



Republic of the Philippines
SANGGUNIANG PANLUNGSOD
City Government of Pasig

Ordinance No. 37
Series of 2016

AN ORDINANCE PRESCRIBING GUIDELINES AND FEES FOR THE GRANT OF VARIANCES OR SPECIAL EXCEPTIONS FROM THE ZONING ORDINANCE.

Authored By: Councilor Gregorio P. Rupisan, Jr.
Co-Authored By: Councilors Rodrigo B. Asilo, Ferdinand A. Avis, Regino S. Balderrama, Orlando R. Benito Rhichie Gerard T. Brown, Mario C. Concepcion, Jr., Rosalio D. Martires, Corazon M. Raymundo, Alejandro E. Santiago, Wilfredo F. Sityar, Victor Ma. Regis N. Sotto, and LIGA Pres. Celestino U. Chua

WHEREAS, The Sangguniang Panlungsod of Pasig passed a new Zoning Ordinance last May 25, 2015, where the whole City was re classified;

WHEREAS, there are owners of properties that are planning to build structures within their properties but are being disallowed by the City Planning Office because their properties were re-classified;

WHEREAS, the said property owners asked the Honorable City Mayor Robert C. Eusebio for exceptions from the Zoning Ordinance;

BE IT ORDAINED, by the Sangguniang Panlungsod in session duly assembled that:

Section 1. The City Mayor is hereby authorized to grant approval to variances or special exceptions from the Zoning Ordinance to property owners upon completion of the requirements.

Section 2. Requirements for the grant of approval to variances or special exceptions to the Zoning Ordinance.

- A. Write a formal request for the exception to the Zoning Ordinance address to the Honorable City Mayor submitted to the City Planning Office.
- B. There should be a public hearing within the area to be exempted with a favorable response within the community.
- C. Upon Primary approval from the City Planning Office, the property owner shall pay to the City Treasurer the amount of P100,000.00 for the first 1000 sqm. and in excess an additional P200.00 per sqm. accordingly to the lot area to be exempted.
 - a. Lot areas with the same owners with different TCT that are adjacent to each other will be considered one lot area for the purpose of exception from the Zoning Ordinance.
 - b. Lot areas with different owners with different TCT that are adjacent to each other which are all applying for the exception to the Zoning Ordinance shall be considered as one lot area.

Handwritten signature: M. P. Rupisan, Jr.

Handwritten signature: R. B. Asilo

Handwritten signature: F. A. Avis

Handwritten signature: R. S. Balderrama

Handwritten signature: O. R. Benito

Handwritten signature: M. C. Concepcion, Jr.

Handwritten signature: R. D. Martires
Handwritten signature: C. M. Raymundo
Handwritten signature: A. E. Santiago
Handwritten signature: W. F. Sityar
Handwritten signature: V. M. Regis N. Sotto



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- D. Upon payment from the City Treasurers Office, the City Planning Office shall seek a Resolution of approval from the Sangguniang Panlungsod.
- E. After passage of the Resolution from the Sangguniang Panlungsod, the City Mayor may grant the approval to variances or special exceptions to the Zoning Ordinance.

Section 3. SEPARABILITY CLAUSE – in the event any of the provisions of this Ordinance is declared void or unenforceable by final judgement of a Court of competent jurisdiction, the other provisions unaffected thereby shall remain in full force and effect.

Section 4. REPEALING CLAUSE – all issuances of the City of parts thereof which are inconsistent with any of the provisions of this Ordinance are hereby repealed and modified accordingly.

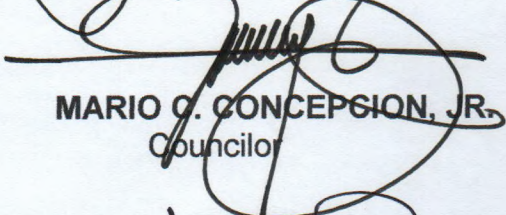
Section 5. EFFECTIVITY – This Ordinance shall take effect fifteen (15) days after its publication in a newspaper of local or general circulation and posting at least two (2) conspicuous places in the City of Pasig.

APPROVED, this 15th day of **December** 2016 at Pasig City.

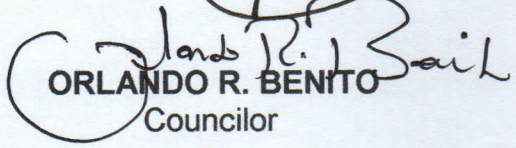

VICTOR MA. REGIS N. SOTTO
Councilor



RODRIGO B. ASILO
Councilor


GREGORIO P. DUPISAN JR.
Councilor


MARIO C. CONCEPCION, JR.
Councilor


RHICHIE GERARD T. BROWN
Councilor


ORLANDO R. BENITO
Councilor


ALEJANDRO E. SANTIAGO
Councilor


CORAZON M. RAYMUNDO
Councilor



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[Signature]
REGINO S. BALDERRAMA
Councilor

[Signature]
ROSALIO D. MARTIRES
Councilor

CELESTINO U. CHUA
LIGA President

[Signature]
FERDINAND A. AVIS
Councilor
Minority Floor Leader

[Signature]
WILFREDO F. SITYAR
Councilor
Majority Floor Leader

Attested by:

[Signature]
IYO CHRISTIAN C. BERNARDO
City Vice-Mayor
Presiding Officer

APPROVED:

[Signature]
ROBERT C. BUSEBIO
City Mayor

Attested by:

[Signature]
REYNALDO R. SAN BUENAVENTURA III
Acting City Council Secretary

[Handwritten signature]
Wanda R. Sordich

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M. Sarm

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