



Republic of the Philippines
Tangapan ng Sangguniang Panlungsod
 2/F City Hall Bldg., J. Miranda Ave., Con. Peq., Naga City
 ☎ 472-79-19 • 473-20-51



ORDINANCE NO. 2019-035
 VVVVVVVVVVVVVVVVVVV

AN ORDINANCE AUTHORIZING THE SALE OF THE 5,881 SQUARE METER PORTION OF THE 11,382 SQUARE METER PROPERTY OF THE CITY GOVERNMENT OF NAGA LOCATED IN BARANGAY DEL ROARIO, NAGA CITY AT THE SUBSIDIZED RATE OF P350.00/SQUARE METER IN ORDER TO MAKE THE SAME AFFORDABLE TO THE ONE HUNDRED FORTY THREE (143) INTENDED BENEFICIARY-EMPLOYEES OF THE NAGA CITY EMPLOYEES HOUSING PROJECT PHASE 2, THEREBY GRANTING SUBSIDY ON COST OF LAND IN THE AMOUNT OF Php1,250/SQ.M. OR APPROXIMATELY Php50,000.00 PER BENEFICIARY EMPLOYEE OR A TOTAL AMOUNT OF Php7,361,847.56 FOR THE ENTIRE PROJECT.

Authors: Honorable City Councilor Mila S.D. Raquid Arroyo
 Honorable City Councilor Cecilia Veluz-De Asis
 Honorable City Councilor Gregorio R. Abonal
 Honorable City Councilor Jose C. Rañola
 Honorable City Councilor Elmer S. Baldemoro
 Honorable City Councilor Julian C. Lavadia Jr.
 Honorable City Councilor Joselito S.A. del Rosario
 Honorable City Councilor Vidal P. Castillo
 Honorable City Councilor Antonio B. Beltran
 Honorable City Councilor Mary Kyle Francine B. Tripulca

EXPLANATORY NOTE

In the year 2015, the City Government of Naga, responding to the call of its employees for the assistance in their dream of having a home they can call their own, implemented the employees' housing project, known as Johnville, consisting of Phases 1 and 2, on parcels of land owned by the City Government, located in Barangay Del Rosario, this City.

Phase 2 covers a total land area of 11,382 square meters, with 9961 square meters usable area, and 5,881 square meters saleable area. Per the City Appraisal Committee Report, dated 24 April 2019, the land is valued at around P 1,600.00/sq.m.

In its Phase 1, the Johnville project had the Habitat for Humanities as its partner implementer. For Phase 2, the City has partnered with LYRR Realty Development Corporation.

That the Johnville 2 housing project had been appraised by the Pag-ibig Fund or the HDMF at more or less Php1,000,000.00 per unit;

Per manifestation made by the Honorable City Mayor John G. Bongat, for Johnville Phase 2 which is a row-housing type, the least price at which the package can be delivered is at P680,000.00 per unit, with an average of forty (40) square meters per lot, or P17,000/sq.m. for both house and lot where the latter is valued at the subsidized rate of P350.00/sq.m.

In order that the subject housing project may be delivered to the employee-beneficiaries at the least price possible, there is a need for the City Government to subsidize the cost of land thereof.

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2/F City Hall Building, Juan Miranda Avenue, Concepcion Pequeña, Naga City

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Handwritten signatures and initials:
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THE SAME AFFORDABLE TO THE ONE HUNDRED FORTY THREE (143) INTENDED BENEFICIARY-EMPLOYEES OF THE NAGA CITY EMPLOYEES HOUSING PROJECT PHASE 2, THEREBY GRANTING SUBSIDY ON COST OF LAND IN THE AMOUNT OF Php1, 250/SQ.M. OR APPROXIMATELY Php50, 000.00 PER BENEFICIARY EMPLOYEE OR A TOTAL AMOUNT OF Php7,361,847.56 FOR THE ENTIRE PROJECT:-

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Be it ordained by the Sangguniang Panlungsod of Naga in session assembled,

SECTION 1. PURPOSE. The purpose of this Ordinance is the promotion of access to decent shelter and security of tenure to low-income employees of the City Government of Naga in furtherance of the City's thrust of improving the quality of life of the Nagueño families.

SECTION 2. SUBSIDY ON COST OF LAND. In order to assist the beneficiaries of the City Employees Housing Project, Phase 2, located in Barangay Del Rosario, Naga City, the City-owned property utilized for the purpose shall be sold at the subsidized rate of P350.00 per square meter or a subsidy of P1,250.00/square meter.

SECTION 3. EFFECTIVITY. This Ordinance shall take effect immediately upon its approval.

Enacted: May 7, 2019

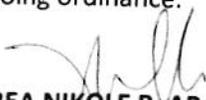
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WE HEREBY CERTIFY to the correctness of the foregoing ordinance.

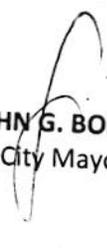

GIL A. DE LA TORRE
Secretary to the
Sangguniang Panlungsod

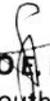

ANDREA NIKOLE R. ABANTE
City Youth Secretary to the
Sangguniang Panlungsod


CECILIA VELUZ-DE ASIS
City Councilor &
Acting Presiding Officer


ALJAH Z. SERRANO
City Youth Vice Mayor &
Presiding Officer

APPROVED:


JOHN G. BONGAT
City Mayor


JAN CARLO E. BAGASBAS
City Youth Mayor