



**Republic of the Philippines  
CITY COUNCIL  
City of Manila**

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REGULAR SESSION NO. 185

12<sup>TH</sup> CITY COUNCIL

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**Begun and held in the City Council on Thursday,  
the thirtieth day of January, Two Thousand Twenty-Five**

**ORDINANCE NO. 9099**

**AN ORDINANCE GRANTING EXEMPTION TO THE INTRAMUROS  
ADMINISTRATION FROM PAYMENT OF MAYOR'S PERMIT FEE FOR THE CONDUCT  
OF AN EVENT, ENTITLED: "INTRAMUROS-ESCOLTA STREET ART FAIR" TO BE  
HELD ON WEEKENDS OF THE ENTIRE MONTH OF FEBRUARY 2025 AT GENERAL  
LUNA STREET, INTRAMUROS AND ESCOLTA STREET BINONDO, MANILA**

**SPONSORED BY:**

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




Be it ordained by the City Council of Manila, in session assembled, *THAT*:

**SECTION 1.** Exemption from payment of the Mayor's Permit is hereby granted and authorized in favor of the Intramuros Administration for the conduct of an event, entitled: "Intramuros-Escolta Street Art Fair" to be held on weekends of the entire month of February 2025 at General Luna Street, Intramuros and Escolta Street Binondo, Manila.

**SEC. 2. Effectivity Clause.** – This Ordinance shall take effect upon approval.

This Ordinance was finally enacted by the City Council of Manila on January 30, 2025.


PRESIDED BY:

  
**MACARIO M. LACSON**  
President Pro-Tempore and  
Acting Presiding Officer  
City Council, Manila


ATTESTED:

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

APPROVED BY HER HONOR, THE MAYOR, ON FEB 20 2025

  
**MARIA SHEILAH "Honey" H. LACUNA-PANGAN, MD, FPDS**  
Mayor  
City of Manila

ATTESTED:

  
**ATTY. MARLON M. LACSON**  
City Government Department Head III  
(Secretary to the Mayor)

JMG/RRB:aci/jok/cpf/hpr/jrp

WHEREAS, a letter-request from the management of DEPARTMENT OF HUMAN SETTLEMENTS AND URBAN DEVELOPMENT has reached the City Planning and Development Office (CPDO), seeking for approval for exception for a project from Ordinance No. 8119, of a particular project, which was subsequently referred to the Manila Board for Zoning Appeals (MBZA) for appropriate action;

WHEREAS, the project is situated within UTILITY ZONE (UTL), and the proposed activity does not conform to the allowable land uses as defined under the Article V, Section 20 of Ordinance No. 8119, as amended by City Ordinance No. 8654;

WHEREAS, the said corporation requested for favorable endorsement from the City Council and submitted the following documents, subject for validation, to wit:

1. Letter of Intent
2. Barangay Resolution Interposing No Objection and rendering Official Statement which allows the construction of the proposed Project
3. Visible Project Sign

WHEREAS, the corporation undertook to submit the following requirements enumerated below not later than six (6) months upon the release of the Zoning Permit. Failure to comply on the above-mentioned period shall mean automatic revocation of the permit granted by this Board and the same shall be final and unappealable;

1. Company Profiles highlighting Track Records in Design, Construction & Operations of Mixed-Use High-Rise Building
2. Certification from the Utility Companies
3. Commitment of Support to Barangay DRRM Projects
4. Affidavit of Safety
5. Commitment of Support to Local Economy
6. Community Master Plan
7. Traffic Impact Assessment/Traffic Impact Study & Traffic Management Plan
8. Disaster Risk Reduction & Management Plan (DRRMP) with Contingency Plan
9. Commitment of Support to Barangay DRMM Projects
10. Affidavit of Safety
11. Commitment of Bearing the Negative Impact

WHEREAS, Resolution No. 05, Series of 2025, was passed by the Manila Board for Zoning Appeals (MBZA), with the following recommendations:

"NOW, THEREFORE, the MBZA, by virtue of powers vested in us by law hereby **RECOMMENDS APPROVAL FOR THE REQUESTED EXCEPTION** to the City Council of Manila for the Project Case No. **ZA-413**, with the Project Title **PROPOSED SIXTEEN – STOREY CONDOMINIUM (TOWER 1)** located at **PIER 20 NORTH HARBOR, TONDO** owned by **DEPARTMENT OF HUMAN SETTLEMENTS AND URBAN DEVELOPMENT** subject to the conditions hereinafter set forth:

- a.) The Proponent/Project Owner/Developer shall assure the implementation of disaster preparedness and risk reduction measures, during and after disasters;
- b.) The Proponent/Project Owner/Developer shall ensure that the Project's existence and operations will not adversely affect traffic condition of its vicinity;
- c.) The Project shall serve as the catalyst of its community's Urban Regeneration by implementing public benefit features in the community where the project is located;
- d.) The Project shall create and/or protect a beneficial local economic trend by providing livelihood and/or employment to its Barangay and/or District residents;
- e.) The Project shall continuously be socially acceptable to the nearby residents by assuring that its existence and operation shall not adversely affect community heritage, public health, safety and welfare;