



Republic of the Philippines
PROVINCE OF CAVITE
City of Bacoor

OFFICE OF THE SANGGUNIANG PANLUNGSOD

DISTRICT I

HON. CATHERINE SARINO-EVARISTO
City Councilor

HON. MICHAEL E. SOLIS
City Councilor

HON. ADRIELITO G. GAWARAN
City Councilor

HON. VICTORIO L. GUERRERO
City Councilor

HON. ALEJANDRO F. GUTIERREZ
City Councilor

HON. LEVY M. TELA
City Councilor

CITY RESOLUTION NO. 2022-010
Series of 2022

A RESOLUTION PROVISIONALLY RECLASSIFYING A 106,737-SQUARE METER PARCEL OF LAND SITUATED AT BARANGAY BAYANAN, BACoor CITY, CAVITE FOR INDUSTRIAL USES IN CONSONANCE WITH ITS DEVELOPMENT AS THE FUTURE SITE OF A "FULFILLMENT CENTER" TO BE OPERATED BY SHOPEE PHILIPPINES.

Sponsored by:

HON. ALDE JOSELITO PAGULAYAN

Co-sponsored by:

DISTRICT II

HON. ROBERTO L. ADVINCULA
City Councilor

HON. REYNALDO D. PALABRICA
City Councilor

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City Councilor

HON. SIMPLICIO G. DOMINGUEZ
City Councilor

HON. RAMON N. BAUTISTA
Liga nga mga Barangay President

HON. MAC RAVEN ESPIRITU
City Councilor

Attested by:

ATTY. KHALID A. ATEGA, JR.
Sangguniang Panlungsod Secretary

Certified by:

HON. ROWENA BAUTISTA-MENDIOLA
City Vice-Mayor

Approved by:

HON. STRIKE B. REVILLA
City Mayor

Hon. Roberto L. Advincula, Hon. Ramon N. Bautista, Hon. Simplicio G. Dominguez, Hon. Mac Raven Espiritu, Hon. Catherine Sarino-Evaristo, Hon. Reynaldo M. Fabian, Hon. Adrielito G. Gawaran, Hon. Victorio Guerrero, Jr., Hon. Alejandro F. Gutierrez, Hon. Rogelio M. Nolasco, Hon. Reynaldo D. Palabrica, Hon. Michael E. Solis and Hon. Levy M. Tela

WHEREAS, Section 11, (2) (vii) and (viii) of Republic Act No. 10160 (the "Charter of the City of Bacoor") gave the Sangguniang Panlungsod the power to reclassification of various areas within its jurisdiction in line with the formulation of its Comprehensive Development Plan (CLUP).

WHEREAS, the CLUP of the City of Bacoor is currently under review by the Sangguniang Panlungsod.

WHEREAS, BCH Holding Co. Inc. (BCH Holding) approached the Office of the City Mayor and informed the latter of its intention to develop a 106,737-square meter lot situated in Barangay Bayanan, Bacoor City, Cavite near the Villa Feliciana Subdivision. The said site, once developed and improved, shall be the future site of a high-tech fulfillment center to be operated by Shopee Philippines (Shopee) for its operations in the CALABARZON and Metro Manila areas. Once completed, Shopee shall invest around Php 10,000,000,000.00 into the local economy and hire at least 3,000 Bacooreños.

WHEREAS, the said application was referred to the Committee on Housing, Land Utilization, and Urban Development which conducted a public hearing on the said matter on 14 July 2022 which was attended by various



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stakeholders. The Committee eventually moved for the provisional approval of the said application and recommended that the said parcel of land be reclassified as "industrial" in consonance with the proposed development of the said site as high-tech fulfillment center to be operated by Shopee Philippines for its operations in the CALABARZON and Metro Manila areas.

NOW THEREFORE, upon motion of Hon. Alde Joselito Pagulayan, unanimously seconded by the Body, **BE IT RESOLVED AS IT IS HEREBY RESOLVED** by the 5th Sangguniang Panlungsod of the City of Bacoor, Cavite to provisionally approve the reclassification of a 106,737-square meter lot situated in Barangay Bayanan, Bacoor City, Cavite near the Villa Feliciana Subdivision (the "project site") to be used as the future site of a high-tech fulfillment center to be operated by Shopee Philippines (Shopee) for its operations in the CALABARZON and Metro Manila areas, particularly described as follows:

TCT NO.	LAND AREA IN SQUARE METERS
167-2020003789	9,063
T-86637	8,287
T-315020	7,558
T-368679	14,439
T-808922	5,402
T-337626	13,443
T-337627	13,443
T-109	19,579
T-77699	15,523
Total Land Area	106,737

RESOLVED FURTHER, the provisional reclassification of the said parcel of land may be revoked if the said applicant does not conform with the following terms and conditions:

1. Not less than 90% of all employees to be hired by the contractors and sub-contractors of BCH Holding and Shopee in relation to the development of the project site should be residents of the City of Bacoor, Cavite.
2. BCH Holding and Shopee shall comply with all regulations of the national government which shall include—but shall not be limited to— securing the requisite Environmental Compliance Certificate (ECC) within one (1) year from the date of issuance of this Resolution.

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Liga nga mga Barangay President

HON. MAO RAVEN ESPIRITU
City Councilor

Attested by:

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Sangguniang Panlungsod Secretary

Certified by:

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City Vice-Mayor

Approved by:

HON. STRIKE B. REVILLA
City Mayor



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Sangguniang Panlungsod Secretary

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City Vice-Mayor

Approved by:

[Signature]
HON. STRIKE B. REVILLA
City Mayor

3. BCH Holding and Shopee shall comply with all existing ordinance and regulations of the local government of the City of Bacoor, Cavite.
4. BCH Holding and Shopee shall construct and operate its head office in the City of Bacoor, Cavite.
5. BCH Holding and Shopee shall pay all taxes and fees due to the national and local government of the City of Bacoor, Cavite.
6. No portion of the said parcel of land shall be used for any purpose that is not industrial in nature.
7. BCH Holding and Shopee must first obtain a development permit from the City Government before proceeding with the actual construction of the various buildings and facilities to be erected on the project site; and
8. BCH Holding and Shopee shall use the project site for exclusively industrial purposes for at least one year from the date of approval of this Resolution.

RESOLVED MOREOVER, once the revised Comprehensive Land Use Plan of the City of Bacoor, Cavite has been approved and after BCH Holding and Shopee complies with the conditions stated above, the reclassification of the said parcel of land shall be made part of the CLUP.

RESOLVED LASTLY, let copies of this Resolution be furnished to BCH Holding and Shopee, the Office of the City Mayor, the various departments of the city government, the UP-ONAR, and all government offices concerned with copies of this Resolution.

APPROVED this 18th day of July 2022 at the City of Bacoor, Cavite by the 5th Sangguniang Panlungsod of the City of Bacoor, Cavite.


I hereby certify that the foregoing Resolution was duly approved in accordance with law.





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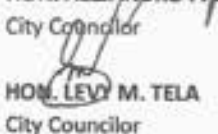

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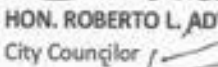

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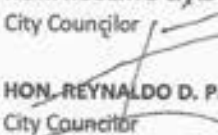

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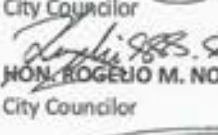

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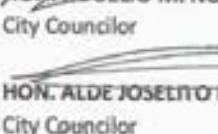
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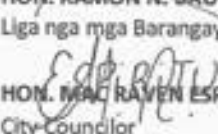

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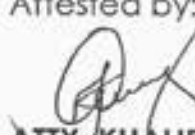
Approved by:

HON. STRIKE B. REVILLA
City Mayor


Certified by:


HON. ROWENA BAUTISTA-MENDIOLA
City Vice Mayor/ Presiding Officer

Attested by:


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Sangguniang Panlungsod Secretary

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