

Republic of the Philippines
Province of Cavite
Municipality of General Trias

OFFICE OF THE SANGGUNIANG BAYAN

MINUTES OF THE REGULAR SESSION OF THE SANGGUNIANG BAYAN OF GENERAL TRIAS, CAVITE HELD ON AUGUST 28, 1997 AT THE SESSION HALL OF THE MUNICIPAL BUILDING.

PRESENT:

Hon. Luis A. Ferrer IV Acting Municipal Vice Mayor/
Presiding Officer
Hon. Felix A. Grepo SB Member
Hon. Abelardo S. Parani. SB Member
Hon. Danilo D. Alcaraz SB Member
Hon. Arturo P. Tacos SB Member/Minority Floor Leader
Hon. Bienvenido M. Custodio. SB Member/Majority Floor Leader
Hon. Amelia P. Madrona SB Member
Hon. Bayani B. Parin SB Member/ABC President
Hon. Vivien L. Lujero. SB Member/SK Fed. President

ABSENT:

Hon. Rodolfo P. Satsatin SB Member (On Leave)

RESOLUTION NO. 53-97

RESOLUTION RECLASSIFYING LOT NOS. 1813, 1790-E AND 1773 WITH A TOTAL LAND AREA OF 7.2136 HECTARES LOCATED AT PASONG CAMACHILE, GENERAL TRIAS, CAVITE FROM R-1 AND AGRICULTURAL DISTRICT TO R-2 AND IN-1 DISTRICT AND AMENDING THEREOF OF PAR. 3, SECTION 4 OF ARTICLE III OF MUNICIPAL ORDINANCE NO. 1-94 ENTITLED "ZONING DISTRICTS".

WHEREAS, the municipality of General Trias, Cavite under Section 20, Chapter 2 of RA 1760 otherwise known as the new Local Government Code of 1991 may reclassify agricultural land to non-agricultural use through an ordinance/resolution passed and approved by the Sanggunian;

WHEREAS, this municipality was reclassified from fourth to first class municipality by virtue of Department Order No. 69-96 signed and approved by the Executive Director of the Department of Finance dated July 10, 1996;

WHEREAS, the municipality of General Trias is entitled to reclassify 257.1525 hectares of the 5143.0506 hectares of agricultural land based from the 5% additional percentage granted for first class municipality of which this 7.2136 hectares shall formed part.

WHEREFORE, on motion of SB Member Amelia P. Madrona duly seconded by SB Member Vivien L. Lujero, this Body


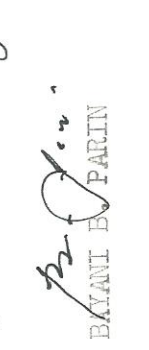
RESOLVED, as it is hereby resolved, that Par. 3, Section 4 of Article III of Municipal Ordinance No. 1-94 entitled "Zoning Districts" as amended, is hereby further amended, to read as follows:

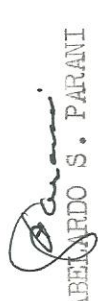

"Barangay Sta. Clara, Pasong Camachile I and II, Santiago, Tapia, Pasong Kawayan I, Alingaro and Navarro (Felix Manalo) are hereby declared as R-1 district and agricultural areas except for Lot Nos. 1773, 1813 and 1790-E which formed part for economic housing zone are hereby declared as R-2 district and institutional district".

UNANIMOUSLY ADOPTED.


ARTURO P. TACOS

VIVIEN L. LUJERO


DANILO D. ALCARAZ

BAYANI B. PARIN


ABELARDO S. PARANI

AMELIA P. MADRONA


FELIX A. GREPO

BIENVENIDO M. CUSTODIO

RESOLUTION NO. 54-97

RESOLUTION RECLASSIFYING LOT NOS. 2326, 2327, 2328, 2359 A-1, 2654, 3194, 3261 AND 3235 WITH A TOTAL LAND AREA OF 61.16744 HECTARES LOCATED AT BUENAVISTA AND PASONG KAWAYAN II, GENERAL TRIAS, CAVITE FROM R-1 AND AGRICULTURAL AREAS TO R-2 AND IN-1 DISTRICTS AND AMENDING THEREOF OF PAR. 6 AND 7, SECTION 4 OF ARTICLE III "ZONING DISTRICTS" OF MUNICIPAL ORDINANCE NO. 1-94.

WHEREAS, the PHILIPPINE ESTATES CORPORATION had requested this August Body for reclassification of Lot Nos. 2326, 2327, 2328, 2359 A-1, 2654, 3194, 3261 and 3235 with a total land area of 61.16744 hectares located at Buenavista and Pasong Kawayan II, General Trias, Cavite, respectively;

WHEREAS, the municipality of General Trias under Section 20, Chapter 2 of RA 7160 otherwise known as the new Local Government Code of 1991 may reclassify agricultural land to non-agricultural use through a resolution/ordinance passed and approved by the Sanggunian;

WHEREAS, General Trias was reclassified from fourth to first class municipality by virtue of Department Order No. 69-96 signed and approved by Executive Director, Ms. Lorinda M. Carlos of the Department of Finance dated July 10, 1996 based from the 5% additional percentage granted for first class municipality of which this 61.16744 hectares shall formed part;

NOW THEREFORE, on motion of SB Member Amelia P. Madrona duly seconded by SB Members Vivien L. Lujero and Felix A. Grepo, this Body

BE IT RESOLVED, as it is hereby resolved, that Par. 6 and 7, Section 4 of Article III of Municipal Ordinance No. 1-94 entitled "Zoning Districts" as amended is hereby further amended, to read as follows:

"Barangay Pasong Kawayan II is hereby declared as R-1 and agricultural district except for Lot Nos. 2239, 2294, 2295, 2330, 2331, 2332, 2335, 2336 and 3072 which formed part of the special socialized housing zone and Lot Nos. 3194, 3261 (part) and Lot No. 3235 is hereby declared as R-2 and In-1 district".

"Barangay Buenavista is hereby declared as R-1 and agricultural district except for Lot No. 2339 which formed part of the special socialized housing zone and now Lot Nos. 2326, 2327, 2328, 2359 A-1 and 2654 are hereby declared as R-2 and In-1 district".

UNANIMOUSLY ADOPTED.

RESOLUTION NO. 55-97

WHEREAS, there is an existing HLRB amended rules and regulations for economic and socialized housing project designed to implement Batas Pambansa 220 per HLRB Board Resolution No. 579 series of 1995;

WHEREAS, under the existing rules, subdivision owner and or developer is still not able to comply to the minimum standard set forth by law due to lack of appropriate and identified road scheme;

WHEREAS, future residents of subdivision will experience uncomfor-
tability and it will be risky and hazardous during time of calamities, accidents and other man-made hazard;

[Signature]
ARTURO P. TAGOS
[Signature]
VIVIEN L. LUJERO

[Signature]
DANILO H. ALCARAZ
[Signature]
BAYANI N. PARIN

[Signature]
ABELARDO S. PARANI
[Signature]
AMELIA P. MADRONA

[Signature]
FELIX A. GREPO
[Signature]
BIENVENIDO H. CUSIODO

WHEREAS, the Office of the Mun. Planning and Development Coordinator thru the recommendation of the technical committee on its meeting last August 8, 1997 has approved the preparation of Mun. Revised Road Standard for Economic and Socialized Housing Project;

WHEREFORE, on motion of SB Member Felix A. Crepo duly seconded by all members present, this Body

RESOLVED, to enact an ordinance improving the HLRB Revised Standards on Road Design for economic and socialized housing thru identification of road width based on hierarchy and land area, to be designated as MUNICIPAL Ordinance No. 3-97, to read as follows:

MUNICIPAL ORDINANCE NO. 4-97 ✓

AN ACT IMPROVING THE HLRB REVISED STANDARDS ON ROAD DESIGN FOR ECONOMIC AND SOCIALIZED HOUSING PROJECT THRU IDENTIFICATION OF ROAD WIDTH BASED ON HIERARCHY AND LAND AREA.

Be it ordained by the Sangguniang Bayan, Gen. Trias, Cavite, that:

Section 1. - All subdivision owners and or developers shall comply the prescribed standards for minimum road width for economic and socialized housing project.

Table 1.1 - Hierarchy of Roads for Economic and Socialized Housing Project

AREA	MAJOR ROAD	MINOR ROAD	MOTOR COURT/ BRANCH/LOOP	ALLEY/FOOT- PATH PATHWAY
Above 0 - 2.5 has.	10 m.	6.5 m. (min)	6.0 m (min)	4.50 m.
Above 2.5 - 5.0 has.	10 m.	8.0 m.	6.0 m (min)	4.50 m.
Above 5.0 -10.0 has.	10-12 m.	8-10 m.	-do-	4.50 m.
Above 10 -15.0 has.	12 m.	10.0-m.	-do-	4.50 m.
Above 15 -30.0 has.	12 m.	10.0 m.	-do-	4.50 m.
Above 30 has	12 m.	(min)	-do-	4.50 m.

Section 2. - Guidelines on Implementation -

1. The tabulated hierarchy of roads (Table 1.1) shall apply to all unapproved subdivision and by phasing. In the event there is a future expansion, road width shall be based on the maximum expansion the proponent is proposed to apply.
2. Subdivision roads that fall within the proposed road expansion of the government shall maximize its right of way by road category as indicated on Municipal Ordinance No. 1-95.
3. MAXimum block length bounded by alley/pathwalk shall be 100.00 meters and alley shall not terminate to another alley as shown in Figure a and b. A three (3) meter breaker road will be used in excess of 20 units.

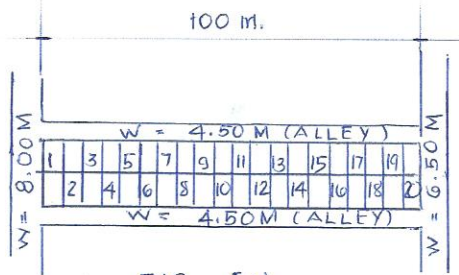
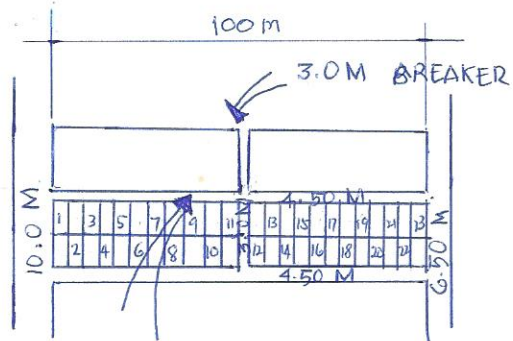


FIG. (a)



4.5 M ALLEY
FIG. (b)

Arturo P. Tacos
ARTURO P. TACOS
Vivien L. Lujero
VIVIEN L. LUJERO

Daniilo D. Alcaraz
DANILO D. ALCARAZ
Bayani B. Parin
BAYANI B. PARIN

Abeardo S. Parani
ABEARDO S. PARANI
Amelina P. Madrona
AMELINA P. MADRONA

Felix A. Crepo
FELIX A. CREPO
Bienvenido M. Custodio
BIENVENIDO M. CUSTODIO


- 4. All planting strips shall be provided with trees in compliance to Municipal Ordinance No. 1-95.
- 5. No alley of 4.50 meters shall be allowed with dead end. All alleys shall connect to a road wider than 4.50 meters.
- 6. If the major road is 10 meters, the minor road shall be 8.0 meters. If the major road is 12 meters, the minor road shall be 10.0 meters.
- 7. Carriage way shall follow the Revised Subdivision Standards under HLRB Resolution 579, Series 1995.

Section 3. - EFFECTIVITY.

This ordinance shall take effect upon its approval with subsequent publication.

UNANIMOUSLY APPROVED.

Approved, August 28, 1997.

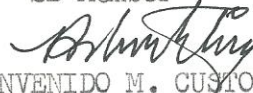

 LUIS A. FERRER IV
 Acting Mun. Vice Mayor/
 Presiding Officer



 FELIX A. GREPO
 SB Member

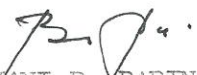

 ABELARDO S. PARANI
 SB Member



 DANILO D. ALCARAZ
 SB Member


 ARTURO P. TACOS
 SB Member/
 Minority Floor Leader


 BIENVENIDO M. CUSTODIO
 SB Member/
 MAJORITY Floor Leader


 AMELIA P. MADRONA
 SB Member

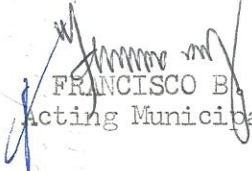

 BAYANI B. PARIN
 SB Member/
 ABC President


 VIVIEN L. LUJERO
 SB Member/
 SK Fed. President

ATTESTED:


 EUGENIA G. SAN JOSE
 SB Secretary

APPROVED:


 FRANCISCO B. GREPO
 Acting Municipal Mayor

September 15, 1997
 Date