



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

PR21CC-1510

96th Regular Session

RESOLUTION NO. SP- **8994**, S-2022

A RESOLUTION AUTHORIZING THE ISSUANCE OF A CERTIFICATE OF EXCEPTION TO FELICITA VENTURES PHILS. CO. LTD., INC. FOR THE CONSTRUCTION AND OPERATION OF A THREE (3)-STOREY COMMERCIAL BUILDING (AS BUILT) WHICH SHALL BE LOCATED AT LOT 5 (NO. 289) TANDANG SORA AVENUE, BARANGAY PASONG TAMO, DISTRICT VI, QUEZON CITY, ALLOWING DEVIATION FROM THE RESTRICTIONS PROVIDED UNDER ORDINANCE NO. SP-2502, S-2016, AS AMENDED, OTHERWISE KNOWN AS THE COMPREHENSIVE ZONING ORDINANCE OF 2016.

Introduced by Councilor VICTOR V. FERRER, JR.

Co-Introduced by Councilors Bernard R. Herrera, Lena Marie P.

Juico, Dorothy A. Delarmente, M.D., Tany Joe "TJ" L. Calalay, Nicole Ella V. Crisologo, Atty. Bong Liban, Ramon P. Medalla, Mikey F. Belmonte, Estrella C. Valmocina, Franz S. Pumaren, Kate Galang-Coseteng, Wencerom Benedict C. Lagumbay, Jorge L. Banal, Sr., Peachy V. De Leon, Imee A. Rillo, Marra C. Suntay, Irene R. Belmonte, Resty B. Malañgen, Ivy L. Lagman, Hero M. Bautista, Jose A. Visaya, Patrick Michael Vargas, Shaira L. Liban, Ram V. Medalla, Marivic Co Pilar, Rogelio "Roger" P. Juan, Diorella Maria G. Sotto-Antonio, Donato "Donny" C. Matias, Eric Z. Medina, Freddy S. Roxas and Noe Dela Fuente.

WHEREAS, Felicita Ventures Phils. Co. Ltd., Inc. is applying for the issuance of a Certificate of Exception for the construction and operation of a Three (3)-Storey Commercial Building (As Built) which shall be located at Lot 5 (No. 289) Tandang Sora Avenue, Barangay Pasong Tamo, District VI, Quezon City;

WHEREAS, the applicant is asking for an exception as regards to the parking requirement of the zoning ordinance in which they lack the required parking slots and the location of their project is classified as High Density Residential (R3) Zone where the said project is not included among the list of permissible uses, hence the project needs to comply with the provisions of Quezon City Zoning Ordinance to be exempted from the zoning restrictions;

9

5

9

WHEREAS, in accordance with the provisions of Section 55, Article VIII, in relation to Sections 71 and 73, Article IX of Ordinance No. SP-2502, S-2016, Exceptions or deviations from the provisions of Zoning Ordinance may be allowed only upon authorization by the 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 and the homeowners concerned have interposed no objection to the said project;

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 Felicita Ventures Phils. Co. Ltd., Inc. for the construction and operation of a Three (3)-Storey Commercial Building (As Built) which shall be located at Lot 5 (No. 289) Tandang Sora Avenue, Barangay Pasong Tamo, District VI, Quezon City, allowing deviation from the restrictions provided under Ordinance No. SP-2502, S-2016, as amended, otherwise known as the Comprehensive Zoning Ordinance of 2016.

ADOPTED: June 20, 2022.

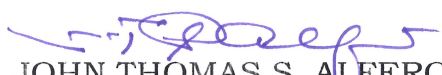

GIAN G. SOTTO
City Vice Mayor
Presiding Officer

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 June 20, 2022 and was CONFIRMED on June 27, 2022.


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

9 