



**RESOLUTION NO. 875**  
Series of 2011

**APPROVING ORDINANCE NO. 07-017 SERIES OF 2007 KNOWN AS AN  
ORDINANCE AMENDING ORDINANCE NO. 97-08 WHICH SHALL  
HENCEFORTH BE KNOWN AS THE AMENDED COMPREHENSIVE LAND  
USE PLAN AND ZONING ORDINANCE OF PARANAQUE CITY**

**WHEREAS**, the Board is empowered under Letter of Instruction No. 729, Executive Order (EO) No. 648 Series of 1981 as amended by EO No. 90 Series of 1986, Republic Act No. 7279, and the Local Government Code, as implemented by Executive Order No. 72 Series of 1991 to review and ratify land use plans of Independent Component and Highly Urbanized Cities and Metro Manila local government units to ensure their compliance with national standards;

**WHEREAS**, Paranaque City completed the revision and amendment of the city's Comprehensive Land Use Plan and Zoning Ordinance through the Municipal Development Council and the Municipal Planning and Development Office;

**WHEREAS**, the City Development Council of Paranaque approved the amendments to the city's CLUP and Zoning Ordinance through CDC Resolution No. 03 Series of 2006;

**WHEREAS**, the first Comprehensive Land Use Plan and Zoning Ordinance of Paranaque City were approved/ratified by the HLURB through Resolution No. R-723 Series of 2002;

**WHEREAS**, the Sangguniang Panlungsod of Paranaque enacted Ordinance No. 07-017 Series of 2007 approving the amendments to Ordinance No. 97-08, the Comprehensive Land Use Plan and Zoning Ordinance of the City of Paranaque

**WHEREAS**, after a review of the submitted plan documents pursuant to the Review and Approval Process provided under HLURB Board Resolution No. 769 Series of 2004, the Board finds the amended Comprehensive Land Use Plan and Zoning Ordinance of the Paranaque City substantially complies with national standards and guidelines on Comprehensive Land Use Plan formulation, updating and revision;


**WHEREFORE**, be it **RESOLVED** as it is hereby **RESOLVED APPROVING ORDINANCE NO. 07-017 SERIES OF 2007 KNOWN AS "AN ORDINANCE AMENDING ORDINANCE NO. 97-08 WHICH SHALL HENCEFORTH BE KNOWN AS THE AMENDED COMPREHENSIVE LAND USE PLAN AND ZONING ORDINANCE OF PARANAQUE CITY, RECLASSIFYING CERTAIN AREAS OF THE CITY OF PARANAQUE as follows:**

1. Filipinas Avenue, Bgy. San Isidro – Medium Density Residential (R2) to Low Intensity Commercial (C-1);
2. Commercial Block along San Antonio Valley 1 – Low Intensity Commercial (C-1) to Medium Intensity Commercial (C-2);
3. France Avenue, Don Bosco – Medium Density Residential (R-2) to Low Intensity Commercial (C-1);
4. Dona Soledad Ext., Bgy. Don Bosco – Medium Density Residential (R-2) to Medium Density Commercial (C-2);
5. Greensand along Dr. A. Santos Avenue – Institutional to High Intensity Commercial (C-3);
6. Daang Batang, Bgy. Moonwalk – Medium Density Residential (R-2) to Low Intensity Commercial (C-2);
7. Narra Street, Bgy. San Martin de Porres – Low Density Residential (R-1) to Medium Intensity Commercial (C-2);
8. Sunrise St. entry to Concorde Subdivision, Bgy. Tambo – High Intensity Commercial (C-3) to Commercial Block;
9. T. Claudio St., Bgy. Baclaran – High Density Residential (R-3) to High Intensity Commercial (C-3);
10. J. de Leon St. (boundary of San Dionisio and La Huerta) Bgy. San Dionisio – Medium Density Residential (R-2) to High Intensity Commercial (C-3);
11. P. Burgos St. Bgy San Dionisio – Medium Density Residential (R-2) to High Intensity Commercial (C-3);
12. Col. E. de Leon St., J.P. Rizal, Bgy. Sto Nino – Medium Density Residential (R-2) to Low Intensity Commercial (C-1);
13. Lopez Avenue, St. Peter St., Bgy. San Isidro – Medium Density Residential (R-2) to Medium Intensity Commercial (C-2);
14. Greenheights Ave., Bgy. San Isidro – Medium Density Residential (R-2) to Low Intensity Commercial (C-1);
15. Institutional zones to Commercial, Bgy. Sto. Nino – Institutional to High Intensity Commercial (C-3);

16. Panlayag Road, Bgy. San Dionisio – Medium Density Residential (R-2) to High Intensity Commercial (C-3)

17. MIA Road, Bgy Tambo – Medium Density Residential (R-2) to High Intensity Commercial (C-3);

**APPROVED**, this 24<sup>th</sup> day of June 2011, HLURB, Quezon City, Metro Manila.


  
**HON. JEJOMAR C. BINAY**  
Vice-President of the Philippines  
and HUDCC Chairman

  
**AUGUSTO B. SANTOS**  
Deputy Director-General, NEDA  
Ex-Officio Commissioner


**ANTONIO M. BERNARDO**  
Chief Executive Officer and  
Commissioner

**JOSE VICENTE SALAZAR**  
Undersecretary, DOJ  
Ex-Officio Commissioner

  
**RIA CORAZON GOLEZ CABRERA**  
Commissioner

  
**JAIME A. PACANAN**  
Undersecretary, DPWH  
Ex-Officio Commissioner

  
**LUIS A. PAREDES**  
Commissioner

  
**DOMNINA T. RANCES**  
DILG  
Ex-Officio Commissioner

  
**FELIX WILLIAM B. FUENTEABELLA**  
Commissioner

*Attested:*

  
**ATTY. CHARITO B. LANSANG**  
Board Secretary

**Office of the President  
Housing and Urban Development Coordinating Council  
HOUSING AND LAND USE REGULATORY BOARD**


# **CERTIFICATE OF APPROVAL**

*This is to certify that*

**ORDINANCE NO. 07-017 S. 2007 KNOWN AS AN "ORDINANCE  
AMENDING ORDINANCE NO. 97-08 WHICH SHALL  
HENCEFORTH BE KNOWN AS THE COMPREHENSIVE LAND USE  
PLAN AND ZONING ORDINANCE OF PARANAQUE CITY"**

*was Approved by this Board under  
Resolution No. 875  
dated 24 June, 2011*

*Given this 24<sup>th</sup> day of June 2011 at HLURB, Quezon City*

  
**HON. JEJOMAR C. BINAY**  
Vice President of the Philippines and  
Chairman, HLURB



**HON. ANTONIO M. BERNARDO**  
Commissioner and Chief Executive Officer

Attested:

  
**CHARITO M. BUNAGAN-LANSANG**  
Board Secretary

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