ORDINANCE NO. 14-059

AN ORDINANCE AMENDING CERTAIN PROVISIONS OF ORDINANCE NO. 12-058, ENTITLED, AN ORDINANCE GRANTING THE PRELIMINARY APPROVAL AND LOCATIONAL CLEARANCE (PALC) AND DEVELOPMENT PERMIT (DP) OF THE SUBDIVISION PLAN OF PINAGPALANG MARIATEGUE HOMEOWNERS ASSOCIATION, INC., WITH A TOTAL AREA OF 2,049 SQUARE METERS FOR ITS HOUSING PROJECT (PHASE 1) LOCATED AT PUROK 8, WAWA ST., BARANGAY ALABANG, MUNTINLUPA CITY AND ORDINANCE NO. 12-059, ENTITLED, AN ORDINANCE GRANTING THE PRELIMINARY APPROVAL AND LOCATIONAL CLEARANCE (PALC) AND DEVELOPMENT PERMIT (DP) OF THE SUBDIVISION OF MARIATEGUE MAHARIKA HOMEOWNERS ASSOCIATION, INC., FOR ITS HOUSING PROJECT (PHASE 2) WITH A TOTAL AREA OF 9,353 SQUARE METERS LOCATED AT PUROK 8, WAWA ST., BARANGAY ALABANG, MUNTINLUPA CITY.

WHEREAS, under Executive Order No. 71 and Republic Act 7160, otherwise known as the Local Government Code of 1991, "the power of the Housing and Land Use and Regulatory Board (HLURB) to approve preliminary final subdivision plans of all subdivisions has been transferred to the Local Government Units";

WHEREAS, City Ordinance No. 02-047 adopt the Zoning Guidelines and Regulations for the City of Muntinlupa;

WHEREAS, on 19th day March 2012, on its 70th Regular Session. the 6th Sangguniang Panlungsod of Muntinlupa approved Ordinance No. 12-058, entitled, "an ordinance granting the Preliminary Approval and Locational Clearance (PALC) and Development Permit (DP) of the Subdivision Plan of Pinagpalang Mariategue Homeowners Association, Inc., with a total area of 2,049 square meters for its Housing Project (Phase 1) located at Purok 8, Wawa St., Barangay Alabang, Muntinlupa City";
WHEREAS, on 19th day March 2012, on its 70th Regular Session, the 6th Sangguniang Panlungsod of Muntinlupa approved Ordinance No. 12-059, entitled, “an ordinance granting the Preliminary Approval and Locational Clearance (PALC) and Development Permit (DP) of the Subdivision of Mariategue Maharlika Homeowners Association, Inc., for its Housing Project (Phase 2) with a total area of 9,353 square meters located at Purok 8, Wawa St., Barangay Alabang, Muntinlupa City;

WHEREAS, Atty. Genalyn C. Estrera – OIC of Zoning Office, requested and recommended the amendment of City Ordinance Nos. 12-158 and 12-159 due to some clerical errors which requires correction;

WHEREAS, the lot where the Pinagpalang Mariategue Homeowner’s Association and Mariategue Maharlika Homeowner’s Association is covered by Transfer Certificate of Title (TCT) No. 17451, 17452 & 17453 with an area of 9,353 square meters, the total land area involved was divided into two Phases (Phase 1 and Phase 2);

NOW THEREFORE, BE IT ORDAINED, AS IT HEREBY ORDAINED, by the Sangguniang Panlungsod of Muntinlupa in session assembled that:

SECTION 1. Ordinance No. 12-058, “an ordinance granting the Preliminary Approval and Locational Clearance (PALC) and Development Permit (DP) of the Subdivision Plan of Pinagpalang Mariategue Homeowners Association, Inc., with a total area of 2,049 square meters for its housing project (Phase 1) located at Purok 8, Wawa St., Barangay Alabang, Muntinlupa City”.

Based on the submitted subdivision plan to the City Zoning Office of Pinagpalang Mariategue Homeowners Association, Inc., the description of the said parcel of land,

Now, shall be amended and read as follows:

Pinagpalang Mariategue Homeowners Association, Inc., (Phase 2) with a total area of Two Thousand Forty Nine (2,049) square meters.

SECTION 2. Ordinance No. 12-059, entitled, “an ordinance granting the Preliminary Approval and Locational Clearance (PALC) and Development Permit (DP) of the Subdivision Plan of Mariategue Maharlika Homeowners Association, Inc., for its Housing Project (Phase 2) with a total area of 9,353 square meters located at Purok 8, Wawa St., Barangay Alabang, Muntinlupa City.

Based on the submitted subdivision plan to the City Zoning Office of Mariategue Maharlika Homeowners Association, Inc. the description of the said parcel of land:
Now, shall be amended and read as follows:

Mariategue Maharlika Homeowners Association, Inc., (Phase I) with a total land area of Seven Thousand Three Hundred Four (7,304) square meters.

SECTION 3. Separability Clause – If for any reason or reasons any part or provisions of this ordinance shall be held to be unconstitutional or invalid, other parts or provisions hereof which are not affected thereby shall continue to be in full force and effect.

SECTION 4. Repealing Clause. All previous ordinances inconsistent with this ordinance shall be deemed repealed or modified accordingly.

ENACTED, by the 7th Sangguniang Panlungsod of Muntinlupa this 7th day July 2014, on its 43rd Regular Session.

CONCURRED:

DISTRICT I:

COUN. ATTY. PATRICIO L. BONCAYAO, JR.
Member

COUN. BAL NIEFES
Member

COUN. LOUISITO A. ARCIAGA
Member

COUN. RINGO A. TEVES
Member

COUN. STEPHANIE G. TEVES
Member

COUN. ALEXANDER B. DIAZ
Member

DISTRICT II:

COUN. MA. DHESIREE G. AREVALO
Member

COUN. ENGR. NEPTALI S. SANTIAGO
Member

COUN. LUVI P. CONSTANTINO
Member

COUN. ELMER S. ESPELETA
Member
Sangguniang Panglungsod

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COUN. RAFAEL T. SEVILLA
Member

COUN. ROBERT A. ABAS
Member

COUN. VERGEL C. ULANDAY
Member

COUN. ROBERT P. BAES
Member

COUN. CELSO C. DIOKO
Sectoral Representative
President
Association of Barangay Captains

ABSENT:

COUN. MARGARITA AMYTHYST PATDU-LABIOS, MD
Member

I HEREBY CERTIFY, as to the correctness of the foregoing Ordinance.

CECILIA C. LAZARTE
Secretary

ATTESTED:

COUN. ATTY. RAUL R. CORRO
Minority Floor Leader

APPROVED:

ATTY. JAIME R. FREMSLEDI
City Mayor
Date: 1 JUL 2014

Norie/7th SP