGUNIANG PANLUNGSOD SESSION HALL



PRESENT:

- | | |
|-----------------------------------|--|
| Hon. Bienvenido C. De Guzman II | City Vice Mayor/Presiding Officer |
| Hon. Gilbert S. Labang | Sangguniang Panlungsod Member (via Teleconferencing) |
| Hon. Danilo L. Baccay | -do- |
| Hon. Ronald S. Ortiz | Sangguniang Panlungsod Member |
| Hon. Arnel T. Arugay | -do- |
| Hon. Mary Marjorie P. Martin-Chan | -do- (via Teleconferencing) |
| Hon. Grace B. Arago | Sangguniang Panlungsod Member |
| Hon. Raymund P. Guzman | -do- (via Teleconferencing) |
| Hon. Winnoco R. Abraham | Sangguniang Panlungsod Member |
| Hon. Karina S. Gauani | -do- |
| Hon. Victor Herbert N. Perez | -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 Official Time) |
| Hon. Imogen Claire M. Callangan | -do- (on Leave) |

CITY ORDINANCE NO. 57-08-2020

**CITY ORDINANCE REZONING FROM AGRO-INDUSTRIAL ZONE
 TO COMMERCIAL ZONE OF LOT NO. 3183 OF TCT NO. T-60108
 COVERING AN AREA OF 5,075 SQUARE METERS
 LOCATED AT CAPATAN, TUGUEGARAO CITY**

WHEREAS, cities or municipalities are vested with the authority to reclassify agricultural lands and provide manner for their utilization pursuant to Section 20 of R.A. 7160, otherwise known as the Local Government Code of 1991;

WHEREAS, Ms. Belen A. Lacambra has applied for the rezoning of her parcel of land from agro-industrial zone to commercial zone located at Capatan, Tuguegarao City;

WHEREAS, the applicant has complied with the requirements provided in R.A. 7160, otherwise known as the Local Government Code of 1991, and other applicable laws, rules, regulations, and submitted the following documents:

1. Letter Request of Ms. Belen A. Lacambra requesting for the rezoning of her parcel of land from agro-industrial zone to commercial zone
2. Letter Indorsement of City Mayor, Hon. Atty. Jefferson P. Soriano, to the Seventh City Council
3. Vicinity Map
4. Subdivision Plan
5. Electronic Copy of Certificate of Title/(s)
6. Copy of Tax Declaration
7. CPDCO Certification stating that the landholdings are classified as Agro-industrial 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 Resolution of No Objection
9. Special Power of Attorney for Ms. Marjorie L. Iquin to act as attorney-in-fact of Ms. Belen A. Lacambra to process her application for rezoning
10. Certification issued by the Zoning Officer that the subject lot is rezoned under the updated Comprehensive Land Use Plan (CLUP) CY 2019-2028 and Zoning Ordinance No. 30-2019

WHEREAS, the applicant shall comply with the provisions of the National Building Code, Environmental Code and all other related laws, rules and regulations.

WHEREAS, the applicant shall comply with the following recommendation of the committee:

a.) Payment of the following penalties:

- Locational Clearance- P 10,000.00 (HLURB Resolution No. 675, Series of 2000)
- Building Permit - P 10,000.00 + Surcharge based on the actual % of Accomplishment

WHEREAS, the documents in support to the application for the rezoning of subject lot which is contained in Committee Report No. **065-2020** duly adopted and approved in session by the Sangguniang Panlungsod are found to be in order and has greater economic value for residential, commercial or industrial purposes as determined of the total area at the time of reclassification;

WHEREAS, the subject lot is suitable for commercial use;

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

NOW, THEREFORE, be it **ORDAINED** by the 8th City Council in session assembled;

SECTION 1: DEFINITION OF TERMS:

- A. AGRO-INDUSTRIAL ZONE** – refers to a selected area with highly developed or which have the potential to be developed into agro-industrial estate.
- B. LAND USE** – refers to the manner of utilization including its allocation, development and management.
- C. REZONING** – refers to the process of altering land use of one zone to another zone.
- D. COMMERCIAL ZONE** – refers to an area within the city principally intended for business or commercial purposes.
- E. ZONING ORDINANCE** – refers to a local measure which embodies regulations affecting land use.

SECTION 2. COVERAGE: Parcel of agro-industrial land covered by Lot No. 3183 of TCT No. T-60108 covering an area of 5,075 square meters located at Capatan, Tuguegarao City.

SECTION 3. RECLASSIFICATION: The aforementioned parcel of land described in Section 2 hereof is hereby rezoned from agro-industrial zone to commercial zone.

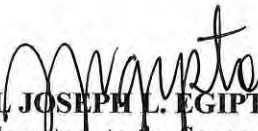
SECTION 4. REPEALING CLAUSE: City Ordinances or City Resolutions which are inconsistent with the provisions of this City Ordinance are hereby modified or repealed accordingly.

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 *Abak*

ATTESTED:


HON. BIENVENIDO C. DE GUZMAN II
City Vice Mayor/Presiding Officer
Date: 08/26/20

APPROVED:


HON. ATTY. JEFFERSON P. SORIANO
City Mayor
Date: 08/28/20

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