

Republic of the Philippines  
**HOUSE OF REPRESENTATIVES**  
Quezon City

SEVENTEENTH CONGRESS  
First Regular Session

HOUSE BILL NO. **3979**



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Introduced by Honorable **GERALD ANTHONY V. GULLAS, JR.**

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**EXPLANATORY NOTE**

This bill seeks to reclassify as alienable and disposable public land and declaring two (2) parcels of lands of the public domain located in the City of Naga, Province of Cebu, as agricultural land open to disposition for agricultural, residential, commercial, industrial or other productive purposes.

The reclassification of said land is necessary to prevent its further deterioration caused by stagnant water and garbage in the area and also to enable the City of Naga to develop the area for productive purposes.

The city government of Naga is putting up concerned efforts with the intercession of our national leaders, preferably through Congress to reclassify the subject land into alienable and disposable in order to promote economic development to the best interests of the residents of Naga City, Cebu.

In view of the foregoing, approval of this bill is earnestly recommended.

  
**GERALD ANTHONY V. GULLAS, Jr.**

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HOUSE BILL NO. **3979**

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**AN ACT**  
**DECLARING TWO PARCELS OF LANDS OF THE PUBLIC DOMAIN**  
**LOCATED IN THE CITY OF NAGA, PROVINCE OF CEBU AS**  
**AGRICULTURAL LAND OPEN TO DISPOSITION FOR AGRICULTURAL,**  
**RESIDENTIAL, COMMERCIAL, INDUSTRIAL OR OTHER PRODUCTIVE**  
**PURPOSES**

Be it enacted by the Senate and House of Representatives of the Philippines in Congress assembled:

SECTION 1. Two parcels of land of the public domain located in the City of Naga, Province of Cebu are hereby declared open to disposition for agricultural, residential, commercial, industrial or other productive purposes.

The parcels of land, with a total land area of seven hundred forty-four and 24/100 (744.24) hectares, are describe as follows:

**BLOCK 1**

Beginning at a point marked "1" on Map, being N. 18° 56' 24" W., 957.553 meters from CBU-167 (PRS '92 Control Point Latitude 10° 14' 35.37418", Longitude 123° 43' 21.85959"), situated in Barangay Lutac (Calanggaman), City of Naga, Province of Cebu.

Thence	N. 80°11'15" W.	322.72 m.	to corner 2;
Thence	S 40° 02'45" W.	335.72 m.	to corner 3;
Thence	S. 61° 48'40"W.	347.18 m.	to corner 4;
Thence	S. 11° 10'40"W.	263.37 m.	to corner 5;
Thence	S. 11° 10'40"W.	77.09 m.	to corner 6;
Thence	S. 03° 02'57"E.	413.59 m.	to corner 7;
Thence	S. 51°32'59" E.	112.03 m.	to corner 8;
Thence	S. 51°32'59"E	272.32 m.	to corner 9;
Thence	S. 71°19'33"W	302.95 m.	to corner 10;
Thence	S. 37°31'49" E	329.93 m.	to corner 11;
Thence	S. 37°31'49" E	34.49 m.	to corner 12;
Thence	S. 10°58'30"W.	366.23 m.	to corner 13;
Thence	S. 10°58'30"W	69.74 m.	to corner 14;

Thence	S. 16°22'09" E	315.80 m.	to corner 15;
Thence	S. 73°36'38" E	294.91 m.	to corner 16;
Thence	S. 73°36'38" E.	41.77 m.	to corner 17;
Thence	N. 86°25'55" E.	433.72 m.	to corner 18;
Thence	S. 64°09'03" W.	389.89 m.	to corner 19;
Thence	S. 39°56'50" E.	379.78 m.	to corner 20;
Thence	S. 39°56'50" E.	190.25 m.	to corner 21;
Thence	S. 28°58'04"E.	384.05 m.	to corner 22;
Thence	S. 26°08'49" E	5.87 m.	to corner 23;
Thence	S. 26°08'49" E.	423.02 m.	to corner 24;
Thence	N. 87°48'16" E.	97.36 m.	to corner 25;
Thence	N. 87°48'16" E.	215.87 m.	to corner 26;
Thence	N. 77°25'09" E.	238.73 m.	to corner 27;
Thence	S. 82°17'33" E.	101.01 m.	to corner 28'
Thence	S. 03° 16'28" W.	137.55 m.	to corner 29;
Thence	S. 71°42'17" W.	236.14 m.	to corner 30;
Thence	S. 86°12'36" W.	317.70 m.	to corner 31;
Thence	S. 82°01'00" W.	165.61 m.	to corner 32;
Thence	N. 31°58'21" W.	123.15 m.	to corner 33;
Thence	N. 31°58'21" W.	247.01 m.	to corner 34;
Thence	S. 80°00'54" W.	390.80 m.	to corner 35;
Thence	S. 80°00'54" W.	41.76 m.	to corner 36;
Thence	S. 28°27'37" E.	121.71 m.	to corner 37;
Thence	S. 73°23'17" W.	102.51 m.	to corner 38;
Thence	N. 39°31'21" W.	205.72 m.	to corner 39;
Thence	N. 10°40'15" E.	0.63 m.	to corner 40;
Thence	N. 31°16'12" W.	110.26 m.	to corner 41;
Thence	N. 31°16'12" W.	508.63 m.	to corner 42;
Thence	S. 58°08'02" W.	192.19 m.	to corner 43;
Thence	N. 62°26'04" W.	179.71 m.	to corner 44;

Thence	N. 45°48'39" E.	122.42 m	to corner 45;
Thence	N. 68°59' 56" E.	226.01 m	to corner 46;
Thence	N. 25°50' 08" W.	365.86 m.	to corner 47;
Thence	N. 25°50'08" W.	90.78 m.	to corner 48;
Thence	N. 56°26'10" W.	115.48 m.	to corner 49;
Thence	N. 56°26'10" W.	15.44 m.	to corner 50;
Thence	N. 56°26'10" W.	247.10 m.	to corner 51;
Thence	S. 22°07'14" W.	600.18 m.	to corner 52;
Thence	N. 27°52'24" W.	329.07 m.	to corner 53;
Thence	N. 57°43'25" W.	54.82 m.	to corner 54;
Thence	N. 57°43'25" W.	462.23 m.	to corner 55;
Thence	S. 83°14'02" W.	73.72 m	to corner 56;
Thence	S. 83°14'02" W.	45.11 m	to corner 57;
Thence	S. 89°08'04" W.	331.04 m.	to corner 58;
Thence	N. 34°48'57" W.	110.54 m.	to corner 59;
Thence	N. 25°01'43" W.	18.74 m.	to corner 60;
Thence	N. 50°25'47" W.	33.78 m.	to corner 61;
Thence	N. 03°28'06" E.	37.43 m.	to corner 62;
Thence	N. 12°52'35" E.	40.64 m.	to corner 63;
Thence	N. 21°47'43" W.	30.49 m.	to corner 64;
Thence	N. 43°36'09" W.	32.84 m.	to corner 65;
Thence	N. 51°38'46" W.	35.63 m	to corner 66;
Thence	N. 87°27'25" W.	125.46 m.	to corner 67;
Thence	N. 39°28'55" W.	136.96 m.	to corner 68;
Thence	N 39°28'55" W.	135.12 m.	to corner 69;
Thence	N.15°55'33" E.	404.53 m.	to corner 70;
Thence	S. 80°17'22" W.	189.72 m.	to corner 71;
Thence	N. 19°41'30" W.	66.40 m	to corner 72;
Thence	N. 19°41'30" W.	127.42 m.	to corner 73;
Thence	N. 53°21'57" E.	214.40 m.	to corner 74;

Thence	N. 89°14'46" E.	335.31 m.	to corner 75;
Thence	N. 43°57'30" E.	221.48 m	to corner 76;
Thence	N. 43°57'30" E.	121.71 m	to corner 77;
Thence	N. 40°04'55" E.	268.02 m.	to corner 78;
Thence	N. 13°35'17" E.	127.26 m.	to corner 79;
Thence	N. 63°08'38" E.	356.80 m	to corner 80;
Thence	N. 63°08'38" E.	108.54 m	to corner 81;
Thence	N. 63°21'41" E.	374.94 m.	to corner 82;
Thence	N. 49°24'27" E.	303.20 m	to corner 83;
Thence	N. 49°24'27" E.	97.89 m.	to corner 84;
Thence	N. 09°07'25" E.	278.56 m	to corner 85;
Thence	N. 73°00'33" E.	350.49 m.	to corner 86;
Thence	N. 44°27'52" E.	133.42 m.	to corner 87;
Thence	N. 44°27'52" E.	200.37 m.	to corner 88;
Thence	N. 47°36'09" E.	274.79 m.	to corner 89;
Thence	N. 09°58'07" W.	315.86 m.	to corner 90;
Thence	S. 74°00'49" E.	192.44 m	to corner 91;
Thence	S. 44°42'00" E.	270.12 m	to corner 92;
Thence	S. 14°22'01" W.	217.37 m.	to corner 93;
Thence	S. 14°22' 01" W.	76.36 m.	to corner 94;
Thence	S. 47°43'42" W.	0.67 m.	to corner 95;
Thence	S. 00°00'00" E.	238.13 m.	to corner 96;
Thence	S. 00°39'15" E.	70.38 m.	to corner 97;
Thence	S. 00°39'15" E.	137.52 m.	to corner 1;

The point of beginning containing an area of five hundred eighty-four and 38/100 (584.38) hectares, more or less.

#### BLOCK II

Beginning at a point marked "1" on Map, being N. 20° 59' 42" E., 2,802.782 meters from CBU-167 (PRS '92 Control Point Latitude 10° 14' 35.37418", Longitude 123° 43' 21.85959") situated in Barangay Lutac (Calanggaman), City of Naga, Province of Cebu.

Thence	N. 20°30'56" E.	165.50 m	to corner 2;
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Thence	N. 45°20'06" E.	362.75 m.	to corner 3;
Thence	N. 60°59'23" E.	151.16 m	to corner 4;
Thence	N. 60°59'23" E.	100.41 m.	to corner 5;
Thence	S. 79 °51'28" E.	346.41 m	to corner 6;
Thence	N. 47°36'28" E.	114.45 m	to corner 7;
Thence	N. 47°36'28' E.	243.01 m	to corner 8;
Thence	N. 52°54'13" E.	247.85 m.	to corner 9;
Thence	N. 52°54'13" E.	55.56 m	to corner 10;
Thence	N. 51°58'22" E.	297.06 m.	to corner 11;
Thence	N. 71°18'46" E.	96.68 m.	to corner 12;
Thence	N. 71°18'46" E.	190.46 m.	to corner 13;
Thence	N. 01°13'31" E.	187.04 m.	to corner 14;
Thence	S. 24°57'59" E.	373.41 m.	to corner 15;
Thence	S. 24°57'59" E.	379.99 m.	to corner 16;
Thence	S. 03°45'31" E.	65.46 m	to corner 17;
Thence	S. 03°45'31" E.	209.13 m	to corner 18;
Thence	S. 10°24'45" E.	109.14 m.	to corner 19;
Thence	S. 10°24'45" E.	128.78 m	to corner 20;
Thence	S. 66°20'55" W.	299.13 m.	to corner 21;
Thence	S. 76°29'47" W.	100.05 m.	to corner 22;
Thence	S. 76°29'47" W.	568.36 m.	to corner 23;
Thence	S. 76° 29'47" W.	357.57 m.	to corner 24;
Thence	N. 13°54'31" E.	308.17 m.	to corner 25;
Thence	S. 77°33'38" W.	368.49 m.	to corner 26;
Thence	S. 87°16'25" W.	14.14 m.	to corner 27;
Thence	S. 87°16'25" W.	319.61 m.	to corner 28;
Thence	S. 88°24'32" W.	88.76 m.	to corner 29;
Thence	S. 88°24'32" W.	292.38 m.	to corner 30;
Thence	S. 44°27'49" W.	0.09 m	to corner 31;
Thence	N. 29°04'26" W.	0.39 m	to corner 1;

The point of beginning containing an area of one hundred fifty-nine and 86/100 (159.86) hectares, more or less.

SEC. 2. Disposition of the Agricultural lands – The Department of Environment and Natural Resources (DENR) shall alienate the agricultural lands identified in the preceding section through the issuance of free patent, regardless of the identified uses or purposes of the lots being applied for, to any citizen of the Philippines who has continuously occupied and/or cultivated either or through predecessors-in-interest or who shall have paid the real estate tax thereon while the same has not been occupied by any other person for at least ten (10) years prior to the approval of this Act, not to exceed twelve (12) hectares per applicant: Provided, That the DENR shall reserve and award lands or lots to the City Government of Naga, its barangays and other agencies of the national government for essential public and quasi-public purposes and/or services such as school buildings, roads public plazas, waterworks system, health centers and similar offices and purposes : Provided, moreover , That any title issued over lands for purposes of the agencies of the national government for quasi-public purposes of the agencies of the national government for quasi-public purposes shall be in the name of the Republic of the Philippines: Provided, finally, That the mangrove areas, likewise identified and delineated in the LC Map No. 3048 of the City of Naga, Province of Cebu, and the stretch of land, twenty (20) meters width, from both banks of rivers, creeks and natural depression that serve as waterways shall be preserved as permanent forestland and shall be planted with indigenous tree species, to be maintained at all times by the DENR and the local government of the City of Naga, province of Cebu.

The provisions of Commonwealth Act No. 141, otherwise known as the “Public Land Act”, as amended, not inconsistent herewith, shall be applicable: Provided, That actual occupants of residential lots within the built-up areas shall be given priority in the application for titles and the issuance of free patents pursuant to this Act.

SEC. 3. Preservation of Ecological Balance. – The final use of the herein declared agricultural lands shall not in any way prejudice ecological balance. The removal of trees and other timber products therein shall be subject to existing forestry laws and regulations.

SEC. 4. Implementing Rules and Regulations. – The Secretary of the DENR, in coordination with the local government of the City of Naga, Province of Cebu, shall issue the necessary rules and regulations to implement the provisions of this Act.

SEC. 5. Repealing Clause. – All laws, decrees, executive orders and other executive issuances which are inconsistent with or contrary to the provisions of this Act are hereby deemed repealed or modified accordingly.

SEC. 6. Effectivity. – This Act shall take effect fifteen (15) days after its publication in the Official Gazette or in a newspaper of general circulation.

Approved,