



Republic of the Philippines
QUEZON CITY COUNCIL

Quezon City
20th City Council

PR20CC-152

9th Regular Session

RESOLUTION NO. SP- **6857**, S-2016

A RESOLUTION AUTHORIZING THE ISSUANCE OF A CERTIFICATE OF EXCEPTION TO FILINVEST LAND, INC. FOR THE CONSTRUCTION OF A THIRTY ONE (31) LEVEL RESIDENTIAL TOWER WITH LOFT AND POOL DECK, TWELVE (12) LEVEL HOTEL TOWER WITH ROOFDECK, TWELVE (12) LEVEL BPO TOWER WITH ROOFDECK AND TWENTY EIGHT (28) LEVEL SOHO TOWER WITH ROOFDECK AMENITIES ON A COMMON FIVE (5) LEVEL COMMERCIAL AND SIX (6) LEVEL PARKING TO BE LOCATED AT LOT PCN-E2014000047 EPIFANIO DELOS SANTOS AVENUE (EDSA) CORNER AURORA BOULEVARD, BARANGAY E. RODRIGUEZ, SR., QUEZON CITY, ALLOWING DEVIATION FROM THE PARKING REQUIREMENTS PROVIDED UNDER ORDINANCE NO. SP-918, S-2000, OTHERWISE KNOWN AS THE QUEZON CITY COMPREHENSIVE ZONING ORDINANCE, AS AMENDED.

Introduced by Councilor MARVIN C. RILLO

WHEREAS, Filinvest Land, Inc., represented by Engr. Antonio Cenon, is applying for a Certificate of Exception for the construction of a thirty one (31) level residential tower with loft and pool deck, twelve (12) level hotel tower with roofdeck, twelve (12) level BPO tower with roofdeck and twenty eight (28) level soho tower with roofdeck amenities on a common five (5) level commercial and six (6) level parking to be located at Lot PCN-E2014000047 Epifanio Delos Santos Avenue corner Aurora Boulevard, Barangay E. Rodriguez, Sr, Quezon City, a classified Major Commercial Zone (C-2) as per notice/advice from the City Planning and Development Office, Zoning Administration Unit;

WHEREAS, based on the Evaluation Sheet made by the said office, the proposed project has a total land area of 11,764.00 square meters, more or less, which require 3,481 parking slots. Thus, the allotted 1,185 parking slots, as per plan, do not conform with the existing zoning ordinance having a deficiency of 2,296 parking slots;

WHEREAS, pursuant to the provisions of Articles IV, V, VI and VIII of Ordinance No. SP-918, S-2000, as amended, and its Implementing Rules and Regulations, an Exception is required for the aforesaid project upon authorization from the City Council;

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WHEREAS, the proposed project will not adversely affect public health, safety, and welfare and is in keeping with the general pattern of development in the community;

WHEREAS, the applicant has complied with the necessary requirements prescribed by law, ordinance or administrative issuances.


NOW, THEREFORE,

BE IT RESOLVED BY THE CITY COUNCIL OF QUEZON CITY IN REGULAR SESSION ASSEMBLED, to authorize, as it does hereby authorize, the issuance of a Certificate of Exception to Filinvest Land, Inc. for the construction of a thirty one (31) level residential tower with loft and pool deck, twelve (12) level hotel tower with roofdeck, twelve (12) level BPO tower with roofdeck and twenty eight (28) level soho tower with roofdeck amenities on a common five (5) level commercial and six (6) level parking to be located at Lot PCN-E2014000047 Epifanio Delos Santos Avenue corner Aurora Boulevard, Barangay E. Rodriguez, Sr, Quezon City, allowing deviation from the parking requirements provided under Ordinance No. SP-918, S-2000, as amended, otherwise known as the Quezon City Comprehensive Zoning Ordinance.

ADOPTED: September 19, 2016.

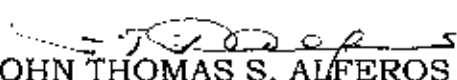

MA. JOSEFINA G. BELMONTE
Vice Mayor
Presiding Officer

ATTESTED:


Atty. JOHN THOMAS S. ALFEROS III
City Gov't. Asst. Dept. Head III

CERTIFICATION

This is to certify that this Resolution was APPROVED by the City Council on Second Reading on September 19, 2016 and was CONFIRMED on October 03, 2016.


Atty. JOHN THOMAS S. ALFEROS III
City Gov't. Asst. Dept. Head III

