



Republic of the Philippines
QUEZON CITY COUNCIL

Quezon City
18th City Council

PR2011-253

33rd Regular Session

RESOLUTION NO. SP- 5255, S-2011

A RESOLUTION STRONGLY SUPPORTING HOUSE BILL NO. 4316, AMENDING PRESIDENTIAL DECREE NO. 957 ENTITLED "REGULATING THE SALE OF SUBDIVISION LOTS AND CONDOMINIUMS, PROVIDING PENALTIES FOR VIOLATIONS THEREOF".

Introduced by Councilor ALLAN BENEDICT S. REYES.

Co-Introduced by Councilors Francisco A. Calalay, Jr., Dorothy A. Delarmente, Anthony Peter D. Crisologo, Ricardo T. Belmonte, Jr., Joseph P. Juico, Alexis R. Herrera, Precious Hipolito Castelo, Alfredo D. Vargas III, Eden "Candy" A. Medina, Julienne Alyson Rae V. Medalla, Roderick M. Paulate, Godofredo T. Liban II, Julian ML. Coseteng, Jaime F. Borres, Jose Mario Don S. De Leon, Gian Carlo G. Sotto, Eufemio C. Lagumbay, Edcel B. Lagman, Jr., Jesus Manuel C. Suntay, Jessica Castelo Daza, Raquel S. Malafgen, Vincent DG. Belmonte, Marvin C. Rillo, Ramulfo Z. Ludovica and John Ansell R. De Guzman.

WHEREAS, Representatives Susan Yap-Sulit (2nd District, Tarlac), Magtanggol Gunigundo I (2nd District, Valenzuela City) and Rosenda Ann Ocampo (6th District, Manila), authored House Bill No. 4316, amending Presidential Decree No. 957 entitled "Regulating the sale of Subdivision Lots and Condominiums, providing penalties for violations thereof";

WHEREAS, House Bill No. 4316, seeks to amend Presidential Decree No. 957, a law protecting subdivision and condominium buyers, to make it more responsive and attuned to the times;

WHEREAS, House Bill No. 4316 provides that failure to complete the development of the project within the prescribed period and failure to deliver the title to the paid owner shall be required to pay the fine of P500,000.00 instead of P20,000.00 and/or four-year imprisonment for a first-time offender;

WHEREAS, amending the penalties provided under Presidential Decree No. 957 shall serve as a deterrent to the habitual and deliberate violation by the unscrupulous developers and ensure further protection to the buyers of subdivision lots and condominium units;

[Handwritten signatures]

WHEREAS, due to the obsolete penalties for violations of Presidential Decree No. 957 many land and condominium developers contravene the decree knowing fully well that the fine for the defiance of the law is so small and thereby make a mockery of our laws;


WHEREAS, in view of the foregoing, it is but apt for the City Council to support this bill and prepare on whatever way it may be deemed necessary for the accomplishment of the said advocacy.

NOW, THEREFORE,

BE IT RESOLVED BY THE CITY COUNCIL OF QUEZON CITY IN REGULAR SESSION ASSEMBLED, to support, as it does hereby strongly support House Bill No. 4316, amending Presidential Decree No. 957 entitled "Regulating the Sale of Subdivision Lots and Condominiums, Providing Penalties for Violations Thereof".

RESOLVED, FURTHER, that a copy of this resolution be forwarded to the Office of the Secretary General of the House of Representatives for the information of the members of the House.

ADOPTED: July 11, 2011.


MA. JOSEFINA G. BELMONTE
Vice Mayor
Presiding Officer

ATTESTED:


DOROTHY D. LAGRADA, dpa
City Secretary

CERTIFICATION

This is to certify that this Resolution was APPROVED by the City Council on Second Reading on July 11, 2011 and was CONFIRMED on July 18, 2011.


DOROTHY D. LAGRADA, dpa
City Secretary