Republic of the Philippines  
Province of Cavite  
MUNICIPALITY OF BACOOR  
Office of the Sangguniang Bayan

EXCERTS FROM THE MINUTES OF THE 22nd REGULAR SESSION OF THE  
SANGGUNIAN BAYAN OF BACOOR, CAVITE HELD AT THE SESSION HALL,  
BACOOR MUNICIPAL HALL, BACOOR, CAVITE ON THE 28th DAY OF  
JANUARY 2008.

PRESENT:

HON. ROSETTE MIRANDA- FERNANDO ---- Vice Mayor  
Presiding Officer

HON. ROLANDO S. REMULLA -------- Councilor
HON. AVELINO B. SOLIS --------- Councilor
HON. HUBERT V. GERVACIO ---- Councilor
HON. REYNALDO M. FABIAN ---- Councilor
HON. NORMITA D. CELESTINO ---- Councilor
HON. AVELINO S. DE CASTRO ---- Councilor
HON. MIGUEL N. BAUTISTA ---- Councilor
HON. BAYANI M. DE LEON ------- Councilor
HON. GIANNI LOUISE OLEGARIO ---- Councilor (SKF-Pres)
HON. CATHERINE SARINO --------- Councilor (ABC-Pres.)

Municipal Ordinance No. 01-A  
Series of 2008

AN ORDINANCE IMPOSING VARIOUS FEES FOR  
HOUSING AND LAND USE DEVELOPMENT PROJECTS  
WITHIN BACOOR, CAVITE AND PROVIDING FINES  
FOR VIOLATIONS THEREOF.

Sponsored by Councilor Bayani M. De Leon

WHEREAS, Section 446, (3) of Republic Act No. 7160 (otherwise  
known as the “Local Government Code of 1991) grants the Sangguniang  
Bayan the power, among others, to grant franchises, enact ordinances  
authorizing the issuance of permits or licenses, or enact ordinances levying  
taxes, fees and charges upon such conditions and for such purposes  
intended to promote the general welfare of the inhabitants of the  
municipality;

WHEREAS, there is a need to revise the existing schedule of fees being  
imposed by the municipality on developers and owners of various housing and  
land utilization projects within Bacoor, Cavite in order to raise more revenues for  
the municipal government.

Address: Evangelista St., Barangay Tabing Dagat, Bacoor, Cavite  
Telefax No.: (046) 434-6776
Republic of the Philippines  
Province of Cavite  
MUNICIPALITY OF BACOOR  
Office of the Sangguniang Bayan  

NOW, THEREFORE:  

Be it ordained by the Sangguniang Bayan of Bacoor, Cavite in regular session assembled that:  

Section 1. The following schedule of fees shall be imposed on all development projects involving land utilization within Bacoor, Cavite:  

**SCHEDULE OF FEES**  

<table>
<thead>
<tr>
<th>NAME OF FEES</th>
<th>FEE</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>I. ZONING/LOCATIONAL CLEARANCE</strong></td>
<td></td>
</tr>
<tr>
<td>1. Single residential structure attached or detached</td>
<td></td>
</tr>
<tr>
<td>a. P100,000 and below</td>
<td>P 200.00</td>
</tr>
<tr>
<td>b. Over P 100,000 to 200,000</td>
<td>400.00</td>
</tr>
<tr>
<td>c. Over P 200,000.00</td>
<td>500+ 2/10 of 1% in excess of P 200,000.00</td>
</tr>
<tr>
<td>2. Apartment/Townhouses</td>
<td></td>
</tr>
<tr>
<td>a. P500,000 and below</td>
<td>P 1,000.00</td>
</tr>
<tr>
<td>b. Over P500,000 to 2 Million</td>
<td>2,000.00</td>
</tr>
<tr>
<td>c. Over 2 Million</td>
<td>2,500+2/10 of 1% of cost in excess of P2M regardless of the number of doors</td>
</tr>
<tr>
<td>3. Dormitories</td>
<td></td>
</tr>
<tr>
<td>a. P2 Million and below</td>
<td>P 2,500.00</td>
</tr>
<tr>
<td>b. Over P2 Million</td>
<td>2,500+2/10 of 1% of cost in excess of P2M regardless of the number of doors</td>
</tr>
<tr>
<td><strong>D. Institutional</strong></td>
<td></td>
</tr>
<tr>
<td>Project cost of which is:</td>
<td></td>
</tr>
<tr>
<td>a. Below P2 Million</td>
<td>P 2,000.00</td>
</tr>
<tr>
<td>b. Over P2 Million</td>
<td>2,000+ 2/10 of 1% of cost in excess of P2M</td>
</tr>
<tr>
<td><strong>E. Commercial, Industrial and Agro-Industrial Project</strong></td>
<td></td>
</tr>
<tr>
<td>Cost of which is:</td>
<td></td>
</tr>
<tr>
<td>a. Below P100,000</td>
<td>P 1,000.00</td>
</tr>
<tr>
<td>b. Over P 100,000 - P 500,000</td>
<td>1,500.00</td>
</tr>
<tr>
<td>c. Over P 500,000 - P 1M</td>
<td>2,000.00</td>
</tr>
<tr>
<td>d. Over 1M - P 2M</td>
<td>3,000.00</td>
</tr>
<tr>
<td>e. Over P 2M</td>
<td>5,000+2/10 of 1% of cost in excess of P2M</td>
</tr>
</tbody>
</table>

Address: Evangelista St., Barangay Tabing Dagat, Bacoor, Cavite  
Telefax No.: (6346) 434-6718
F. Special Uses/Special Projects (Gasoline station, cell sites, slaughter house, treatment plan etc)
1. Below 2 Millions  
   P 5,000.00
   5,000+ 1/10 of 2% of cost in excess of P2M same as original application
2. Over P2 Million

G. Alteration/Expansion (affected areas/cost only)
   A. Approval of Subdivision Plan (including town houses)
      1. Preliminary Approval and Locational Clearance (PALC) Preliminary
         - Inspection Fee
      2. Final Approval & Development Permit
         Additional Fee on Floor Area of houses and buildings sold with lot
         - Inspection Fee
   (Not applicable for project already inspected for PALC application)
   B. Alteration of Plan (affected areas only) Same as Final Approval & Dev't Permit
   C. Projects under BF220
      a. Subdivision
         1. Preliminary Approval and Locational Clearance
            a. Socialized Housing
            b. Economic Housing
            - Inspection Fee
            a. Socialized Housing
            b. Economic Housing
      2. Final Approval and Development Permit
         a. Socialized Housing
         b. Economic Housing
         - Inspection Fee
         a. Socialized Housing
         b. Economic Housing

   Projects already inspected to PALC application may not be charged inspection fee
<table>
<thead>
<tr>
<th>Service Description</th>
<th>Rate</th>
</tr>
</thead>
<tbody>
<tr>
<td>1. Alteration of Plan (floor areas only)</td>
<td>Same as final Approvals</td>
</tr>
<tr>
<td>4. Extension Time to develop</td>
<td>P 350.00</td>
</tr>
<tr>
<td>- Filing Fee</td>
<td></td>
</tr>
<tr>
<td>a. Socialized Housing</td>
<td>P 350.00</td>
</tr>
<tr>
<td>b. Economic Housing</td>
<td></td>
</tr>
<tr>
<td>- Inspection Fee (Affected/unfinished areas only)</td>
<td></td>
</tr>
<tr>
<td>a. Socialized Housing</td>
<td>P 200/ha</td>
</tr>
<tr>
<td>b. Economic Housing</td>
<td>P 500/ha</td>
</tr>
</tbody>
</table>

C. Approval of Industrial/Commercial Subdivision
1. Preliminary Approval and Location Clearance
   - Inspection Fee regardless of location
2. Final Approval and Development Permit
   - Inspection Fee regardless of location
   (Projects already inspected for PALC application may not be charged inspection fee)
3. Alteration of Plan (affected areas only)
4. Extension of Time to Develop
   - Inspection Fee (affected/unfinished areas only)

D. Approval of Farmlot Subdivision
1. Preliminary Approval and Location Clearance
   - Inspection Fee
2. Final Approval and Development Permit
   - Inspection Fee
   (Projects already inspected for PALC application may not be charged Inspection fee)
3. Alteration of Plan (affected areas only)
4. Extension of time to develop
   - Inspection Fee (affected/industrial areas only)

E. Approval Memorial Park/Cemetery

<table>
<thead>
<tr>
<th>Service Description</th>
<th>Rate</th>
</tr>
</thead>
<tbody>
<tr>
<td>1. Preliminary Approval and Location Clearance</td>
<td></td>
</tr>
<tr>
<td>a. Memorial Projects</td>
<td>P 500/ha</td>
</tr>
<tr>
<td>b. Cemeteries</td>
<td>P 200/ha</td>
</tr>
<tr>
<td>c. Columbarium</td>
<td>P 2,000/ha</td>
</tr>
<tr>
<td>- Inspection Fee</td>
<td></td>
</tr>
<tr>
<td>a. Memorial Projects</td>
<td>P 1,000/ha</td>
</tr>
<tr>
<td>b. Cemeteries</td>
<td>P 500/ha</td>
</tr>
<tr>
<td>c. Columbarium</td>
<td>P 120% of GFA</td>
</tr>
</tbody>
</table>

Address: Evangelista St., Barangay Talig Dapat, Bacoor, Cavite
Telefax No.: (046) 434-6716
Republic of the Philippines
Province of Cavite
MUNICIPALITY OF BACOOR
Office of the Sangguniang Bayan

2. Final Approval and Development Permit
   a. Memorial Projects
   b. Cemeteries
   c. Columbarium
   (Application for CR/LS with DP by LGU’s shall be changed inspection fee)
   P 105 sq.m.
   P 105 sq.m.
   P 5,000/Year
   P 105 sq.m. of land area

- Inspection Fee
  (Projects already inspected for PALC application may not be charged inspector fee)
  a. Memorial Projects
  b. Cemeteries
  c. Columbarium
  P 1,000.00
  P 500/ha
  P 12/ha

3. Alteration Fee
   Same as Final approval & Dev’t. Permit
   P 350.00

4. Extension of Time Develop
   - Inspection Fee (affected/unfinished only)
     a. Memorial Projects
     b. Cemeteries
     c. Columbarium
     P 1,000/ha
     P 500/ha
     P 12/ha

Other Transactions/Certifications
A. Application/Request for:
   1. Lifting of Cease and Desist Order
   P 2,000.00

2. Change of Name/Ownership
   P 1,000.00

3. Extension from Cease & Resist Order
   P 150.00

B. Other Certification
   1. Zoning Certification
   P 500/ha

2. Certificate of Town Plan/Zoning Ordinance Approval
   P 150.00

3. Others to include
   a. Availability to records/public request
   P 200.00
   b. Certificate of no records on file
   P 200.00
   c. Certified xerox copy of documents (report size)
     - Document of five (5) pages or less
     P 50.00
   - Every additional page
     P 30.00
   d. Photo copy of documents
     P 5.00

Section 2. Non-payment of the foregoing fees or failure in securing the various permits, approvals, and clearances specified above shall result in the imposition of the following fines.

Address: Evangelista St., Barangay Tabing Dagat, Bacoor, Cavite
Telefax No.: (046) 434-6716
Republic of the Philippines  
Province of Cavite  
MUNICIPALITY OF BACOOR  
Office of the Sangguniang Bayan  

SCHEDULE OF FINES

A. For violation of TPZ (Town Planning & Zoning) AND ULRZ (Urban Land Reform Zones) / APD (Areas for Priority Development) laws, rules and regulations:

1. Failure to secure locational clearance prior to the start of the project.

<table>
<thead>
<tr>
<th>CONFORMITY WITH LAND USE</th>
<th>Minimum</th>
<th>Medium</th>
<th>Maximum</th>
</tr>
</thead>
<tbody>
<tr>
<td>Project Type</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Industrial</td>
<td>P1000-2500</td>
<td>2500-4000</td>
<td>4000-6500</td>
</tr>
<tr>
<td>Agricultural Commercial</td>
<td>700-1500</td>
<td>1500-3000</td>
<td>3001-4500</td>
</tr>
<tr>
<td>Institutional Residential</td>
<td>600-1200</td>
<td>1200-2400</td>
<td>2401-3600</td>
</tr>
<tr>
<td>2 Special Project</td>
<td>600-1500</td>
<td>1500-2000</td>
<td>2001-3500</td>
</tr>
</tbody>
</table>

Minimum | Medium | Maximum |
<table>
<thead>
<tr>
<th></th>
<th></th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td>500-2000</td>
<td>2001-3500</td>
<td>3501-5000</td>
</tr>
</tbody>
</table>

2. Violation of the terms and conditions of clearance and all other non-compliance with the requirements for locational clearance.

I. As per approved Sangguniang Panlalawigan (SP) or HLURB Comprehensive Land Use Plan and Zoning Ordinance

II. Excludes single-detached dwelling units.

B. For violation of real estate laws, rules and regulations:

<table>
<thead>
<tr>
<th>Minimum</th>
<th>Medium</th>
<th>Maximum</th>
</tr>
</thead>
<tbody>
<tr>
<td>1. Failure to secure development permit</td>
<td>1000-3000</td>
<td>3001-6000</td>
</tr>
<tr>
<td>2. Unauthorized alteration of approved development plan</td>
<td>-do-</td>
<td>-do-</td>
</tr>
<tr>
<td>3. Non-compliance with approved development plan</td>
<td>-do-</td>
<td>-do-</td>
</tr>
</tbody>
</table>

Address: Evangelista St., Barangay Tabing Daga, Bacoor, Cavite  
Telefax No.: (046) 434-6716
Republic of the Philippines
Province of Cavite
MUNICIPALITY OF BACOOR
Office of the Sangguniang Bayan

4. Incomplete development
   -do-
   -do-
   -do-

5. Non-development
   -do-
   -do-
   -do-

6. Failure to change/amend name of project
   -do-
   -do-
   -do-

7. Unauthorized change or amendment in the name of the project
   -do-
   -do-
   -do-

8. Violation of other provisions of PD 957 and other related laws, including their implementing rules and guidelines
   -do-
   -do-
   -do-

Section 3. All existing ordinances that are in conflict with this Ordinance are hereby repealed and/or revised.

Section 4. This Ordinance shall take effect within fifteen days after its publication.

ORDAINED this 28th day of January 2008 during the 22nd regular session of the Sangguniang Bayan of Bacoor, Cavite.

Attested by:

ATTY. KHALID A. ATEGA JR.
Secretary to the Sangguniang Bayan

Certified by:

HON. ROSETTA M. FERNANDO
Vice Mayor/Presiding Officer

Approved by:

HON. STRIKE B. REVILLA
Municipal Mayor

Address: Evangelista St., Barangay Tabing Dagat, Bacoor, Cavite
Telephone No.: (046) 434-6716