REPUBLIC OF THE PHILIPPINES
BATANGAS CITY

OFFICE OF THE SANGGUNIANG PANLUNGSOD

EXCERPT FROM THE MINUTES OF THE REGULAR SESSION HELD BY THE MEMBERS OF THE SANGGUNIANG PANLUNGSOD OF BATANGAS CITY ON FEBRUARY 17, 2025 AT THE SANGGUNIAN SESSION HALL

PRESENT:

Hon. Alyssa Renee A. Cruz,	Presiding Officer
Hon. Hamilton G. Blanco,	Sangguniang Panlungsod Member
Hon. Karlos Emmanjuel A. Buted,	"
Hon. Andrea Loise F. Macaraig,	"
Hon. Nestor E. Dimacuha,	"
Hon. Oliver Z. Macatangay,	"
Hon. Armando C. Lazarte,	"
Hon. Nelson J. Chavez,	"
Hon. Jose Jonash Luis F. Tolentino,	"
Hon. Zester Carlo M. Hernandez,	"
Hon. Isidra "Ched" M. Atienza,	"
Hon. Lorenzo A. Gamboa, Jr.,	"
Hon. Michael C. Villena,	"
Hon. Macario L. Macalalad,	Liga ng mga Barangay President
Hon. Marcus Manuel D. Castillo,	SK Pederasyon President

"On motion of SP Member Villena seconded by SP Member Gamboa, the following Resolution was Adopted:

RESOLUTION NO. 22-082 S. 2025

RESOLUTION GRANTING THE HONORABLE CITY MAYOR BEVERLEY ROSE A. DIMACUHA THE AUTHORITY TO SIGN AND ACCEPT IN BEHALF OF THE CITY GOVERNMENT OF BATANGAS THE DEED OF ABSOLUTE SALE OVER A PARCEL OF LAND, SITUATED IN BARANGAY POBLACION 02, BATANGAS CITY

WHEREAS, the **SELLERS** Celeste Herman Bautista married to Rolando Bautista are the lawful and registered owners of a parcel of land covered by Transfer Certificate of Title No. 052-2010001795 situated in Lopez Jaena Street, Barangay Poblacion 02, Batangas City;

WHEREAS, the City Appraisal Committee after careful study, analysis and deliberation unanimously agreed that the selling price per square meter is ***Twenty-Six Thousand and One Hundred Fifty Pesos Only (Php 26,150.00) per square meters;***

WHEREAS, the SELLERS are willing to sell and the BUYER is willing to buy the above-described real estate property and there is no legal impediment on both parties, the total selling price of the property is ***Six Million Four Hundred Sixty Thousand Pesos Only (Php 6,460,000.00);***

NOW THEREFORE, be it resolved, as it is hereby resolved by the Sangguniang Panlungsod in session assembled, to authorize City Mayor Beverley Rose A. Dimacuha, in behalf of the City Government of Batangas, to accept and sign a Deed of Absolute Sale of a portion of a parcel of land covered by Transfer Certificate of Title No. 052-2010001795, to be utilized as a potential site for relocation of the Barangay Hall in Barangay Poblacion 02, Batangas City.

UNANIMOUSLY APPROVED."

Continuation of Resolution No. 22-082 S. 2025

RESOLUTION GRANTING THE HONORABLE CITY MAYOR BEVERLEY ROSE A. DIMACUHA THE AUTHORITY TO SIGN AND ACCEPT IN BEHALF OF THE CITY GOVERNMENT OF BATANGAS THE DEED OF ABSOLUTE SALE OVER A PARCEL OF LAND, SITUATED IN BARANGAY POBLACION 02, BATANGAS CITY

SPONSOR : **SP MEMBER MICHAEL C. VILLENA**
Chairman, Committee on Public Lands

I hereby certify that the foregoing Resolution No. 22-082 S. 2025 was approved by the Sangguniang Panlungsod of Batangas City during its Regular Session held on February 17, 2025.

ATTY. OLIVA D. TELEGATOS
Secretary

ATTESTED:

ATTY. ALYSSA RENEE A. CRUZ
Presiding Officer

Republic of the Philippines
Batangas City
Office of the Sangguniang Panlungsod

From the Desk of: ***HON. MICHAEL C. VILLENA***
(043) 403-8116mykel.villena@gmail.com

THE COMMITTEE ON PUBLIC LANDS

COMMITTEE REPORT

SUBJECT: Deed of Absolute Sale over a parcel of land at Barangay Poblacion 02, ,Batangas City.

BACKGROUND:

The Committee on Public Lands conducted a Committee Hearing regarding the Letter from the City Mayor Beverley Rose A. Dimacuha, requesting authority to sign and execute, in behalf of the City Government of Batangas, the Deed of Absolute Sale with Celeste Herman Bautista and Rolando Bautista, over a parcel of land covered by Transfer Certificate of Title No. 052-2010001795, located in ***Brgy. Poblacion 2, Batangas City*** for purposes of Barangay Hall.

Present during the Committee Hearing were the following:

Hon. Michael C. Villena	-	Chairman, Committee on Public Lands
Hon. Hamilton G. Blanco	-	Committee Member / SP Member
Hon. Andrea Loise F. Macaraig	-	Committee Chairwoman
Hon. Nestor "Boy" E. Dimacuha	-	SP Member
Hon. Oliver Z. Macatangay	-	SP Member
Hon. Jose Jonash L. Tolentino	-	SP Member
Hon. Zester Carlo M. Hernandez	-	SP Member
Hon. Isidra M. Atienza	-	SP Member
Hon. Karlos Emmanjuel A. Buted	-	SP Member
Hon. Armando C. Lazarte	-	SP Member
Hon. Lorenzo A. Gamboa Jr.	-	SP Member
Hon. Macario Macalalad	-	ABC President

Proponents:

Atty. Melinda Gainza	- Attorney II Office of the City Legal
Ms. Arminda Madayag	- Officer In-Charge Office of the City Treasurer
Engr. Ruel B. Bool	- Department Head I Office of the City Assessor
Arch. Cardelan Hernandez	- Project Development Officer VI City Planning and Development Office
Hon. Sherwin L. Macatangay	-Brgy. Captain, Barangay 02 Poblacion
Ms. Maria Rebecca Palomares	-Land Owner, Barangay 02 Poblacion

LUNINGNING A. AQUINO
Board Secretary III
2/14/2025
8:55 AM

FINDINGS:

The Chairman and members of the Committee on Public Lands and the members of the Sangguniang Panlungsod extensively made an overview of the subject and found the necessary matters:

1. The City Government of Batangas intends to purchase a parcel of land in Barangay Poblacion 2, Batangas City, to be utilized as a potential site for relocation of the ***BARANGAY HALL*** for the said barangay.

2. With this, an opportunity has arisen to acquire a portion of land containing an area of ***ONE HUNDRED NINETY EIGHT SQUARE METERS (198.00 sqm.)*** owned by ***CELESTE HERMAN BAUTISTA*** married to ***ROLANDO BAUTISTA,*** covered by ***Transfer Certificate of Title No. 052-2010001795***, situated in Lopez Jaena Street, Barangay Poblacion 2, Batangas City

3. The City Government has offered to pay the owners the amount of ***TWENTY-SIX THOUSAND ONE HUNDRED FIFTY PESOS (Php 26,150.00)*** per square meter or a total amount of ***SIX MILLION FOUR HUNDRED SIXTY THOUSAND PESOS (Php 6,460,000.00)*** in Philippine Currency.

4. The Sangguniang Panlungsod members and the members of the committee remarked that the land owner must follow legal processes, comply and coordinate with the concerned agencies as to their implementations on dealing with the deed of sale of land.

5. The City Assessor's Office requires the guidelines to comply with the list of requirements as per the following:

Guiding Rules: IRR of R.A No. 10752
COA Circular No. 2009-001
COA Circular No. 2012-001

This compliance is in accordance to the auditor observation memorandum for the City Government.

RECOMMENDATIONS:

In view of the foregoing, the Committee hereby recommends:
1. The adoption of this Committee Report.
2. The approval of the Resolution hereto attached.

Respectfully submitted, February 14, 2025

Republic of the Philippines
Batangas City
Office of the Sangguniang Panlungsod

From the Desk of: ***HON. MICHAEL C. VILLENA***
(043) 403-8116mykel.villena@gmail.com

THE COMMITTEE ON PUBLIC LANDS

COUNCILOR MICHAEL C. VILLENA
Chairperson

COUN. HAMILTON G. BLANCO
Member

COUN. ANDREA LOISE F. MACARAIG
Vice-Chairwoman