



Republic of the Philippines
Department of Environment and Natural Resources

FOREST MANAGEMENT BUREAU

Visayas, Avenue, Diliman, 1100 Quezon City

Tel. No.: (632) 8925-2141 / (632) 8927-4788

E-mail Address: fmb@denr.gov.ph

Website: <https://www.forestry.denr.gov.ph>

MEMORANDUM

FOR : The Regional Executive Director
DENR MIMAROPA Region
1515 L&S Bldg., Roxas Blvd.
Ermita, Manila

FROM : The Assistant Secretary for Policy, Planning, and Foreign Assisted
and Special Projects, and Director, in concurrent capacity

SUBJECT : **REQUIREMENTS FOR THE CLASSIFICATION OF
UNCLASSIFIED PUBLIC FOREST INTO ALIENABLE AND
DISPOSABLE LAND**

DATE : **DEC 02 2021**



This has reference to the Memorandum dated 08 November 2021 of the PENR Officer of Palawan to the OIC-CENR Officer of Coron-Calamianes Islands (copy furnished the Inter-Agency Task Force (IATF)- Yolanda Project Monitoring Office) on the requirements for the classification of Unclassified Public Forest (UPF) into Alienable and Disposable (A&D) Land. Based on the review of the records on hand, the IATF Office sent directly through electronic mail a letter-query addressed to OIC-CENR Officer Coron-Calamianes Islands on the requirements for reclassification of lands. Thereafter, the OIC-CENR Officer referred the letter of IATF through a Memorandum dated 03 November 2021 to the PENR Officer Palawan (copy furnished the IATF Office). Subsequently, the said copies of the Memoranda were provided to the Forest Management Bureau (FMB) through email by the IATF-Yolanda Project Monitoring Office.

It may be recalled that an IATF-Yolanda Special Meeting was conducted last 22 October 2021 to discuss the issues and concerns in the implementation of the Yolanda Permanent Housing Projects in the province of Palawan. The meeting was attended by representatives from National Housing Authority (NHA) Region IV-B, IATF-Yolanda Project Monitoring Office, Palawan Provincial Government, Local Government (LGU) of Coron, Palawan Council for Sustainable Development (PCSD), Front Nine Konstruct, Anti-Red Tape Authority (ARTA), Office of the DENR Undersecretary for Field Operations and Environment, DENR Legal Affairs Service, DENR MIMAROPA, CENRO Coron-Calamianes Islands, and Forest Management Bureau (FMB)/ Busuanga Pasture Reserve Management Office (BPRMO) (highlights of the meeting is attached).

One of the agreements during the special meeting is to conduct an in-depth investigation on the land classification of Yolanda Housing Projects within the Busuanga Pasture Reserve (BPR) particularly to verify the authenticity and legality of the issued Original Certificate Title (OCT) No. G-6688 (now Transfer Certificate of Title (TCT) No. T-8335) to Mariano Celedonio

in 1949. As clarified during the meeting, the land classification status of BPR (regardless of its previous land classification) is forestland by virtue of Presidential Proclamation No. 1387 (PP 1387). Further, it was clarified that if the investigation will disclose that the subject area within BPR was found to be classified as A&D before the issuance of the title and PP 1387, then, the DENR will recognize the title as prior rights. However, if the investigation will disclose that no classification took place for the subject site, then the area will remain as forestland.

Pending the conduct of the investigation, this Office issued a letter to the National Housing Authority (NHA) requesting their Office as well the Front Nine Konstruct to hold in abeyance the construction of the housing units within BPR until such time that the authenticity and the legality of the title has been proven/pending issues are resolved (copy attached).

In view of the foregoing and as part of the agreement during the meeting, we would like to reiterate our request to your good office on the conduct of an in-depth investigation regarding the issuance of the said title. It appears that no less than the CENRO Calamianes Islands and NAMRIA have earlier determined that the area in question is within unclassified public forest. Also, kindly be reminded that the reclassification of land within BPR will require Congressional Action considering that the land classification status of BPR is forestland by virtue of Presidential Proclamation No. 1387, s. 1975.

FOR INFORMATION AND APPROPRIATE ACTION, PLEASE.

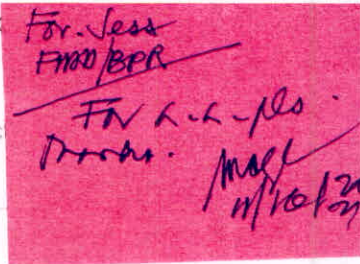


MARCIAL C. AMARO JR., CESO III

cc : DENR Undersecretary for Field Operations and Environment
DENR Undersecretary for Legal, Administration, Human Resources and Legislative Affairs
DENR Undersecretary for Enforcement, Mining & Muslims Affairs and Supervising Undersecretary for Forest Management
Director, DENR Legal Affairs Service
PENR Officer, Palawan
CENR Officer, Coron-Calamianes Islands



FMB OD <fmb.direct>

**Fwd: EMAILED QUERRY OF IATF YOLANDA PMO****IATF-Yolanda Project Monitoring Office** <iatfyolanda.pmo@gmail.com>

Fri, Nov 12, 2021 at 11:07 AM

To: fmb@denr.gov.ph, Forest Investment Development Division <fmb.fidd@gmail.com>, bpr.fmb@gmail.com, dtdelosreyes.fidd@gmail.com

Good morning,

Respectfully forwarding the GIS Maps from CENRO pertaining to the 2 Yolanda Permanent Housing Program located in Coron, Palawan.

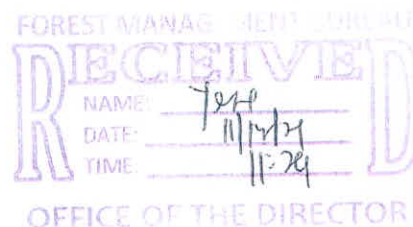
Thank you and kind regards,

IATF-Yolanda Project Monitoring Office

2nd Floor, HTREX Building

National Housing Authority Complex, Quezon City

0906-288-1013 / 09608664662



C-16639

----- Forwarded message -----

From: **Judith Lisboa Panlilio Quirit** <judithlisboapanlilioquirit@yahoo.com.ph>

Date: Wed, 3 Nov 2021 at 11:28

Subject: RE: EMAILED QUERRY OF IATF YOLANDA PMO

To: R4B PENRO Palawan <penropalawan@denr.gov.ph>, R4B CENRO Coron <cenrocoron@denr.gov.ph>

Cc: iatfyolanda.pmo@gmail.com <iatfyolanda.pmo@gmail.com>

PLEASE ACKNOWLEDGE RECEIPT OF THE ATTACHED DOCS.

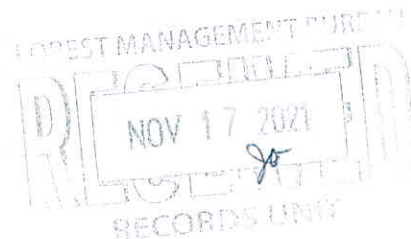
THANK YOU!!

JUDITH PANLILIO-QUIRIT

LMO III, CHIEF RPS

DENR CENRO CORON

09178190389

**3 attachments**img20211102_20194818.jpg
407Kimg20211102_20203483.jpg
625K



+Republic of the Philippines
Department of Environment and Natural Resources
Community Environment and Natural Resources Office
Barangay 5, Calamianes Island, Coron, Palawan
Telephone No. +63 917 504 2633
E-mail: cenrocoron@denr.gov.ph Website: www.denr.gov.ph

MEMORANDUM

FOR : The Provincial Environment & Natural Resources Officer

ATTENTION : ***TSD Chief, Johnny P. Lilang***

FROM : The OIC Community Environment & Natural Resources Officer

SUBJECT : **REQUIREMENTS FOR THE CLASSIFICATION OF UNCLASSIFIED PUBLIC FOREST INTO ALIENABLE AND DISPOSABLE LAND**

DATE : November 3, 2021

Respectfully referred the attached copy of letter-query received thru Electronic Mail from the IATF-Yolanda Project Monitoring Office, requesting to be apprised on the documentary and procedural requirements to classify the identified proposed relocation sites within Unclassified Public Forest into agricultural (alienable and disposable) land.

Subject land are the following, to wit:

1. The Project Site located at Sitio Pinagkulungan, Barangay San Nicolas, Coron, Palawan, covered by TCT No. T-8335 in the name of Heirs of Villarino Celedonio with an area of 23.9605 hectares. (copy of GIS Map attached)
2. Portions of Lot No. 103, Gss-4A-000012, located at Barangay Tagumpay, Coron, Palawan, **Lot 103-A with an area of 108,630 square meters and Lot 103-C-1 with an area of 102,000 square meters.** (copy of GIS Map attached.)
Lot 103, Gss-4A-000012 is a portion of the donated resettlement area for the affected families of the then Busuanga Special Project conducted by members of the then Bureau of Lands Survey and Investigation Team.

For your information, record and consideration.

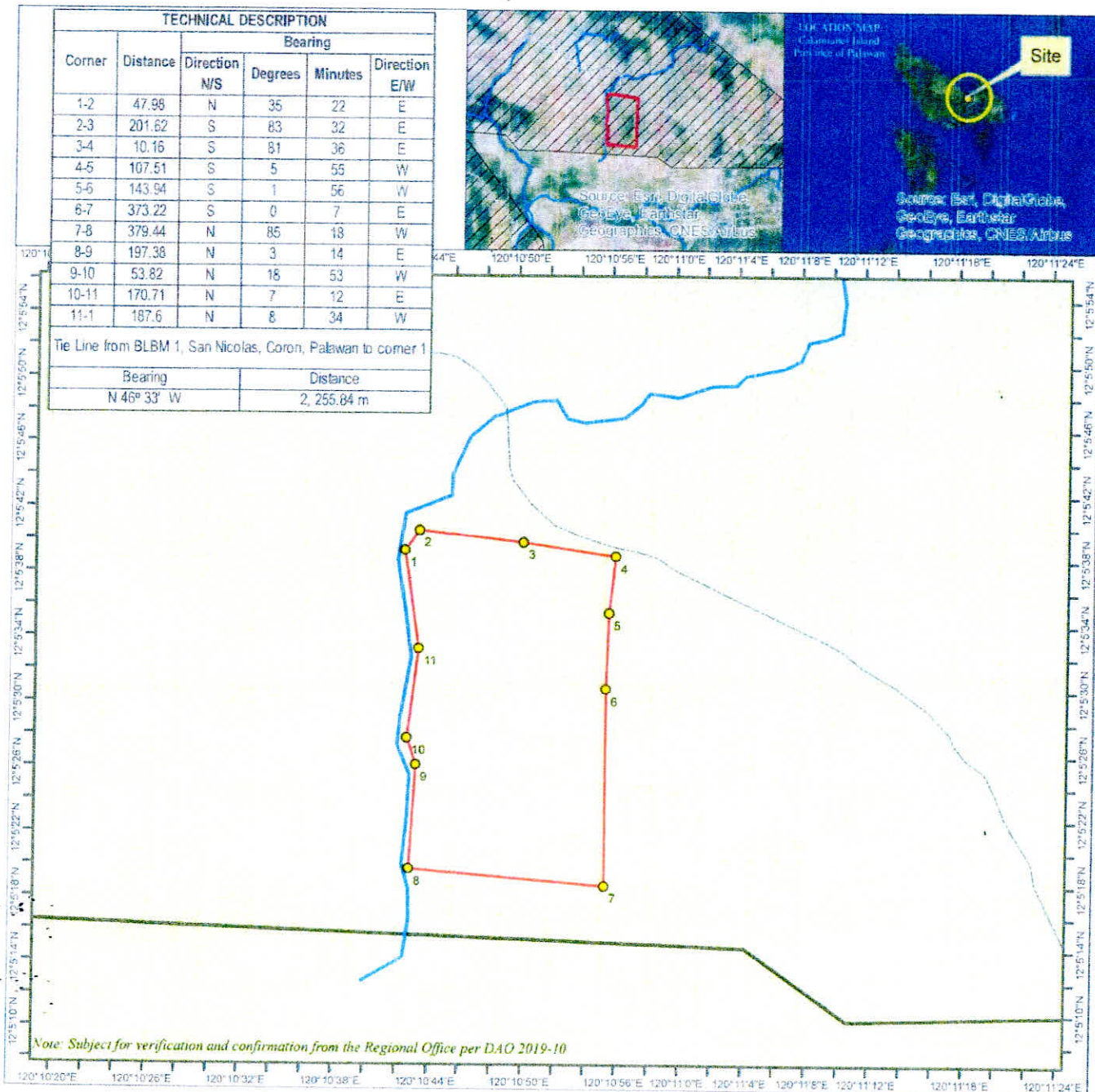


ARNOLDO A. BLAZA, JR.

/jpq*

Copy Furnished:

IATF-Yolanda Project Monitoring Office
iatfyolanda.pmo@gmail.com



GIS MAP
showing the area requested for
STATUS OF LAND CLASSIFICATION
(Unclassified Public Forest)

outside L.C. Map no. 127, Project 2 approved
on November 23, 1933

as prepared for

**NHA'S YOLANDA PERMANEN'
HOUSING PROGRAM (YPHP)**

rep. by Mr. Mark Angelo L. Nocum, Fion Nine Construct/
The Dynamic Three Realty and Dev. Corp.

Located at

Site : Pinagkulungan
Barangay : San Nicolas
Municipality : Coron
Province : Palawan

Scale 1 : 3,000



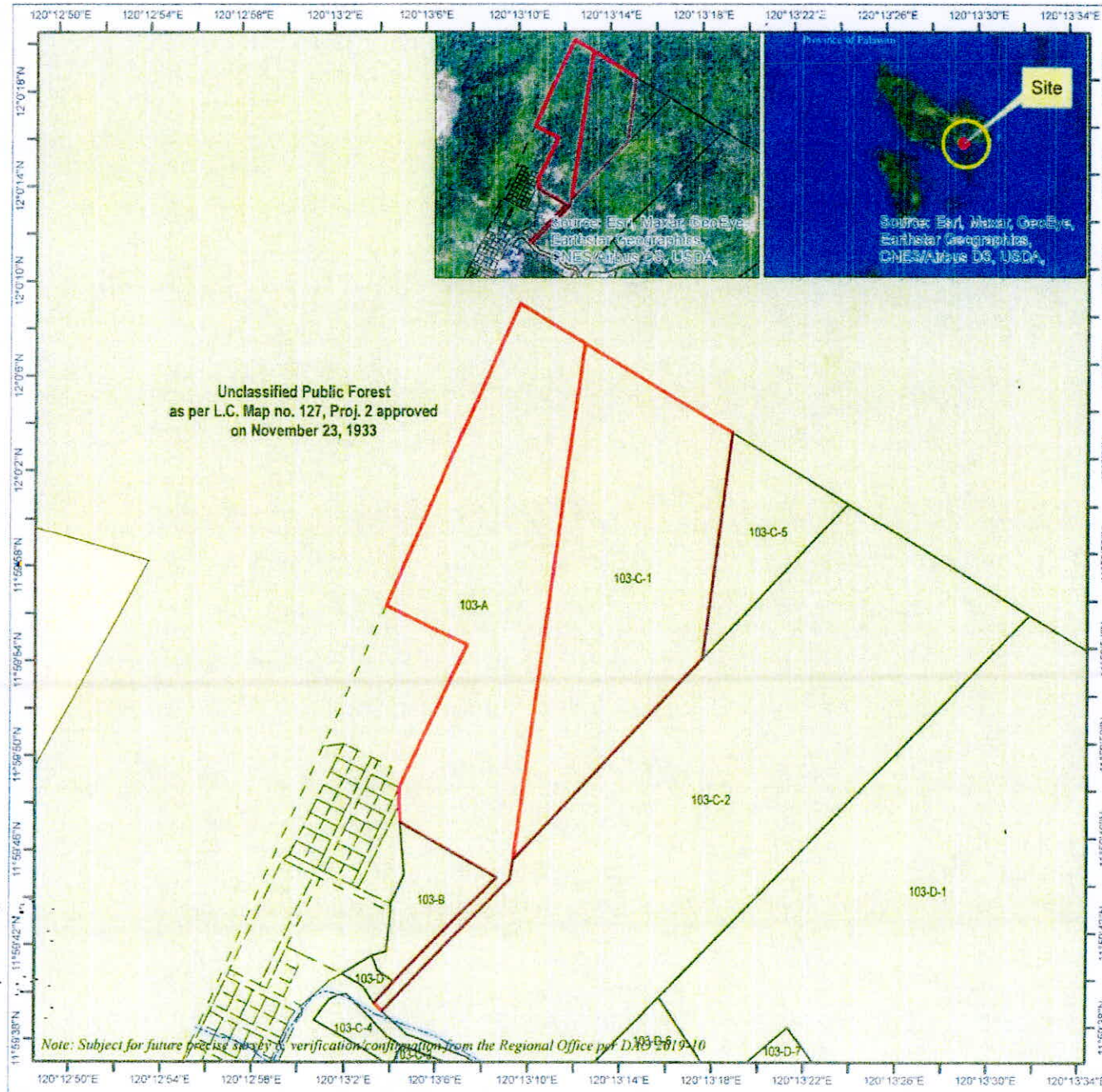
Projection: Universal Transverse Mercator-Zone 50 (

Datum: World Geodetic System 1984 (WGS84)

Approximate Total Area :239,605 Square Me

Legend

- Lot Corner
- ~ River & creeks
- ~ Road
- H-119741, San Nicolas, Coron
- BPR Boundary
- Land Classification
- Alienable & Disposable
- Forestland
- UPF



GIS MAP

showing the

PLAN OF LAND OF LOT 103, Gss-4A-00001

with

STATUS OF LAND CLASSIFICATION

(Unclassified Public Forest)

as per L.C. Map no 127, Project 2 approved
on November 23, 1933

Located at

Barangay : Tagumpay
Municipality : Coron
Province : Palawan

Scale 1 : 7,000



Projection: Universal Transverse Mercator-Zone 50 (
Datum: World Geodetic System 1984 (WGS84)

Approx. Total Area

Lot 103-A: 108,630 Square Meters
Lot 103-C-1: 102,000 Square Meters

210,630 Square Meters

Legend

- Proposed Subdivision Plan
- Lot 103-A, Proposed Subd. Plan of Lot 103, Gss-4A-0000
- Lot 103-C-1, Proposed Subd. Plan of Lot 103, Gss-4A-000
- Gss-4A-000012, Tagumpay, Coron
- Road
- Land Classification
- Alienable & Disposable
- Forestland
- UPF



FMB OD <fmb.directorsoffice@gmail.com>

Fwd: REQUIREMENTS FOR THE CLASSIFICATION OF UNCLASSIFIED OUBLIC FOREST INTO ALIENABLE AND DISPOSABLE LAND**IATF-Yolanda Project Monitoring Office** <iatfyolanda.pmo@gmail.com>

Fri, Nov 12, 2021 at 11:08 AM

To: fmb@denr.gov.ph, Forest Investment Development Division <fmb.fidd@gmail.com>, bpr.fmb@gmail.com, dtdelosreyes.fidd@gmail.com

Additionally,

Respectfully forwarding the letter reply of PENRO to the GIS Maps sent by the CENRO.

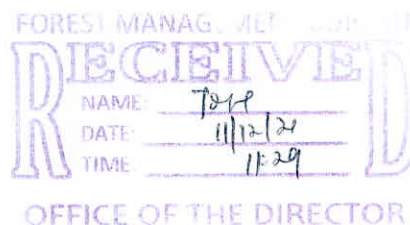
Thank you for your cooperation and assistance,

IATF-Yolanda Project Monitoring Office

2nd Floor, HTREX Building

National Housing Authority Complex, Quezon City

0906-288-1013 / 09608664662



----- Forwarded message -----

From: **R4B PENRO Palawan** <penropalawan@denr.gov.ph>

Date: Tue, 9 Nov 2021 at 09:27

Subject: REQUIREMENTS FOR THE CLASSIFICATION OF UNCLASSIFIED OUBLIC FOREST INTO ALIENABLE AND DISPOSABLE LAND

To: R4B CENRO Coron <cenrocoron@denr.gov.ph>

Cc: IATF-Yolanda Project Monitoring Office <iatfyolanda.pmo@gmail.com>

Dear **Sir/Madam**:

Good day!

Kindly confirm receipt of this email.

Thank you.

Yours truly,

ERIBERTO B. SAÑOS

Provincial Environment

and Natural Resources Officer

DENR-PENRO Palawan

Bgy. Sta. Monica

Puerto Princesa City

5300 Palawan

PHILIPPINES

Email: penropalawan@denr.gov.phWebsite: www.denrpalawan.tk



Republic of the Philippines
Department of Environment and Natural Resources
MIMAROPA REGION
PROVINCIAL ENVIRONMENT AND NATURAL RESOURCES OFFICE
Brgy. Sta. Monica, Puerto Princesa City
Telfax No. (048) 434-8791
Email Add: penropalawan@denr.gov.ph

November 08, 2021

MEMORANDUM

TO : CENRO ARNOLDO A. BLAZA JR.
DENR Coron, Palawan

FROM : The Provincial Environment and
Natural Resources Officer

SUBJECT : **REQUIREMENTS FOR THE CLASSIFICATION OF UPF
INTO ALIENABLE AND DISPOSABLE LAND**

Received in relation to above subject is the letter from IATF of Yolanda Project Monitoring Office dated November 2, 2021 and your memorandum dated November 3, 2021.

1. Relative to the project site covered by TCT No. T-8335, the same enjoys its character as private land holding regardless of its land classification status until after it is cancelled thru Court Proceedings.
2. For lots within plan **GSS 4A-000012** identified as **resettlement area** of displaced occupants within YKR established thru Proclamation 1387 now known as BPR, the same is protected by Section 15 of DAO No. 1 dated January 20, 1975 quoted hereunder:

“ The Bureau of Lands, with the assistance of the Bureau of Forest Development shall select, survey and subdivide suitable resettlement sites where occupants/claimants may be relocated, and assist in their relocation. The **Bureau of Forest Development shall forthwith classify as Alienable and disposable** such areas selected.”

Since the identification of the resettlement sites are legally authorized, the survey plan is duly approved, there is no other documentary and processing requirement needed other than the approval of its classification or reclassification to Alienable and Disposable Area now as Agricultural Land.

This special concern shall be forwarded to the Regional Executive Director for information and consideration.

Copy Furnished
• IATF PMO
(copy emailed)


ERIBERTO B. SAÑOS, CESE

Invitation to attend IATF-Yolanda Special Meeting re Yolanda Projects in Palawan: 22 October 2021, 10:00 AM

IATF-Yolanda Project Monitoring Office <iatfyolanda.pmo@gmail.com>

Mon, Oct 18, 2021 at 3:14 PM

to: NHA PALAWAN <nhapalawan@gmail.com>, ranford_me@yahoo.com.ph, Provincial Engineer's Office Province of Palawan
provlengrsofficepalawan@gmail.com>, pgp.infra2020@gmail.co, penropalawan@denr.gov.ph, mimaroparegion@denr.gov.ph,
lanningofficecoron@gmail.com, frontninekonstruct@yahoo.com, lnpropertydev@gmail.com, fmb@denr.gov.ph, fmb.fidd@gmail.com,
pr.fmb@gmail.com, dtelosreyes.fidd@gmail.com, officeofuseccuna@denr.gov.ph, las.denr@gmail.com, jsmatulac@yahoo.com,
erryalili@yahoo.com, PCSD - Office of Executive Director <oed@pcsd.gov.ph>, dominickhipe@arta.gov.ph,
ocializedhousing@arta.gov.ph

Greetings,

In accordance with the instructions of the Cabinet Secretary and Chairman of the IATF-Yolanda, we cordially invite you to attend a Special Meeting to discuss the issues and concerns in the implementation of the Yolanda Permanent Housing Projects in the province of Palawan.

Our Special Meeting shall take place on **Friday, 22 October 2021, 10AM**. Below are the proposed participants:

- NHA Region IV-B
- Provincial Government of Palawan
- DENR Forest Management Bureau
- DENR Field Operations and Environment
- DENR Legal Affairs Service
- DENR MIMAROPA Region/Palawan PENRO/Coron CENRO
- LGU of Coron
- Palawan Council for Sustainable Development
- ARTA
- Front Nine Konstruct/One Dynamic Realty

The Agenda and the Zoom meeting link will be sent as soon as available.

To confirm your attendance, kindly reply with your **NAME, DESIGNATION, EMAIL ADDRESS,** and **CONTACT NUMBER**.

Please feel free to contact the IATF-Yolanda Project Monitoring Office through this email or Claire Caladiao at 0936-876-6045 for questions or clarifications.

Kindly acknowledge the receipt of this email.

Thank you and kind regards,

IATF-Yolanda Project Monitoring Office
2nd Floor, HTREX Building
National Housing Authority Complex, Quezon City
0906-288-1013 / 09608664662



Republic of the Philippines
Department of Environment and Natural Resources
FOREST MANAGEMENT BUREAU
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E-mail Address: fmb@denr.gov.ph Website: <https://www.forestry.denr.gov.ph>

MEMORANDUM

FOR : The Regional Executive Director
DENR MIMAROPA Region
1515 L&S Bldg., Roxas Blvd.
Ermita, Manila

FROM : The Assistant Secretary for Policy, Planning, and Foreign Assisted
and Special Projects, and FMB Director, in concurrent capacity

SUBJECT : **AGREEMENTS DURING THE INTER-AGENCY TASK FORCE
(IATF)-YOLANDA SPECIAL MEETING REGARDING THE
YOLANDA HOUSING PROJECTS IN PALAWAN**

DATE :

NOV 11 2021

This pertains to the IATF-Yolanda Special Meeting regarding the Yolanda Housing Projects in Palawan held on 22 October 2021.

It can be recalled that one of the agreements during the meeting is to conduct an in-depth investigation on the issuance of title within an unclassified public forest land relative to the Permanent Yolanda Housing Projects in Coron specifically within the Busuanga Pasture Reserve.

In line with this, may we kindly request your good Office to conduct an in-depth investigation on the issuance of Original Certificate Title (OCT) No. G-6688 (now Transfer Certificate of Title (TCT) No. T-8335) to Mariano Celedonio in 1949. This is to verify the authenticity and legality of the said Title. Should assistance be needed in the conduct of an in-depth investigation, the local CENRO may access the assistance of the BPR Management Office in Coron.

Kindly submit a copy of the report to the Office of the Undersecretary for Field Operations and Environment (OUFOE), copy furnished the Office of the Undersecretary for Legal, Administration, Human Resources and Legislative Affairs and this Office for reference on decision concerning the Yolanda Permanent Housing Project within the Busuanga Pasture Reserve (BPR).

FOR CONSIDERATION AND APPROPRIATE ACTION, PLEASE.


MARCIAL C. AMARO, JR., CESO III

cc

DENR Undersecretary for Field Operations and Environment
DENR Undersecretary for Legal, Administration, Human Resources and Legislative Affairs
DENR Undersecretary for Enforcement, Mining & Muslims Affairs and Supervising Undersecretary for Forest Management
Director, DENR Legal Affairs Service



Forest Management Bureau Record Unit <forestryrecords@gmail.com>

Agreements during the Inter-Agency Task Force (IATF)-Yolanda Special Meeting regarding the Yolanda Housing Projects in Palawan

1 message

Forest Management Bureau Record Unit <forestryrecords@gmail.com>

Thu, Nov 11, 2021 at 7:02 PM

To: DENR Mimaropa Region <mimaroparegion@denr.gov.ph>

Cc: Office of the Undersecretary for Field Operations and Environment <officeofuseccuna@denr.gov.ph>, usecais@denr.gov.ph, USEC JIM O SAMPULNA <usecsampulna.denr@gmail.com>, legal.iad@denr.gov.ph, Forest Investment Development Division <fmb.fidd@gmail.com>, Jesus Javier <jesusjavier_fmb@yahoo.com>

Sir/Ma'am

Good day

Attached file is a Memorandum for the RED R4B dated November 11, 2021 regarding the above-mentioned subject


Thank you

FMB RECORDS

FOREST MANAGEMENT BUREAU

VISAYAS AVENUE, DILIMAN, QUEZON CITY

(02) 8925-2141

 11-11-21- Agreements during the Inter-Agency Task Force (IATF)-Yolanda Special Meeting regarding the Yolanda Housing Projects in Palawan.pdf
1424K

HIGHLIGHTS OF THE IATF-YOLANDA SPECIAL MEETING REGARDING YOLANDA PROJECTS IN PALAWAN

22 October 2021

TOPICS	DISCUSSIONS	AGREEMENTS
<p>Status of Yolanda Permanent Housing Projects in Palawan</p>	<p>The Executive Director of IATF-Yolanda, Atty. Rod. H. Pino provided the objectives of the scheduled meeting. He mentioned that the said meeting aimed to resolve the pending issues on the land classification status of the Yolanda Housing Projects in Palawan. President Rodrigo Duterte is also fast-tracking the establishment of the housing project- hoping that the project is done by the end of his term.</p> <p>The IATF Yolanda identified three (4) project sites in Brgys. Baldat, Binudac, Galoc and Malaking Patag, Culion, two (2) project sites in Coron (Coron Heights and Coron Residences), one (1) project site in Busuanga, one (1) project site in Agutaya and one (1) project site in Linapacan.</p> <p><i>Municipality of Culion, Palawan</i></p> <p>The construction of three (3) housing project sites in Brgys. Baldat, Binudac, Galoc, municipality of Culion were handled by the Provincial Government of Palawan. According to the Engineer of the Provincial Government of Culion, the construction of the housing units is almost done aside from the areas of Binudac and Galoc since they are still waiting for the construction materials from Metro Manila. On the other hand, the housing project of NHA in Brgy. Malaking Patag, Culion, was accordingly on the final bidding process (NOA and post qualifications).</p> <p><i>Municipality of Coron, Palawan</i></p> <p>The construction of housing projects in the municipality of Coron, handled by the National Housing Authority (NHA), was found to be within the unclassified public forest (UPF). Two (2) project sites in Coron are already on-going with 26% accomplishment.</p> <p><i>Municipalities of Agutaya, Linapacan and Busuanga, Palawan</i></p> <p>The NHA has also identified project sites in the municipalities of Agutaya, Busuanga and Linapacan which are already in the process of post qualifications.</p>	
<p>Land classification status of the IATF Yolanda Housing Projects in Palawan</p>	<p>During the discussion on the housing projects in Culion, it was mentioned that there are no issues identified in the project sites handled by the Provincial Government of Palawan, specifically the ones located in Brgys. Baldat, Binudac, Galoc, Municipality of Culion, Palawan. These housing units were located in the alienable and disposable (A&D) lands, hence, no issues pertaining to the land classification status were identified. However, the housing project in</p>	<p>NHA to provide the IATF Yolanda the copy of technical descriptions of the project sites located in the UPF such as Culion, Busuanga,</p>

Brgy. Malaking Patag, Culion, Palawan was identified to be within the unclassified public forest. It was further mentioned that the housing project of NHA in Brgy. Malaking Patag, Culion, was accordingly on the final bidding process (NOA and post qualifications) and that the lot wherein the housing project will be established was already paid by the developer. The NHA had accordingly given the developer the go signal to establish the housing site in Brgy. Malaking Patag, Culion, Palawan despite its land classification status since it was already assessed by the aforesaid agency. When asked about the possibility of relocating the specific project to A&D lands within Culion, **Ms. Sandra Nocum** (developer) mentioned that NHA indicated that the housing projects can be pushed through as long as there is a tax declaration and that proper requests were made.

In the case of the housing project in Coron (located within the boundaries of BPR), it was discussed that the developer already requested the DENR for a certificate to construct. Atty. Pino further mentioned that the project site is titled land within the Busuanga Pasture Reserve which was proclaimed as such pursuant to PP 1387. Under the said proclamation, prior rights are duly recognized. It was further mentioned that the area falls within the unclassified public forest.

ARD Technical Services Vincent Tuddao clarified that the land classification of the area has been classified as early as 1928. Under the said land classification, the area is an unclassified public forest, which is considered forestland. The title was issued in 1949, hence, regardless of the recognition for prior rights of PP 1387, the area is still an unclassified public forest based on the land classification made as early as 1928.

ARD Tuddao further mentioned that the best possible solution for the project sites in Coron is the classification of the area into alienable and disposable lands subject to Section 16 of PD 705. The said area has to undergo assessment based on the biophysical properties of the area. ARD Tuddao mentioned that the approval of the land classification process is within the authority of the DENR Secretary, however, he opined there is still a need to amend Presidential Proclamation No. 1387. Lastly, ARD Tuddao mentioned that other areas classified as UPF will have to undergo a technical and legal assessment before the possible classification of the areas into A&D.

A representative from LGU Coron mentioned that there are identified A&D areas within BPR which may be considered as project sites for the Yolanda housing project. ARD Tuddao argued that the whole BPR is a public forest. ARD Tuddao emphasized that PP 1387 was issued during the effectivity of the 1973 Constitution, when the legal classification of lands still includes "grazing lands". The said land classification was removed in the 1987 Constitution

Linapacan, and Agutaya.

All the technical reports should be coursed through proper channels from the CENRO Coron-Calamianes Islands to facilitate the implementation of the Yolanda housing project.

An investigation pertaining to the issuance of land title despite of land classification of the project site in Coron should be conducted by the DENR.

and was consolidated into forest or timberland. Hence, there are no A&D lands within the BPR.

During the said meeting, Atty. Pino questioned the NHA on the entity responsible for the processing of clearance and permit for the housing project. **Mr. Maximo Cabasal** from NHA mentioned that is it the developer who should be securing all the permits and clearance and that they are assisting them with those activities.

It was mentioned also that there is a cadastral survey for the housing site in Busuanga. However, it was clarified that the cadastral survey does not signify that the area is within the A&D since the said cadastral survey also includes the forestland. When asked on the location of the area in Busuanga, Mr. Cabasal mentioned that the area is at Brgy. New Busuanga, Busuanga, Palawan. **Mr. Johnny Lilang** from PENRO Palawan mentioned, however, that the Lot Number of the CAD survey should be coordinated with the CENRO Calamianes Islands to check whether or not the area falls within the forestland.

The project sites in Linapacan and Agutaya were also under the Unclassified Public Forest. Although these areas can be classified by the Secretary, the whole Palawan is bounded by Proclamation No. 219 "Declaring the Entire Province of Palawan as Game Refuge and Bird Sanctuary, and the Small Island of Palawan as National Reserves" and Proclamation No. 2152 "Declaring the Entire Province of Palawan and Certain Parcels of the Public Domain and/or Parts of the Country as Mangrove Swamp Forest Reserves". It was suggested by Mr. Lilang that the issues covering these areas be documented and elevated in the Office of the DENR Secretary. Furthermore, the disestablishment of the BPR as pasture reserve should also be elevated to the Office of the DENR Secretary.

Mr. Lilang further emphasized that the UPF areas will undergo the classification process which is to be approved/disapproved by the DENR Secretary. For the cases of forestlands, these areas will have to undergo Congressional action for it to be reclassified as A&D. He reiterated that for the case of classification of UPF, the DENR is still bounded by the Presidential Proclamation No. 219 and Proclamation No. 2152.

Atty. Mercado from DENR LAS supported Mr. Lilang in the case of classification of UPF. She mentioned the recent jurisprudence on the Dumo case wherein the Supreme Court empowered the DENR Secretary to classify UPF. However, given that decision on the Dumo case is just recent, the DENR is still setting guidelines on the classification of UPF.

Furthermore, Atty. Mercado clarified that the land classification status of BPR (regardless of its previous land classification) is forestland by virtue of PP 1387. Hence, the project site within BPR requires Congressional Action for the process of reclassification. If

ever the subject area within BPR was found to be classified as A&D before the issuance of the title, therefore, the DENR will recognize the title as prior rights. However, if the investigation reveals that there is no classification that took place for the subject site, then the area remains as forestland. Hence, it is imperative for the conduct of the investigation of the area within BPR.

In the end, Atty. Pino requested NHA for the technical description of the project sites located in the UPF such as Culion, Busuanga, Linapacan and Agutaya. All the technical reports should be coursed through proper channels from the CENRO Calamianes Islands to facilitate the implementation of the Yolanda housing project.

The IATF-Yolanda will also wait for the result of an immediate investigation of the DENR on the case of project site within BPR before proper courses of action will be taken.

Lastly, **Ms. Christina Rodriguez** from PCSD requested for a copy of contract between the developer and the NHA to know the responsible entity in securing ECAN Zoning Certification, SEP Clearance, etc. The responsible entity will pay the penalty for not securing the aforesaid clearance/certification before starting the establishment of the project.

There being no other matters to discuss, the meeting was adjourned at 11:30AM.


Prepared by:


FOR. DANELYN T. DELOS REYES
PDO, BPRMO/FoRev

Reviewed by:


FOR. KATHLEEN Q. MARASIGAN
OIC, Forest Revenue Development Section

Noted by:


FOR. JESUS A. JAVIER
Chief, Forest Investment Development Division



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NOV 11 2021

MR. MARCELINO P. ESCALADA, JR.

General Manager
National Housing Authority
Elliptical Road, Diliman, Quezon City



Dear **Gen. Manager Escalada:**

Greetings from the Forest Management Bureau.

This pertains to the proposed Yolanda Permanent Housing Project (YPHP) located at So. Pinagkulungan, Brgy. San Nicolas, Coron, Palawan. Accordingly, the said area was originally covered by OCT No. G-6688 issued to Mariano Celedonio on 01 July 1949 and was later transferred to Villarino Celedonio under TCT No. T-8335 on 07 March 1984. Pursuant to Presidential Proclamation No. 663, series of 2013 (PP 663)¹, the Forest Management Bureau (FMB) has the jurisdiction and authority over the administration, protection, management of Busuanga Pasture Reserve (BPR).

Upon comprehensive review by this Office, together with the DENR MIMAROPA Regional Office and DENR Legal Affairs Service, the area subject to the proposed housing project is *found to be within the boundaries of BPR*. Pursuant to Presidential Proclamation No. 1387, s. 1975, the area is withdrawn from sale, settlement, or any other form of disposition, exploration or exploitation and reserved as a pasture reserve. Further, based on the projection of the technical description stipulated in TCT No. T-8335, the same falls within the *Unclassified Public Forest of Coron, Palawan*.

Although private rights over pasture lands are recognized under Presidential Proclamation No. 1387, s. 1975 (PP 1387)², it must be taken into consideration that the maps disclosed that the area where the housing project is being constructed is part of the Unclassified Public Forest. Thus, there may be a possibility of irregularities in obtaining and in the issuance of OCT No. G-6688 as well as TCT No. T-8335 since Unclassified Public Forest area cannot be subject to land titling.

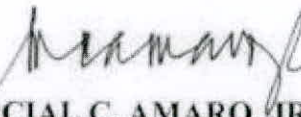
¹ Repealing Proclamation No. 2057 and Transferring Administration of Busuanga Pasture Reserve to FMB of DENR, 14 October 2013.

² Establishment of a Pasture Reserve in a Certain Parcel of Land of Public Domain in Busuanga Island, Palawan, 13 February 1975.

In view of foregoing premises, we are requesting your good Office as well as the contractor, Front Nine Konstruct (Builders and Realty Development) Corporation to immediately **hold in abeyance** the construction of the aforesaid housing project within BPR until such time that the authenticity and legality of the titles are proven.

Please be guided accordingly.

Very truly yours,



MARCIAL C. AMARO, JR., CESO III
Assistant Secretary for Policy, Planning and
Foreign-Assisted and Special Projects, and
Director, in concurrent capacity

cc

Cabinet Secretary, Office of the President
Executive Director, IATF-Yolanda
Head Executive Assistant, DENR Secretary
DENR Undersecretary for Field Operations and Environment
DENR Undersecretary for Legal, Administration, Human Resources and Legislative Affairs
DENR Undersecretary for Enforcement, Mining & Muslims Affairs and Supervising Undersecretary for Forest Management Bureau
DENR Assistant Secretary for Field Operations - Luzon
Executive Director, Palawan Council for Sustainable Development
Regional Executive Director, DENR MIMAROPA
PENR Officer, Palawan
CENR Officer, Coron-Calamianes Islands
OIC, BPR Management Office
Front Nine Konstruct (Builders and Realty Development) Corporation