

# Republic of the Philippines Province of Cavite CITY OF BACOOR

# OFFICE OF THE SANGGUNIANG PANLUNGSOD





# COMMITTEE ON HOUSING, LAND UTILIZATION AND URBAN DEVELOPMENT

## REPORT OF THE COMMITTEE HEARING

NO. HLUUD 108 S-2025



Subject: A RESOLUTION DECLARING ECOTREND SUBDIVISION PHASE V AS ABANDONED AND REQUESTING TURNOVER OPEN SPACES TO THE CITY GOVERNMENT OF BACOOR. (PCR 814-2024 dated 21 April 2025)

The proposed resolution seeking to declare Ecotrend Subd. Phase V as abandoned was discussed during the 141<sup>st</sup> Regular Session on 26 May 2025. It was initially referred to the Committee on Housing, Land Utilization and Urban Development, chaired by Hon. Alde Joselito F. Pagulayan, during the 137<sup>th</sup> Regular Session on 21 April 2025.

#### FINDINGS:

During the committee hearing held on 22 May 2025, the following points were discussed:

The Ecotrend Subdivision Phase V Homeowners' Association (ESVHA) reported that the subdivision has been abandoned by its developer for more than ten (10) years. Among the unresolved issues is the incomplete drainage infrastructure, which has led to recurring and severe flooding within the subdivision.

The open spaces in the area have been left undeveloped and are currently nonfunctional, offering no utility and benefit to the community.

Under Section 34.1 (e) of Republic Act No. 11201, the authority to officially declare a subdivision as abandoned lies solely with the Department of Human Settlements and Urban Development (DHSUD). The City Government's role is limited to recommending that the DHSUD assess and act upon such cases.

## RECOMMENDATION:

Upon due deliberation, the Committee respectfully recommends **TO PASS** a new resolution requesting the DHSUD to take appropriate action to formally declare Ecotrend Subdivision Phase V as abandoned, pursuant to its mandate under the DHSUD Act of 2018 (RA No. 11201).

REPORT OF THE COMMITTEE HEARING NO. HLUUD 108 S-2025 PCR 814-2025 DECLARING ECOTREND SUBD PHASE V AS ABANDONED











# CITY OF BACOOR







The Committee likewise expresses its support for the initiative of the Homeowners' Association (HOA) and strongly encourages them to prepare the necessary documentary requirements. These measures are essential to facilitate the proper turnover of the subdivision's open spaces, in accordance with existing laws and regulatory procedures.

WE HEREBY CERTIFY that the contents of the foregoing report are true and correct.

Signed this 26th day of May 2025 at the City of Bacoor, Cavite.

### COMMITTEE ON HOUSING, LAND UTILIZATION AND URBAN DEVELOPMENT

Chairman

COUN. ADRIELTO G. GAWARAN

Vice Chairman

COUN. SIMPLICIO G. DOMINGUEZ

Member

COUN. ALEJANDRO

Member

**SUTIERREZ** 

REPORT OF THE COMMITTEE HEARING NO. HLUUD 108 S-2025 PCR 814-2025 DECLARING ECOTREND SUBD PHASE V AS ABANDONED









# CITY OF BACOOR







# COMMITTEE ON HOUSING, LAND UTILIZATION AND URBAN DEVELOPMENT

# MINUTES OF THE COMMITTEE HEARING

NO. HLUUD 108 S-2025



Subject: A RESOLUTION DECLARING ECOTREND SUBDIVISION PHASE V AS ABANDONED AND REQUESTING TURNOVER OPEN SPACES TO THE CITY GOVERNMENT OF BACOOR. (PCR 814-2024 dated 21 April 2025)

#### Committee Hearing Minutes Summary

22 May 2025 / 04:20 p.m.

#### Present:

HON. ALDE JOSELITO F. PAGULAYAN - Chairperson

HON. ADRIELITO G. GAWARAN - Vice Chairperson

HON. SIMPLICIO G. DOMINGUEZ - Member

HON. ALEJANDRO F. GUTIERREZ - Member

HON, LEVY M. TELA - City Councilor

HON. REYNALDO D. PALABRICA - City Councilor

HON. ROGELIO M. NOLASCO - City Councilor

#### Also Present:

#### REPRESENTATIVES FROM ECOTREND SUBDIVISION PHASE V HOMEOWNERS' ASSOCIATION

MS. CAROL D. MARGES - Office of the City Finance Department

ATTY. SALVE VALENCIANO - Office of the City Legal Services

MS. THERESE C. LEONCIO - City Assessors Office

ATTY. MARIUS D. SUMIRA - Office of the City Legal Services

The committee hearing was called to order by the Chairperson, Hon. Pagulayan, who welcomed all attendees and requested each to introduce themselves by stating their names, designations, and offices.

MINUTES OF THE COMMITTEE HEARING NO. HLUUD 108 S-2025 PCR 814-2025 DECLARING ECOTREND SUBD PHASE V AS ABANDONED













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OFFICE OF THE SANGGUNIANG PANLUNGSOD

Hon. Pagulayan then read the subject of the proposed resolution and opened the floor to the representatives of the Ecotrend Subdivision Phase V Homeowners' Association (ESVHA) to explain their concerns.

The ESVHA representatives stated that the subdivision had been abandoned by its developer for more than ten (10) years. They cited that the drainage infrastructure was left incomplete, resulting in frequent and excessive flooding within the area.

Furthermore, they pointed out that the open spaces within the subdivision are currently non-functional and not beneficial to the community.

Atty. Valenciano was then acknowledged and clarified that only the Department of Human Settlements and Urban Development (DHSUD) has the legal authority to declare a subdivision as abandoned. Therefore, the City Government does not have the jurisdiction issue such a declaration.

Hon. Pagulayan agreed with the legal opinion and recommended the drafting of a new resolution to formally request DHSUD to declare Ecotrend Subdivision Phase V as abandoned.

Hon. Palabrica expressed support and advised the ESVHA to gather and submit all required documents to DHSUD to support the request for abandonment.

Subsequently, Hon. Pagulayan moved for the APPROVAL of a new resolution requesting DHSUD to take appropriate action for the formal declaration of abandonment. The motion was duly seconded by the Committee Members and City Councilors present.

With no further comments or objections raised, the committee hearing was ADJOURNED.

Prepared By:

PETER ADRIÁN F. BORJA Local Legislative Staff I Attested By:

COUN. ALDE JOSELITO F. PAGULAYAN

Chairman

Committee on Housing, Land Utilization and Urban Development

MINUTES OF THE COMMITTEE HEARING NO. HLUUD 108 S-2025 PCR 814-2025 DECLARING ECOTREND SUBD PHASE V AS ABANDONED











# CITY OF BACOOR







# COMMITTEE ON HOUSING, LAND UTILIZATION AND URBAN DEVELOPMENT

Office of the Sangguniang Panengay. Received by: Jenet Pring 1. HOW













PHOTOS OF THE COMMITTEE HEARING NO. HLUUD 108 S-2025 PCR 814-2025 DECLARING ECOTREND SUBD PHASE V AS ABANDONED













# OFFICE OF THE SANGGUNIANG PANLUNGSOD BAGONG PILIPINAS





# COMMITTEE ON HOUSING, LAND UTILIZATION AND URBAN DEVELOPMENT

# NOTICE OF COMMITTEE HEARING (PROOF OF RECEIPT)

22 May 2025 / 04:20 p.m.

Bacoor Legislative and Disaster Resilience Building.

MSBR Conference Hall, 4th Floor, Bacoor Government Center

Office of the Sangguniang Panlungs of Received By: MAY! P20250

Subject: A RESOLUTION DECLARING ECOTREND SUBDIVISION PHASE V AS ABANDONED AND REQUESTING TURN OVER OPEN SPACES TO THE CITY GOVERNMENT OF BACOOR. (PCR 814-2024 dated 21 April 2025)

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NOTICE OF COMMITTEE HEARING (PROOF OF RECEIPT) NO. HLUUD 108 S-2025 PCR 814-2025 DECLARING ECOTREND SUBD PHASE V AS ABANDONED











# CITY OF BACOOR







RECEIVED BY: NAME/SIGNATURE	POSITION/AFFILIATION OFFICE/ADDRESS	DATE/TIME CONTACT NUMBER

NOTICE OF COMMITTEE HEARING (PROOF OF RECEIPT) NO. HLUUD 108 S-2025 PCR 814-2025 DECLARING ECOTREND SUBD PHASE V AS ABANDONED











# CITY OF BACOOR







# COMMITTEE ON HOUSING, LAND UTILIZATION AND URBAN DEVELOPMENT

# COMMITTEE HEARING ATTENDANCE

22 May 2025 / 04:20 p.m. Bacoor Legislative and Disaster Resilience Building. MSBR Conference Hall, 4th Floor, Bacoor Government Center



Subject: A RESOLUTION DECLARING ECOTREND SUBDIVISION PHASE V AS ABANDONED AND REQUESTING TURN OVER OPEN SPACES TO THE CITY GOVERNMENT OF BACOOR. (PCR 814-2024 dated 21 April 2025)

SIGNATURE/ NAME	POSITION/AFFILIATION OFFICE/ADDRESS	CONTACT NUMBER/EMAIL
HON, ALDE JOSELITO F, PAGULAYAN	CITY COUNCILOR SANGGUNIANG PANLUNGSOD	
HON, ADRIELITO G. GAWARAN	CITY COUNCILOR SANGGUNIANG PANLUNGSOD	0919 0049 502
HON. SIMPLICIOG. DOMINGUEZ	CITY COUNCILOR SANGGUNIANG PANLUNGSOD	1
HON, ALEJANDRO F, GUTIERREZ	CITY COUNCILOR SANGGUNIANG PANLUNGSOD	
THERESE C. LEONCID	CIN ASSECTORS	09178879246

COMMITTEE HEARING ATTENDANCE NO. HLUUD 108 S-2025









# CITY OF BACOOR







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COMMITTEE HEARING ATTENDANCE NO. HLUUD 108 S-2025 PCR 814-2025 DECLARING ECOTREND SUBD PHASE V AS ABANDONED











# CITY OF BACOOR

OFFICE OF THE SANGGUNIANG PANLUNGSOD





PCR 814-2025 - A RESOLUTION DECLARING ECOTREND SUBDIVISION PHASE V AS ABANDONED AND REQUESTING TURN OVER OF OPEN SPACES TO THE CITY GOVERNMENT OF BACOOR.



Republic of the Philippines Province of Cavite CITY OF BACOOR CITY ADMINISTRATOR'S OFFICE



AWARDEL

GG8CR-AG-01-F01-03

#### ENDORSEMENT

TO

HON. ROWENA BAUTISTA MENDIOLA

City Vice Mayor / Chairperson, Sangguniang Fanlungsod

THRU

ATTY, KHALID ATEGA JR.

Sangguniang Panlungsod Secretary

SUBJECT

LETTER FROM ECOTREND SUBDIVISION PHASE 5 HOMEOWNER'S

**ASSOCIATION** 

DATE

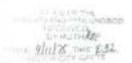
10 10 April 2025

Respectfully endorsing to your office, copy of a letter from Ecotrena Subdivision Phase 5 Homeowner's Association relative to their declaration of their subdivision abandoned and requesting the turnover of their open space to the City of Bocoor.

For your information and appropriate action.

ATTY. KIM NYCA R. LOFRANCO OIC - City Administrator

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Agenda 140th Regular Session, 19 May 2025, Monday

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# CITY OF BACOOR







4/3/12 3045 Reference No. 7025 -Republic of the Philippines Province of Cavitie CITY OF BACOOR Office of the City Mayor C0300-860-03-701 51/15/20 INCOMING DOCUMENTS | Endorsement | Following | todaytion | Proposal/Sustines | For Approval/Signature telermetion/ \_\_\_\_ tage! Maguent Politicalor Others Report AAMOS ENGA. POTENCIANO APAN DONNED HASE SUBD -DECLARING MOTARNO ACHLEMING THEN - OVER OF OHN SPACE TO CITY SOVERNMENT Remarks: 020-0100 C00AL272 a market in the DATE (Albert CEO 23

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Agenda 140th Regular Session, 19 May 2025, Monday

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# CITY OF BACOOR OFFICE OF THE SANGGUNIANG PANLUNGSOD





# ECOTREND SUBDIVISION PHASE 5 HOMEOWNER'S ASSOCIATION (ESVHA)

llong Bang St., Bgy. Ligas 3, Bacoor City, Cawte

93 April 2025

HON. MAYOR STRIKE B. REVILLA

City Mayor

City of Bacoor, Cavity "

Subject.

Declaring Ecotrend Subd. Phase V Abandoned and

Requesting Turn Over of Open Space to City Government of Bacoon

Dear Mayor Strike B. Revilla,

Greetings of peace and good health.

We informed Ecotronal Developer did not complete the provision of sufficient drainages, proper unitation and prevention of excessive flooding in our subdivision for more than ten (10) years. now. Hence, we compel to declare our Ecotrend Subdivision Phase V as abandoned and request to turn over All Open Space to City Government of Bacour as per attactive Board Resolution # 2025-001 dated February 9, 2025

In these regard, we request your good office to help us in expediting the turn-over of our roads, drainages and open space under the jurisdiction of City Government of Baccor / Barangay and in so doing, we trust that our primary problem of excessive flooding be solved.

We, the officers and board of directors representing Contrant Subit. Pluse V Hameowners are thanking you in advance and affirming our support for this subject.

MR. POTENCIANO RAMOS

President

MRS. HANY DE LEON.

Vice President

MRS. CECELIA GAUTISTA MRS. NENITA MASIGLAT \_ | Secretary

MRS. ANITA BINGSON

Treasurer 1 Treasurer 2

MRS. AZUCENA CELINO

Avielland

MR. ADDR PASTURAN MR. BENJAMIN JOSEPH NOORA Board Member (Technical & Maintenance) Board Member (Technical & Maintenance)

MR. REYNALDO TRIA

Board Member (Peace & Order)

MIT. ENRICO REYES

Board Member (Peace & Order)

MR. RODRIGO TALULO

MR. MARCELING ULANDAY

Board Member (Technical & Maintenance)

MIL DONALD CUMAÇAD

Board Member (Cleanliness / Beautification) Board Member (Cleanliness / Heautification)

Through your help and the cooperation among fellow homeowners and having one genuine goal, all issues and concerns for the good and welfare of our subdivision can be attained.

ENGR. POTENCIANO RAMOS

Protection - FEHRA

Noted by:

Hon. Pablo 5. Morales Brgy, Capton, Ligas III

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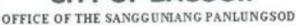
Agenda 140th Regular Session, 19 May 2025, Monday







# CITY OF BACOOR







# ECOTREND SUBDIVISION PHASE 5 HOMEOWNER'S ASSOCIATION (ESVHA)

Hang-Hang St., Bgy. Ligas 3, City, Cavite

# BOARD RESOLUTION No.2025-001

RESOLUTION FOR THE TURN OVER OF ALL OPEN SPACES SITUATED AT ECOTRENO SUBDIVISION PHASE 5, ILANG-ILANG ST. LIGAS 3, CITY OF BACOOR, CAVITE - TO THE CITY GOVERNMENT OF BACOOR

WHEREAS, the Board of Directors of Ecotrend Supdivision Phase 5 Homeowners's Association (ESVHA) held their meeting last February 09,2025 at Ecotrend Subdivision Phase 5, Ligas 3, City of Bacoor, Cavita to discuss and to finalize the TURN OVER of ALL OPEN SPACES located at Ecotronia Subdivision Phase 5, Ligas 3, City of Bacoor, Carefe. However, the management, development, improvement and maintenance of the same shall be undertaken by Homeowners' Association.

WHEREAS, Ecotrend Subdivision Phase 5 with no information whatsoever has been abandoned by the developer. The drainage development were not completed as manifested by occurrente of excessive flooding inside Ecotrend Subdivision Phase 5 for more than 109ears now. All open spaces are non-productive and useless, contrary to the Presidential Decree No.1216 defining "OPEN SPACE" in residential subdivision and emending section 31 of Presidential Decree No.957 requiring subdivision owners to provide roads, alleys, sidewalks and reserves open space for parks and recreational use.

NOW, THEREFORE RESOLVED, The Board of Directors of Ecotronid Subdivision Phase 5 Homeowner's Association (ESVHA) hereby passed a resolution to TURN OVER All OPEN SPACES of Ecotrend Subdivision Phase 5 to the City Government of Bacoor, Cavite.

RESOLVED This 9th of February 2025 during the Board Meeting held at Ecotrond Subdivision Phase 5, Ligas 3, City of Baccor, Cavite.

We hereby certify the correctness of the foregoing board resolution.

POTENCIANO RAMOS

ESVISA President

JENNY DE LEON ESVHA Mice President

CECELIA BAUTISTA ESVHA Secretary

NENITA MASIGLAT ESVHA Treasurer 1

2496 ANITA BINGSON ESVHA Treasurer 2

Hard-AZUCENA CEUNO **ESVISA Auditor** 

ESVHA BOARD MEMBERS:

ADOR PASTURAN

Technical / Maintenance

Z. BENJAMIN JOSEPH NOCHA

Technical / Maintenance

IL REYNALDO TRIA Security / Peace & Order

4. ENRICO REYES

Security / Peace & Order

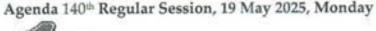
S. MARCELINO ULINDAY Cleanliness / Resutification

6. DONALD LUMACAD

Cleanliness / Beautification

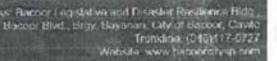
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