



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



EXCERPTS FROM THE MINUTES OF THE 78th REGULAR SESSION
OF THE EIGHTH CITY COUNCIL OF TUGUEGARAO CITY, CAGAYAN
HELD ON MARCH 09, 2021, 9:00 A.M., TUESDAY,
AT THE SANGGUNIANG PANLUNGSOD SESSION HALL

PRESENT:

Hon. Bienvenido C. De Guzman II	City Vice Mayor/Presiding Officer
Hon. Maila Rosario T. Que	Sangguniang Panlungsod Member (via Teleconferencing)
Hon. Imogen Claire M. Callangan	-do-
Hon. Gilbert S. Labang	-do-
Hon. Danilo L. Baccay	-do-
Hon. Ronaldo S. Ortiz	-do-
Hon. Arnel T. Arugay	Sangguniang Panlungsod Member
Hon. Mary Marjorie P. Martin-Chan	Sangguniang Panlungsod Member (via Teleconferencing)
Hon. Winnoco R. Abraham	-do-
Hon. Grace B. Arago	Sangguniang Panlungsod Member
Hon. Raymund P. Guzman	Sangguniang Panlungsod Member (via Teleconferencing)
Hon. Karina S. Gauani	Sangguniang Panlungsod Member
Hon. Victor V. Perez	Sangguniang Panlungsod Member (via Teleconferencing)
Hon. Gil G. Pagulayan	Ex Officio Member
Hon. Karen L. Taguinod	-do-

CITY RESOLUTION NO. 129-08-2021

RESOLUTION APPROVING THE APPLICATION OF AVIDA LAND CORPORATION FOR AN AMENDMENT OF THE PREVIOUSLY APPROVED ALTERATION PLAN OF AVIDA SETTINGS TUGUEGARAO SUBDIVISION

WHEREAS, the Preliminary Approval and Locational Clearance (PALC) was approved pursuant to City Resolution No. 177-2014 dated December 09, 2014;

WHEREAS, the Development Permit (DP) was approved pursuant to City Resolution No. 186-2014 dated December 16, 2014;

WHEREAS, the request for Alteration of Plan of Avida Settings Subdivision covering an area of 27,193.03 square meters located at Carig Sur, Tuguegarao City, Cagayan was approved pursuant to City Resolution No. 019-2019 dated February 04, 2019;

WHEREAS, Mr. Apollo B. Tanco, Head, Project and Strategic Management Group of Avida Land Corporation, applied for an amendment of the previously approved alteration of Site Development Plan for Avida Settings Tuguegarao;

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

1. Letter request addressed to the City Mayor, Atty. Jefferson P. Soriano, requesting for amendment of previously approved Alteration Plan of Avida Settings Tuguegarao Subdivision at Carig Sur, Tuguegarao City
2. Affidavit: Avida Settings Tuguegarao Sworn Statement for reason of amendment of previously approved Alteration Plan
3. Site Development Plan of Altered Area (Re-planned Area)
4. Site Development Plan of Amendment of Altered Area (New Re-planned Area)
5. Area tabulation: Original area vs. Altered Area (Re-planned Area) vs. amendment of altered area (New Re-planned Area)

WHEREAS, the second request for amendment is due to the changes in the area tabulation from 27,193 square meters to 27,054 square meters;

WHEREAS, the basis for the previous area tabulation is inconsistent with the technical descriptions of the Lot Titles which were released by the Registry of Deeds last February 2020;

WHEREAS, there is a need to amend the previous area tabulation to correct the above-stated inconsistency.

NOW, THEREFORE, RESOLVE, as it is hereby RESOLVED, to approve the application of Avida Land Corporation for an amendment to the previously approved Alteration Plan of Avida Settings Tuguegarao Subdivision.

AREA TABULATION:

AVIDA SETTINGS AREA TABULATION						
Area Computation	Original Area (sq.m.)	Percentage over lot Area for Alteration	Altered Area (sq.m.) (Re-planned Area)	Percentage over lot Area for Alteration	Amendment of Altered Area (sq.m.) (New Re-planned Area)	Percentage over lot Area for Alteration
Total Area of Alteration	27,193	100.00%	27,193	100%	27,054	100%
SALEABLE	17,812	65.50%	17,463	64.22%	17,467	64.57%
Saleable Area	17,812	65.50%	17,463	64.22%	17,467	64.57%
NON-SALEABLE	9,381	34.50%	9,730	35.78%	9,587	35.44%
Road Lot	8,299	30.52%	8,357	30.73%	8,213	30.36%
Open Spaces	131	0.48%	274	1.01%	273	1.01%
Alleys	77	0.28%	80	0.29%	80	0.30%
Easements	288	1.06%	308	1.13%	308	1.14%
Utilities (MRF, EWT)	586	2.16%	713	2.62%	713	2.64%
TOTAL AREA	27,193	100%	27,193	100%	27,054	100%

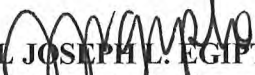
RESOLVED FURTHER, that the Avida Settings Tuguegarao shall comply with the following conditions:

1. To secure a Building Permit from the City Government prior to housing construction.
2. To submit affidavit that the lots on the amendment altered area were not offered/sold to prospective buyers.
3. To pay necessary fees on the amendment of previously approved Alteration Plan

On motion of Hon. Danilo L. Baccay, duly seconded by Hon. Grace B. Arago and without any objection, CITY RESOLUTION NO. 129-08-2021 was APPROVED under suspended rules.

X-X-X

I HEREBY CERTIFY TO THE CORRECTNESS OF THE FOREGOING:


JOEL JOSEPH L. EGIPTO, Ph.D.
 Secretary to the Sanggunian

ATTESTED:


HON. BIENVENIDO C. DE GUZMAN II
 City Vice Mayor/Presiding Officer

Date: 03/11/21

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