

**HOUSING AND LAND USE REGULATORY BOARD**  
**LIST OF ON-GOING PROJECTS ISSUED LICENSES TO SELL**

January 2007

**EXPANDED NATIONAL CAPITAL REGION (ENCR)**

LS No.	Project Name/Location	Name/Address of Developer	Project Class	Number of Units			
				H&L	Lots/ Plots/ Niches/ V aults	Res.	Com.
Is#16711	MEDITERRANEAN HTS. ANNEX Brgy. San Jose, Rodriguez Montalban	MR. JAYSON G. PASCUAL President REDEVCO Unit 426 Chateau Verde Condo. Valle Verde I E. Rodriguez Ave Brgy. Bagon Ugong, Pasig C.	EC		26 lots		
Temporary License	SAN BENISSA GARDEN Qurino H-way, Nova, Q.C.	WILLIE J. UY Phinma Property Holdings Corp. 4th Level Phinma Plaza 39, Plaza Drive Rockwell Center, Mkti C. Tel#8700100	EC BP 220			783 units	
LS#16714	VITALES CONDOMINIUM 116 Vitales St., Malibay Pasay City	MR. QUINTIN P. LADDARAN Trusthomes Realty, Inc. 73 Forest Hills Drive, Forest Hills Subdivision Novaliches, QC TEL#9364410	RC PD 957			38	2
LS#16713	MARIETTA ROMEO VILLAGE PHASE 10 Brgy. San Andres, Cainta Rizal	MR. ROMEO R. LIAMZON General Manager Marietta Romeo Realty Center, Inc 2/F Unit 10 Thaddeus Arcade Pitpitan St., San Roque, Marikina C Tel#6451477/6785970	EH				
LS#16712	GRAND EMERALD TOWER Ortigas Center, Pasig City	MARLON V. OLPINDO Manager City and Land Developers Inc. Design & Devt. Dept. 3rd Flr Cityland 10 Tower 1 156 H. V. dela Costa St. Makati City Tel#8936060/8928656	RC			814 479	102 parking slots
LS#1675	VILLA DULALIA Brgy. Lingunan, Valenzuela City	MR. FLORENTINO DULALIA, JR. President Don Tino Realty & Devt. Corp. 223 T. Santiago St. Viente Reales Valenzuela City Tel#4440601/4324100	EH				
LS#16718	AVIDA TOWERS SAN LAZARO TOWER 3 Sta. Cruz, Manila	MR. CHRISTOPHER MAGLANOC Asst. Vice President Avida Land Corporation 4th Flr., Makati Stock Exchange Bldg. Ayala Avenue, Makati City Tel#8415543	RC			58 parking slots	392

**EXPANDED NATIONAL CAPITAL REGION (ENCR)**

LS No.	Project Name/Location	Name/Address of Developer	Project Class	Number of Units			
				H&L	Lots/Plots/Niches/Vaults	Res.	Com.
LS#16679	RIZA SUBDIVISION PHASE 3A Guitnangbayan 2, San Mateo Rizal	MR. FERDINAND FLORENCIO Operations Manager 123 Gen. Luna St. Guitnangbayan I San Mateo, Rizal	SH		24		
LS#16719	EASTSIDE CONDOMINIUM PHASE II 77 Malakas St., Brgy., Pinyahan, QC	DR. BETTY SY CHUA President BSC Realty Inc. No. 77 Malakas St., cor. V. Luna Road, Diliman, Q.C. Tel#(632) 9249256	RCC			15 office/ Res. 5	
<b>Sec. 18 UDHA COMPLIANCE PROJECT</b>							
03955 R4-02-01	Villa San Antonio Subd. Brgy Sampaguita San Antonio quezon City	Pajarillo & Delfin Devt. Corp Quezon		33			
04814 R4-01-02	South Square Village PH. 2 Bgy Pasong Kawayan II General Trias Cavite	Robinson's Land Corporation  Metro Manila		23			

**REGION I**

LS No.	Project Name/Location	Name/Address of Developer	Project Class	Number of Units			
				H&L	Lots/Plots/Niches/Vaults	Res.	Com.
15662	Baluarte Hills Subdivision Tamag, Vigan City, Ilocos Sur	Fernando Singson/Solid North Realty & Dev't. Corp. Tamag, Vigan, Ilocos Sur		22	56		
15663	Baluarte Hills Subdivision Tamag, Vigan City, Ilocos Sur	Fernando Singson/Solid North Realty & Dev't. Corp. Tamag, Vigan, Ilocos Sur			27		

**REGION II**

No LS Issued for the month of January 2007

**Cordillera Administrative Region**

No LS Issued for the month of January 2007

**REGION III**

LS No.	Project Name/Location	Name/Address of Developer	Project Class	Number of Units			
				H&L	Lots/ Plots/ Niches/ V aults	Res.	Com.
15632	Goldenville Residences Dolores, City of San Fernando, Pampanga - same	Cascor Land & Housing Corp. City of San Fernando, Pampanga - same	OM RA 7279	119	270		
16591	Victorian Country Homes Victoria Tarlac - same	Ma. Rosario Soliman Tarlac City - same	EH RA 7279	52	52		
16593	Garden of Olives Memorial Park Balanga City, Bataan	168 Dev't & Realty Inc. Balanga City, Bataan	MP		3,148 Plots		
16596	Remarville Homes Guiguinto, Bulacan	Remarville Homes Ventures Guiguinto, Bulacan	EH	89			
16595	Goldengate Memorial Garden Ph. I Guagua, Pampanga	Felcemtech Dev't Corp. Guagua, Pampanga	MP		3,113 Plots		
15626	Panlilio Estate Tarlac City	Cristino Panlilio, et. Al Tarlac City	SS		86		
15631	Garden of Shiloh Memorial Park Sta. Maria, Bulacan	Ventura Dev't Corp. Sta. Maria, Bulacan	MP		4,321		
16597	Villa Dulalla Executive Village Meycauayan, Bulacan	Don Tinio Realty & Dev't Corp. Meycauayan, Bulacan	OM		51		

**REGION IV-A**

LS No.	Project Name/Location	Name/Address of Developer	Project Class	Number of Units			
				H&L	Lots/ Plots/ Niches/ V aults	Res.	Com.
16859-R4A-06-12	Buenavista Hills Ph. I Bgy. Tolentino Tagaytay City	Fil-Estate Dev't. Inc. & Fil-Estate Properties, Inc.	MCH		329		
15256-R4A-06-03	Buenavista Homes Ph. 1 Bgy. Buenavista Magdalena Laguna	Manalo Anabo	UDHA Comp	54			
16850-R4A-06-12	Buenavista Hills Ph. II Bgy. Tolentino Tagaytay City	Fil-Estate Dev't. Inc. & Fil-Estate Properties, Inc.	MCH		163		
15256-R4A-06-03	Buenavista Homes Ph I Bgy. Buenavista Magdalena Laguna	Manalo Anabo	UDHA Comp	26			
16851-R4A-06-12	Buenavista Hills Ph. II-A Bgy. Tolentino Tagaytay City	Fil-Estate Dev't. Inc. & Fil-Estate Properties, Inc.	MCH		79		

**REGION IV-A**

LS No.	Project Name/Location	Name/Address of Developer	Project Class	Number of Units			
				H&L	Lots/ Plots/ Niches/ V aults	Res.	Com.
15256-R4A-06-03	Buenavista Homes Ph. 1 Bgy. Buenavista Magdalena Laguna	Manalo Anabo	UDHA Comp	12			
16837-R4A-06-12	Celina Plains Subdivision Bgy. Laban Sta. Rosa Laguna	Borland Dev't. Corp.	EH	409			
08497	San Vicente Homes San Vicente Sta. Maria Bulacan	Borland Dev't. Corporation	SHP	107			
16862-R4A-07-01	La Terraza-B Subdivision Bgy. Bucandala Imus Cavite	Shang land Dev't. Corp. Herrera Tower, V. A. Rufino cor Valero Sts. Ayala North Makati City	EH	523			
14198-R4A-05-12	Sto. Niño Villa De Lipa II Ph. 2 Bgy. Sabang Lipa City Batangas	Stallion Realty Dev't. Corp. 187 F. Benitez San Juan Metro Manila	JV	62			
16861-R4A-07-01	Alexandra South Bgy. Majada Calamba City Laguna Villa Palad Bo. Banlic Calamba City	Palm Beach Realty & Dev't. Corporation  Palad Construction & Dev't. Corporation Pasig City	EH  JV	507  108			
16280-R4A-07-01	South Plains Ph. 2-6 & 2-G-1 Bgy. Sabang Dasmariñas Cavite	Sta. Lucia Realty & Dev't. Corporation	MCH	178			
06525-R4-1102	Saint Thomas Village Kanlurang Mayao Lucena City	Lucena Builders Realty Dev't. Corp.	MOA	22			
14154-R4A-05-10	Villa Lorenzo Subd. Ph. IV Bgy. Mulawin & Amaya Tanza Cavite	Prime Peak Properties, Ltd. Inc.	MOA	6			
16853-R4A-07-01	Villagio Mariella Bgy. Sambat San Pascual Batangas Rolanda Village Bgy. Gatid Sta. Cruz Laguna	Fil-Southbay Land Dev't. Inc. 3rd Fl Jai-Con Bldg., Evangelista St. Batangas City  Fil-Southbay Land Dev't. Inc. 3rd Fl Jai-Con Bldg., Evangelista St. Evangelista St. Batangas City	EH  UDHA Comp.	312	90		

**REGION IV-A**

LS No.	Project Name/Location	Name/Address of Developer	Project Class	Number of Units			
				H&L	Lots/ Plots/ Niches/V aults	Res.	Com.
16864-R4A-07-01	St. Joseph the Workers Village Bgy. Santigao Gen. Trias Cavite	Realty Services Division 55 Trinio St. Addition Hills Mandaluyong City	Adv. Cr	590			

**REGION IV-B**

LS No.	Project Name/Location	Name/Address of Developer	Project Class	Number of Units			
				H&L	Lots/ Plots/ Niches/V aults	Res.	Com.
14561 4B-007	Green Plains Subdivision Brgy. Guinobatan, Calapan City, Or. Mindoro	Green Plains Dev't. Corp. Brgy. Lalud, Clapan City, oriental Mindoro	SH		139 lots		

**REGION V**

No LS Issued for the month of January 2007							
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**REGION VI**

LS No.	Project Name/Location	Name/Address of Developer	Project Class	Number of Units			
				H&L	Lots/ Plots/ Niches/V aults	Res.	Com.
16485	Psd06066720 Carles Iloilo	Melinda Sagun-Villegas Carles Iloilo	SS		6		
same	-same	-same	UDHA Comp		2		
16496	Psd06063755 Iloilo City	Salvador & Virginia Selguera Iloilo City	SS				
16493	Pcs06004615 Passi City Iloilo	Francisco Aritalla Passi City Iloilo	SS		1		
16495	Psd06066086 Ivisan Capiz	Sofronio Valcarcel Ivisan Capiz	SS		5		
same	-same	-same	UDHA Comp		2		
16497	Psd0604213 Iloilo City	Roberto Onglatco Iloilo City	SS		2		

**REGION VI**

LS No.	Project Name/Location	Name/Address of Developer	Project Class	Number of Units			
				H&L	Lots/ Plots/ Niches/ V aults	Res.	Com.
16506	Psd06057743 Estancia Iloilo	Heirs Sps. Cyril & Maruja Gelvezon Estancia Iloilo	SS		2		
16501	Psd06066142 Tigbauan Iloilo	Antonio Zayco Tigbauan Iloilo	SS		2		
16507	Psd06063823 San Miguel Iloilo	Elena Roblo Salarza San Miguel Iloilo	SS		7		
same	-same	-same	UDHA Comp		1		
16502	Psd06064678 Janiuay Iloilo	Amparo Dureza Janiuay Iloilo	SS		2		
16498	Psd06065825 Iloilo City	Philip Mar G. Garingalao Iloilo City	SS		2		
16510	Psd06065499 Jordan Iloilo	Nicanor Hocate Jordan Iloilo	SS		3		
16503	Psd06065984 Alimodian Iloilo	Delicia Pinuela Alimodian Iloilo	SS		10		
16499	Psd06066159 Iloilo City	Sps. Eugenio & Zenaida Buenafior Iloilo City	SS		2		
16504	Psd06066470 Iloilo City	Mae Lourdes Catequista Iloilo City	SS		2		
16511	Psd06066081 Iloilo City	Heirs of Pedro & Rogelia Guillergan Iloilo City	SS		2		
16500	Psd06063530 Guimbal Iloilo	Gene Antonio Garingalao Guimbal Iloilo	SS		6		
same	-same	-same	UDHA Comp		2		
16518	Psd06063136 (port) Lambunao Iloilo	Ramon G. Catinan Lambunao Iloilo	SS		8		
16512	Psd06063770 Iloilo City	Sps. Emaldo & Alicia Lapascua Iloilo City	SS		2		
16517	Psd06063993 Iloilo City	Violeta M. Alcantara Iloilo City	SS		2		
16505	Psd06063921 Sta. Barbara Iloilo	Ramon Sudusta Sta. Barbara Iloilo	SS		4		
16518	Psd06064883 Iloilo City	Esther Cang Iloilo City	SS		2		
16519	Psd06062298 Iloilo City	Henber Realty Corporation Iloilo City	SS		14		

**REGION VI**

LS No.	Project Name/Location	Name/Address of Developer	Project Class	Number of Units			
				H&L	Lots/ Plots/ Niches/ V aults	Res.	Com.
16513	Psd06063875 Maasin Iloilo	Heirs of Juliana Mamoleno Maasin Iloilo	SS		2		
16520	Psd06042058 Janiuay Iloilo	Heirs of Dalmacia & Petra Soles Janiuay Iloilo	SS		2		
17484	Psd06064064 Pavia Iloilo	Ma. Rosario Allones Pavia Iloilo	SS		4		
17491	Psd06064633 Iloilo City	Love P. Losanes Iloilo City	SS		4		
16514	Psd06045483 Jordan Guimaras	Ma. Paz Fely Gagatan Jordan Guimaras	SS		2		
17487	Psd06065743 Iloilo City	J. Rafael E. Jusayan Iloilo City	SS		3		
17488	Psd06063307 Badiangan Iloilo	Serafion Abordaje Badiangan Iloilo	SS		3		
15820	Psd06055202 Sta. Barbara Iloilo	Pedro Panisa Sta. Barbara Iloilo	SS		1		
17485	Marieta Homes Sta. Barbara Iloilo	Certeza Land Dev. Corp.	MCH		114		
same	same	-same	UDHA Comp		36		

**REGION VII**

LS No.	Project Name/Location	Name/Address of Developer	Project Class	Number of Units			
				H&L	Lots/ Plots/ Niches/ V aults	Res.	Com.
17080	Hrs. of R. Malon Taguihon Baclayon Bohol	Hrs. of R. Malon Taguihon Baclayon Bohol	SS		6		
17231	S. Bajana Mag-aso Dauin Bohol	S. Bajana Mag-aso Dauin Bohol	SS		1		
17240	Flaviana Auman Tayud Liloan Cebu	Flaviana Auman Tayud Liloan Cebu	SS		1		

**REGION VII**

LS No.	Project Name/Location	Name/Address of Developer	Project Class	Number of Units			
				H&L	Lots/ Plots/ Niches/V aults	Res.	Com.
17235	BMP Cooperative Cambuhawe Balamban Cebu	BMP Cooperative Cambuhawe Balamban Cebu	SS		82		
17241	R. Abillera Tawala Panglao Bohol	R. Abillera Tawala Panglao Bohol	SS		4		
17242	Sps. W & R Uy Pulang Bato Cebu Ciity	Sps. W & R Uy Pulang Bato Cebu Ciity	SS		5		
17222	J. Cimafranca Banilad Dumaguete City Negros Oriental	J. Cimafranca Banilad Dumaguete City Negros Oriental	SS		1		
17233	Hrs. of C. Puntillas Camanjac Dumaguete City Negros Oriental	Hrs. of C. Puntillas Camanjac Dumaguete City Negros Oriental	SS		1		
17263	S. F. Yazdani Candau-ay Dumaguete City Negros Oriental	S. F. Yazdani Candau-ay Dumaguete City Negros Oriental	SS		12		
17243	Amelita C. Abella Pakigne Minglanilla Cebu	Amelita C. Abella Pakigne Minglanilla Cebu	SS		1		
17244	C. S. Toong Yati Liloan Cebu	C. S. Toong Yati Liloan Cebu	SS		1		
17232	Romeo Briones San Vicente Liloan Cebu	Romeo Briones San Vicente Liloan Cebu	SS		1		
17236	A. Alturas, et al Tiptip District Tagbilaran City Bohol	A. Alturas, et al Tiptip District Tagbilaran City Bohol	SS		3		
17245	Lope Tapa Tiptip District Tagbilaran City Bohol	Lope Tapa Tiptip District Tagbilaran City Bohol	SS		1		

**REGION VII**

LS No.	Project Name/Location	Name/Address of Developer	Project Class	Number of Units			
				H&L	Lots/ Plots/ Niches/ V aults	Res.	Com.
17230	Sps. R & E Aragon San Miguel Bacong Negros Oriental	Sps. R & E Aragon San Miguel Bacong Negros Oriental	SS		1		
12/29/06	D. Tinaytina San Miguel Bacong Negros Oriental	D. Tinaytina San Miguel Bacong Negros Oriental	SS		1		
12/29/06	V. Abellanosa Iagtang Talisay City Cebu	V. Abellanosa Iagtang Talisay City Cebu	SS		1		
01/03/06	R. N. Bonsubre San Vicente Liloan Cebu	R. N. Bonsubre San Vicente Liloan Cebu	SS		2		
01/03/07	M. P. Moller Agus Lapu-lapu City	M. P. Moller Agus Lapu-lapu City	SS		8		
01/03/07	T. Basmayor Agus Lapu-lapu City	T. Basmayor Agus Lapu-lapu City	SS		1		
01/03/07	M. Basmayor Pooc Talisay City Cebu	M. Basmayor Pooc Talisay City Cebu	SS		1		
01/03/07	B. E. Pinero Tandayag Ayuquitan Negros Oriental	B. E. Pinero Tandayag Ayuquitan Negros Oriental	SS		1		
01/04/07	M.R. Sala Pakigne Minglanilla Cebu	M.R. Sala Pakigne Minglanilla Cebu	SS		4		
17254	M. Pepito Tayud Liloan Cebu	M. Pepito Tayud Liloan Cebu	SS		1		
17255	P. M. Amistad Pajak Lapu-lapu City	P. M. Amistad Pajak Lapu-lapu City	SS		1		
17256	Hrs. of R. Esias Poblacion North Batuan Bohol	Hrs. of R. Esias Poblacion North Batuan Bohol	SS		2		

**REGION VII**

LS No.	Project Name/Location	Name/Address of Developer	Project Class	Number of Units			
				H&L	Lots/ Plots/ Niches/ V aults	Res.	Com.
17257	E. R. Paires San Roque Talisay City Cebu	E. R. Paires San Roque Talisay City Cebu	SS		1		
17258	L. Ngujo Gun-ob Lapu-lapu City Cebu	L. Ngujo Gun-ob Lapu-lapu City Cebu	SS		2		
17260	P. S. Casinillo Pusok Lapu-lapu City	P. S. Casinillo Pusok Lapu-lapu City	SS		1		
17261	Hrs. of B. Vilo Basak Mandaue City Cebu	Hrs. of B. Vilo Basak Mandaue City Cebu	SS		2		
17262	Hrs. of B. Vilo Basak Mandaue City Cebu	Hrs. of B. Vilo Basak Mandaue City Cebu	SS		2		
17238	Hrs. of R. Bunani Dao Dauis Bohol	Hrs. of R. Bunani Dao Dauis Bohol	SS		1		
17266	Hrs. of S. Loro, et al Bolod Panglao Bohol	Hrs. of S. Loro, et al Bolod Panglao Bohol	SS		1		
17268	P. Saguirel. et al Dampas Dist. Tagbilaran City Bohol	P. Saguirel. et al Dampas Dist. Tagbilaran City Bohol	SS		2		
17269	D. Patron Candau-ay Dumaguete City Negros Oriental	D. Patron Candau-ay Dumaguete City Negros Oriental	SS		1		
17250	R. Monterroyo Banilad Mandaue City Cebu	R. Monterroyo Banilad Mandaue City Cebu	SS		1		
17270	R. L. Climaco Tisa Cebu City	R. L. Climaco Tisa Cebu City	SS		2		
17271	Hrs. of G. Alcantara Poblacion 3 Carcar Cebu	Hrs. of G. Alcantara Poblacion 3 Carcar Cebu	SS		1		

**REGION VII**

LS No.	Project Name/Location	Name/Address of Developer	Project Class	Number of Units			
				H&L	Lots/ Plots/ Niches/V aults	Res.	Com.
17272	E. Mansueto Carmen Bohol	E. Mansueto Carmen Bohol	SS		1		
17273	D. Jalang Yati Liloan Cebu	D. Jalang Yati Liloan Cebu	SS		2		
17274	Heirs of E. Mangubat Tabogon Cebu	Heirs of E. Mangubat Tabogon Cebu	SS		2		
17203	JOIL UBF CORP. CONDOTEL Bldg. A, C, D, E & F Lapu-lapu City	JOIL UBF CORP. Ayala Cebu City	RC			364	
16993	EL MONTEVERDE Phase 3-E Lamac Consolacion Cebu	Sta. Lucia Realty Dev't. Inc.	OM		104		
17115	ODEVILLAS SUBD. Guadalupe Cebu City	Tranquilino Odevillas Tisa Cebu City	OM SH		41 8		
17264	VILLA ELLESANDRA Canduman Mandue City Cebu	LUZ V. GOMEZ/J & LG citihomes, Inc Mandaue City	EH	36			
17237	CONSOLACION VALLEY SUBD. Lamac Consolacion Cebu	NEXUS REAL ESTATE CORP. JULIE TE	EH SH		67 16		

**REGION VIII**

No LS Issued for the month of January 2007

**REGION IX**

LS No.	Project Name/Location	Name/Address of Developer	Project Class	Number of Units			
				H&L	Lots/ Plots/ Niches/V aults	Res.	Com.
09-22007- 16796	Kagawasan Village Kagawasan, Pagadian City	Tessie J. Yu Pagadian City	EH	219			

**REGION IX**

LS No.	Project Name/Location	Name/Address of Developer	Project Class	Number of Units			
				H&L	Lots/ Plots/ Niches/ V aults	Res.	Com.
<b>Sec. 18 UDHA COMPLIANCE PROJECT</b>							
09-22007- 16797	Kagawasan Village Kagawasan, Pagadian City	Tessie J. Yu Pagadian City		76			

**REGION X**

LS No.	Project Name/Location	Name/Address of Developer	Project Class	Number of Units			
				H&L	Lots/ Plots/ Niches/ V aults	Res.	Com.
16550	Calvin D. Banaag Caniotan Cagayan de Oro City Pueblo de Oro Township	None	SS		1		
16551	Golf Course Res. Lots Cluster 7, Caniotan Cagayan de Oro City Pueblo de Oro Township	Pueblo de Oro Devt. Corp. Masterson Ave. Cagayan de Oro City Pueblo de Oro Devt. Corp.	OM		48		
16553	Golf Course Res. Lots Cluster 7, Caniotan Cagayan de Oro City Philamlife Village I	Masterson Ave. Cagayan de Oro City	OM		28		
16552	Caniotan Cagayan de Oro City	Publo de Oro Devt. Corp. Masterson Ave. Cagayan de Oro City	OM		2		

**REGION XI**

LS No.	Project Name/Location	Name/Address of Developer	Project Class	Number of Units			
				H&L	Lots/ Plots/ Niches/ V aults	Res.	Com.
14512	Elenita Heights Garden Villas Catalunan Grande, Davao City	Uraya Land Dev't Incorporated JP Laurel Ave., Davao City	EH	310			

**REGION XII**

No LS Issued for the month of January 2007							
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**REGION XIII**

LS No.	Project Name/Location	Name/Address of Developer	Project Class	Number of Units			
				H&L	Lots/ Plots/ Niches/V aults	Res.	Com.
16573	Tropical Villa Poblacion, Bayugan Agusan del Sur	Karaga Fast-Track Builders, Inc. D1 Manatad Building, Orange St. San Francisco, Agusan del Sur	EH	57	3		
<b>Sec. 18 UDHA COMPLIANCE PROJECT</b>							
16572	Tropical Villa Poblacion, Bayugan, Agusan del Sur	Karaga Fast-Track Builders, Inc. Romeo O. Caharian, CEO/OM D1 Manatad Building, Orange St. San Francisco, ADS		24			