Republic of the Philippines
CITY COUNCIL
City of Manila

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REGULAR SESSION NO. 173

12TH CITY COUNCIL

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RESOLUTION NO. 662
Series of 2024

RESOLUTION FULLY SUPPORTING THE IMPLEMENTATION OF THE PROPOSED HIGH DENSITY HOUSING PROJECT LOCATED AT DE DIOS STREET, BARANGAY 632, STA. MESA, MANILA FOR THE BENEFIT OF THE PEOPLE'S PLAN VILLE HOMEOWNERS' ASSOCIATION (PPVHOA) THROUGH THE INITIATIVE OF THE SOCIAL HOUSING FINANCE CORPORATION (SHFC)

PRINCIPAL AUTHORS:

HON. MACARIO M. LACSON
President Pro-Tempore

and

HON. ERNESTO C. ISIP, JR.
Majority Floor Leader

WHEREAS, the Social Housing Finance Corporation (SHFC) was established in 2004 through Executive Order No. 272 with a mandate to be the lead government agency to undertake social housing programs that will cater the formal and informal sectors in the low-income bracket;

WHEREAS, the People's Plan Ville Homeowners Association (PPVHOA), comprising four (4) local community associations with a membership of approximately two hundred (200) Informal Settler Families (ISFs) residing in Binondo, Manila, was established sometime in 2008 with the purpose of promoting social justice especially among the marginalized sector in addressing their lack of access to security of land tenure and safe, decent and affordable housing. The PPVHOA is represented by its board of officers, headed by its President, Ms. Claire Valbuena;

WHEREAS, the Department of Interior and Local Government (DILG) as a response to the social justice advocacy of the network of informal settler families, Union of Local Authorities of the Philippines (ULAP) Manila introduced members of the PPVHOA to the SHFC to be of assistance in the former's pursuit of security of land and safe housing project in 2014. In 2016, the PPVHOA was formally organized and registered with the Housing and Land Use Regulatory Board (HLURB) now referred to as the Department of Human Settlements and Urban Development (DHSUD);

WHEREAS, the DILG issued the corresponding certification dated 8 March 2016 stating that the member-families of PPVHOA are among those certified to be living in danger areas of Manila and eligible for the housing program for ISFs of the National Capital Region;

WHEREAS, a series of negotiations was conducted primarily between and among Government Service Insurance System (GSIS), SHFC, PPVHOA, Foundation for the Development of the Urban Poor (FDUP) and Community Organizers Multiversity (COM), to purchase the property located at Quintana/De Dios St., Sta. Mesa, Manila for the benefits of PPVHOA members;

WHEREAS, the property located at Quintana and De Dios Sts., Sta. Mesa, Manila covered by Transfer Certificate of Title No. 197053 with an area of Thirteen Thousand Six Hundred Sixty-Six Square Meters and Seventy Square Decimeters (13,666.70 Sqm.), more or less, was fully settled by the SHFC as evidenced by the Official Receipt No. 7700048731 dated 27 December 2019 amounting to Two Hundred Fifty-Eight Million Three Hundred Thousand and Six Hundred Thirty Pesos (PhP258,300,630.00) issued by the GSIS;

WHEREAS, on 23 September 2023, the SHFC officially acquired the property located in Brgy. 632, De Dios Street, Sta. Mesa Manila, from GSIS in an "as is, where is basis", within which the Three Thousand One Hundred Sixty-Four Square Meters (3,164 Sqm.) is a vacant area identified by PPVHOA as its in-city relocation site in order to carry out its socialized housing project intended for ISFs living in the danger areas of Manila as certified by the DILG;

WHEREAS, PPVHOA has completed its people's plan for the Three Thousand One Hundred Sixty-Four Square Meters (3,164 Sqm.) vacant area including a 5-storey building that will accommodate two hundred (200) families;

WHEREAS, to this date, the PPVHOA and its members have yet to enjoy any social housing program under EO No. 272: NOW, THEREFORE, be it

implementation of the proposed High density project of the PPVHOA in the Social Housing Finance Corporation.

RESOLVED, by the City Council of Manila to fully support, as it hereby fully supports the implementation of the proposed High Density Housing (HDH) project located at De Dios Street, Barangay 632, Sta. Mesa, Manila for the benefit of the People's Plan Ville Homeowners' Association (PPVHOA) through the initiative of the Social Housing Finance Corporation (SHFC); and be it FURTHER

RESOLVED, that the City Council of Manila encourages the SHFC to expedite the application and implementation process of HDH project for the benefit of the certified members of PPVHOA; and be it FINALLY

RESOLVED, that the City Council of Manila requests the SHFC to notify the former of the status of the project on a quarterly basis until it has been fully implemented.

PRESIDED BY:

JOHN MARVIN C. "Yul Servo" NIETO
Vice-Mayor and Presiding Officer
City Council, Manila

This Resolution was adopted by the City Council of Manila at its regular session on November 26, 2024.

ATTESTED:

LUCH R. GEMPIS, JR.
City Government Department Head III
(Secretary to the City Council)

JMG/RRB:jhb/rmd/agv/jrp