



Republic of the Philippines  
**QUEZON CITY COUNCIL**  
Quezon City  
17<sup>th</sup> City Council

PO2009-70

65<sup>th</sup> Regular Session

ORDINANCE NO. SP-1950S-2009

*AN ORDINANCE APPROVING THE SUBDIVISION PLAN WITH TWENTY (20) LOTS OF A SOCIALIZED HOUSING PROJECT UNDER THE COMMUNITY MORTGAGE PROGRAM OF A PARCEL OF LAND CONTAINING AN AREA OF FIVE HUNDRED NINETY EIGHT (598) SQUARE METERS GROSS PROJECT AREA COVERED BY TRANSFER CERTIFICATE OF TITLE NO. N-313212 OF THE REGISTRY OF DEEDS OF QUEZON CITY, REGISTERED IN THE NAME OF KAPALARAN-TODIÑO HOMEOWNERS ASSOCIATION, INC., LOCATED AT LOT 15, BLOCK 1, (LRC) PSD-4786, NUMBERED 412 KAPALARAN STREET, BARANGAY HOLY SPIRIT, QUEZON CITY, METRO MANILA, AS APPLIED FOR BY THE KAPALARAN-TODIÑO HOMEOWNERS ASSOCIATION, INC., REPRESENTED BY ITS PRESIDENT, MS. ELMA P. SALAS, AS A VARIANCE PURSUANT TO SECTION 9, RULE III OF THE IMPLEMENTING STANDARDS, RULES AND REGULATIONS OF BATAS PAMBANSA BILANG 220.*

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*Introduced by Councilors WINSTON "Winnie" T. CASTELO, RAMON P. MEDALLA, VOLTAIRE GODOFREDO L. LIBAN III, ALLAN BUTCH T. FRANCISCO, EDEN "Candy" A. MEDINA, AIKO S. MELENDEZ, FRANCISCO A. CALALAY, JR., BERNADETTE HERRERA-DY, DOROTHY A. DELARMENTE, VICTOR V. FERRER, JR., RICARDO T. BELMONTE, JR., JORGE B. BANAL, JR., FRANZ S. PUMAREN, WENCEROM BENEDICT C. LAGUMBAY, DIORELLA MARIA G. SOTTO, JAIME F. BORRES, ANTONIO E. INTON, JR., JESUS MANUEL C. SUNTAY, EDCEL B. LAGMAN, JR., BAYANI V. HIPOL and CONCEPCION S. MALAÑGEN.*

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*WHEREAS, the Quezon City Council under the Local Government Code of 1991, is empowered to approve subdivision plans for residential, commercial and industrial purposes;*

WHEREAS, strict observance of the standards and requirements set by the Implementing Rules and Regulations of B.P. Blg., 220 on the submitted plan as applied for by the Kapalaran-Todiño Homeowners Association, Inc., shows that out of twenty (20) saleable lots there are 11 lots (61.00%) that fall below the minimum standard of 32.00 square meters. Generally, this project can therefore be treated as a variance pursuant to Section 9, Rule III of the Implementing Standards, Rules and Regulations of Batas Pambansa Bilang 220 and this project is classified as an "on site" development and originated by the Quezon City Government through the Urban Poor Affairs Office (UPAO);

WHEREAS, pursuant to Section 9, Rule III of the Implementing Standards, Rules and Regulations of Batas Pambansa Bilang 220, relative to the aforementioned ground, variances or exceptions may be granted.

NOW, THEREFORE,

BE IT ORDAINED BY THE CITY COUNCIL OF QUEZON CITY IN REGULAR SESSION ASSEMBLED:

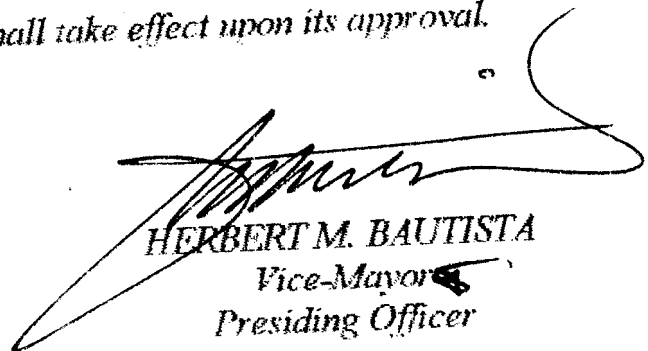
SECTION 1. The Subdivision Plan of Socialized Housing Project under the Community Mortgage Program of a parcel of land containing an area of Five Hundred Ninety Eight (598) square meters, technically identified under Transfer Certificate of Title No. N-313212 of the Registry of Deeds of Quezon City with Twenty (20) lots, located at Lot 15, Block 1 (LRC) Psd-4786, No. 412 Kapalaran Street, Barangay Holy Spirit, Quezon City, Metro Manila, as applied for by the Kapalaran Todiño Homeowners Association Inc., represented by its President, Ms. Elma P. Salas, as a variance pursuant to Section 9, Rule III of the Implementing Rules and Regulation of Batas Pambansa Bilang 220, is hereby approved. Details of which are as follows.

PROJECT NAME:	Socialized Residential Subd., with 20 lots
PROJECT LOCATION:	Lot 15, Block 1, (LRC), Psd-4786, No. 412 Kapalaran, Brgy. Holy Spirit, Quezon City.
NAME OF OFFICER:	KAPALARAN-TODIÑO HOA INC.

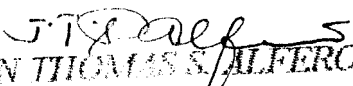
ADDRESS OF OWNER: Quezon City  
NAME OF ORIGINATOR: UPAO  
ADDRESS OF ORIGINATOR: Quezon City  
TOTAL GROSS AREA: Five Hundred Ninety Eight (598)  
Square meters  
NO. OF SALEABLE LOTS: Twenty (20) Lots

SECTION 2. This Ordinance shall take effect upon its approval.


ENACTED: August 3, 2009

  
HERBERT M. BAUTISTA  
Vice-Mayor  
Presiding Officer

ATTESTED:

  
JOHN THOMAS S. ALFEROS, III  
Asst. City Secretary

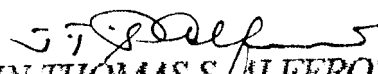
APPROVED: Sept. 25, 2009

  
FELICIANO R. BELMONTE, JR.  
City Mayor

CERTIFICATION

This is to certify that this Ordinance was APPROVED by the City Council on Second Reading on August 3, 2009 and was finally PASSED on Third/Final Reading on August 10, 2009.

QUEZON CITY PUBLIC LIBRARY

  
JOHN THOMAS S. ALFEROS, III  
Asst. City Secretary