



Republic of the Philippines
QUEZON CITY COUNCIL
Quezon City
21st City Council

PR21CC-943

60th Regular Session

RESOLUTION NO. SP-**8500**, S-2021

A RESOLUTION AUTHORIZING THE ISSUANCE OF A CERTIFICATE OF EXCEPTION TO M AND S GLOBAL DEVELOPMENT CORPORATION AND GRAND RISE REAL ESTATE GROUP, INC. FOR THE CONSTRUCTION AND OPERATION OF A FORTY-FIVE (45)-STOREY MIXED USED COMMERCIAL AND RESIDENTIAL CONDOMINIUM BUILDING LOCATED AT NO. 289 BANAWA STREET CORNER M. CUENCO STREET, BARANGAY LOURDES, DISTRICT I, QUEZON CITY, ALLOWING DEVIATION FROM THE RESTRICTIONS PROVIDED UNDER ORDINANCE NO. SP-2502, S-2016, OTHERWISE KNOWN AS THE COMPREHENSIVE ZONING ORDINANCE OF 2016.

Introduced by Councilor IVY L. LAGMAN.

Co-Introduced by Councilors Bernard R. Herrera, Lena Marie P. Juico, Dorothy A. Delarmente, M.D., Nicole Ella V. Crisologo, Victor V. Ferrer, Jr., Winston "Winnie" T. Castelo, Atty. Bong Liban, Eden Delilah "Candy" A. Medina, Ramon P. Medalla, Mikey F. Belmonte, Estrella C. Valmocina, Franz S. Pumaren, Kate Galang-Coseteng, Matias John T. Defensor, Wencerom Benedict C. Lagumbay, Jorge L. Banal, Sr., Peachy V. De Leon, Imee A. Rillo, Marra C. Suntay, Irene R. Belmonte, Resty B. Malañgen, Hero M. Bautista, Jose A. Visaya, Karl Castelo, Patrick Michael Vargas, Shaira L. Liban, Ram V. Medalla, Allan Butch T. Francisco, Marivic Co Pilar, Melencio "Bobby" T. Castelo, Jr., Rogelio "Roger" P. Juan, Diorella Maria G. Sotto-Antonio, Donato "Donny" C. Matias, Eric Z. Medina, Freddy S. Roxas and Noe Dela Fuente.

WHEREAS, M and S Global Development Corporation and Grand Rise Real Estate Group, Inc. is applying for the issuance of a Certificate of Exception for the construction and operation of a Forty-Five (45)-Storey Mixed Used Commercial and Residential Condominium Building located at No. 289 Banawe Street corner M. Cuenco Street, Barangay Lourdes, District I, Quezon City, in accordance with the provisions of Ordinance No. SP-2502, S-2016, otherwise known as the Comprehensive Zoning Ordinance of 2016;

WHEREAS, pursuant to the provisions of the aforesaid zoning ordinance, the construction of the proposed project may be allowed only upon authorization by the Quezon City Council;

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 Sangguniang Barangay concerned, as well as the homeowners or residents thereat, did not interpose any objection to the propose project;

WHEREAS, the applicant has submitted the necessary and mandatory requirements in support of the proposed project and undertakes to comply with the provisions of existing laws, ordinances, rules and regulations pertaining to public safety, environmental protection, and vehicular traffic.


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 M and S Global Development Corporation and Grand Rise Real Estate Group, Inc. for the construction and operation of a Forty-Five (45)-Storey Mixed Used Commercial and Residential Condominium Building located at No. 289 Banawe Street corner M. Cuenco Street, Barangay Lourdes, District I, Quezon City, allowing deviation from the restrictions provided under Ordinance No. SP-2502, S-2016, otherwise known as the Comprehensive Zoning Ordinance of 2016.

ADOPTED: March 22, 2021.



GIAN G. SOTTO
City Vice Mayor
Presiding Officer

ATTESTED:


Atty. JOHN THOMAS S. ALFEROS III
City Government Dept. Head III

CERTIFICATION

This is to certify that this Resolution was APPROVED by the City Council on Second Reading on March 22, 2021 and was CONFIRMED under Suspended Rules on the same date.


Atty. JOHN THOMAS S. ALFEROS III
City Government Dept. Head III

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