



Republic of the Philippines  
Department of Environment and Natural Resources  
MIMAROPA Region

**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**

By the National Highway, Poblacion, Taytay, Palawan 5312

Mobile: 0926-505-9335 TM 0912-171-3889 TNT

Email: cenrotaytay@denr.gov.ph

January 10, 2022

MEMORANDUM

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

THRU : The Provincial Environment and  
Natural Resources Officer  
Sta. Monica, Puerto Princesa City

FROM : The OIC-Community Environment and  
Natural Resources Officer

SUBJECT : **REQUEST FOR EASEMENT CERTIFICATION OF AGA MOS  
ECO DEVELOPMENT SITUATED IN DULI BEACH, BRGY.  
BUCANA, EL NIDO, PALAWAN**

Respectfully forwarded is the report dated November 18, 2021 of the Easement Inspection Team of this Office, in compliance with the Memorandum dated August 5, 2021 from the Regional Executive Director pertaining to the letter dated 28 December 2020 of Ms. Ellyn Grace Mapacpac.

In view hereof, respectfully informed that the Survey Plan No. F-045312-33-B-D wherein the requested property is located, falls within Alienable and Disposable land as per LC Map No. 1467, Project No. 5-B, Block IX dated September 16, 2021.

Further, as per actual easement inspection, the structure built is not within easement area. Hence, this Office concurs with the recommendation of the Easement Team on the issuance of Easement Certification to Aga Mos Eco Development.

Please acknowledge receipt hereof and progressively inform the party. Thank you.

**DENR CENRO  
TAYTAY, PALAWAN  
RELEASED**

BY: *[Signature]*  
DATE: JAN 10 2022 *[Signature]*

*[Signature]*  
**ALAN L. VALLE**

Copy furnished:

Protected Area Management Office  
El Nido, Palawan





Republic of the Philippines  
Department of Environment and Natural Resources  
MIMAROPA Region  
**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**  
By the National Highway, Poblacion, Taytay, Palawan 5312  
Mobile: 0926-505-9335 TM 0912-171-3889 TNT  
Email: cenrotaytay@denr.gov.ph

January 07, 2022

MEMORANDUM

FOR : The Community Environment and  
Natural Resources Officer

THRU : The Chief Regulation and Permitting Section

FROM : The Easement Inspection Team

SUBJECT : **LETTER DATED 28 DECEMBER 2020  
OF MS. ELLYN GRACE F. MAPACPAC**

RECEIVED  
DATE: 01-10-22 0119

This is in compliance to the Memorandum of the Regional Executive Director dated August 5, 2021 on letter dated 28 December 2020 of Ms. Ellyn Grace Mapacpac of Aga Mos Eco Development requesting for easement clearance of their Bamboo Hostel and Beach Club located along Duli Beach, Bucana, El Nido, Palawan.

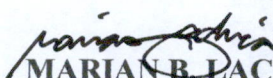
Please be informed that on October 12, 2021 the undersigned together with the above mentioned name conducted easement inspection of the area leased by Aga Mos Eco Development containing a total area of one thousand two hundred (**1,200**) square meters (*based on the technical descriptions of the submitted sketch map*).

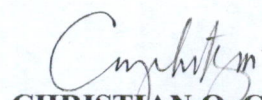
1. That the requested area is within portion of Plan F-045312-33-B-D surveyed for Rafael Ebarle and is adjacent to Lot 2626, Cad. 1037-D El Nido Cadastre;
2. That the area is outside of Proclaimed Protected Area of El Nido Taytay Managed Resource Protected Area (ENTMRPA) by virtue of Presidential Proclamation No. 32 dated October 8, 1998;
3. That the area is within Alienable and Disposable as per LC NO. 1467, Project No. 5-B, Block IX dated September 16, 1941 (*copy of letter from the Regional Executive Director attached*).
4. That based on the conducted inspection, the structure constructed is not within the 20-meter easement zone based on the pvc pipe maker placed on the ground during the easement delineation survey.

In view hereof, the team respectfully recommend the **issuance of easement certification** to Aga Mos Eco Development as a requirement for the processing of their building permit application.

Attached herewith are the GIS generated map for reference and other documents pertinent to this report.

For information and record.

  
**MARIAN B. LACHICA**  
Engineer II/ Team Leader

  
**CHRISTIAN O. CUYO**  
Forest Technician II/ Member





### PHOTO DOCUMENTATION



Photo showing the pvc pipe marker of the 20-meter easement zone placed during the conducted easement delineation survey.



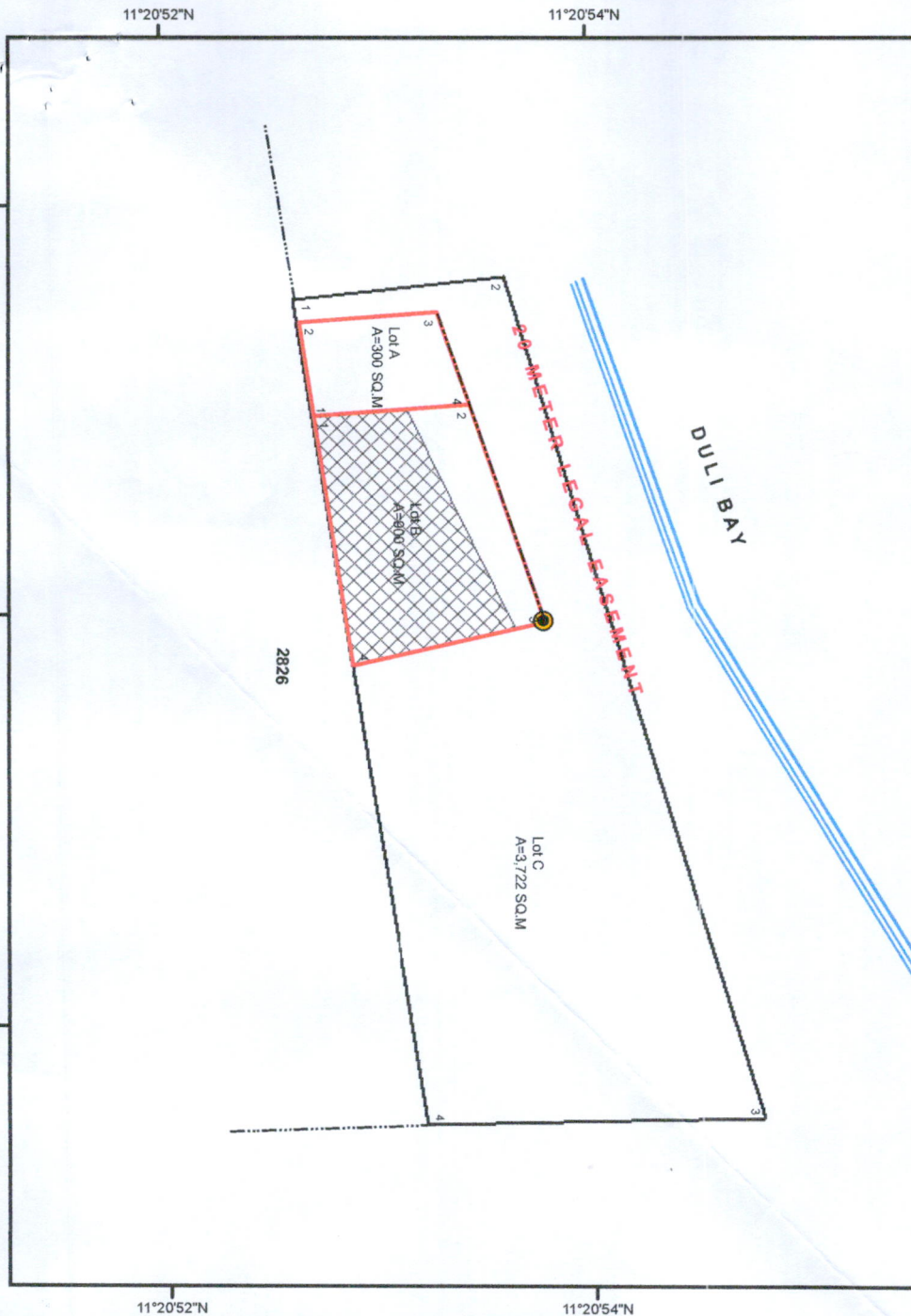
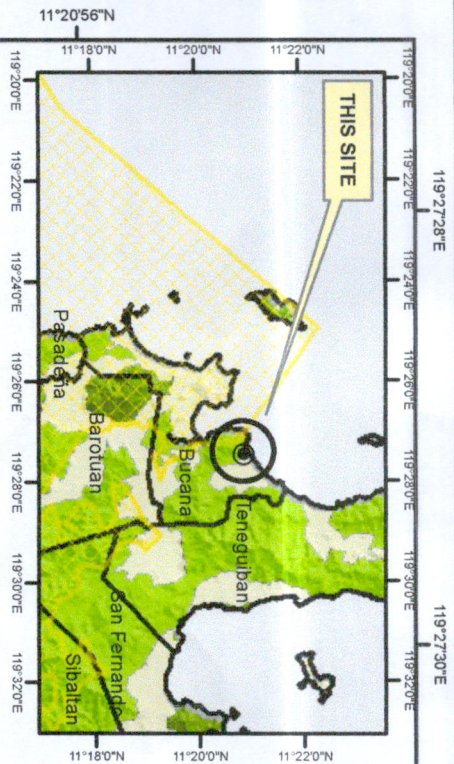
Photo showing the structures built within the requested area.



Photo showing MS. Ellyn Grace Mapacpac and other representatives of Aga Mos Eco Development.

*Signature*





SHOWING THE AREA REQUESTED  
FOR EASEMENT CERTIFICATION  
COVERED BY F-045312-33-B-D

OF

AGA MOS ECO  
DEVELOPMENT CORPORATION

Located at:

ISLAND : DULI  
BARANGAY : BUCANA  
MUNICIPALITY : EL NIDO  
PROVINCE : PALAWAN  
AREA OF LOT A&B : 1,200 SQ.M

SCALE: 1:1,000

0 5 10 20 30 40 Meters

Projection : Universal Transverse Mercator Z50N

Datum : World Geodetic System 1984

### Legend

- Easement Boundary
- F-045312-33-B-D
- Area Occupied By Aga Mos Eco Development Corporation
- PVC Pipe Marker
- Shoreline
- ENTMRPA Boundary
- Structure

### Land Classification

- Alienable & Disposable
- Forestland
- UPF



Republic of the Philippines  
Department of Environment and Natural Resources  
Region IV - MIMAROPA  
Community Environment and Natural Resources Office  
Taytay 5312, Palawan

Prepared by:

FOR: CHRISTIAN Q. CAYO  
FT II/Chief, Monitoring Unit

Checked and Verified by:

ENGR. MARIAN B. KACHIDA  
ENGR II/Easement Team Leader

Attested by:

ENGR. ALAN L. VALLE  
CEIRO





Republic of the Philippines  
Department of Environment and Natural Resources  
**MIMAROPA Region**

NOV 05 2021

**ELLYN MAPACPAC**  
ellyn@taophilippines.com

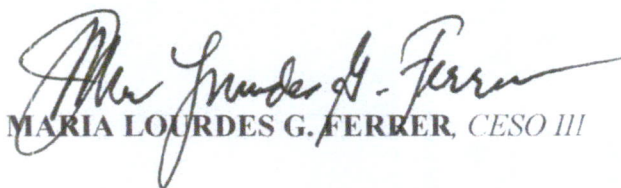
Madam:

This is with reference to your emailed letter dated October 14, 2021 requesting for Land Classification Status of Survey Plan No. F-045312-33-B-D located at Barangay Bucana, El Nido, Palawan.

Please be informed upon plotting of the technical description of F-045312-33-B-D, this Office found that the subject lot falls within Alienable and Disposable land as per Land Classification Map No. 1467, Project No. 5-B, Block IX dated September 16, 1941.

We earnestly hope that you are clearly enlightened on the matter.

Thank you.

  
**MARIA LOURDES G. FERRER, CESO III**



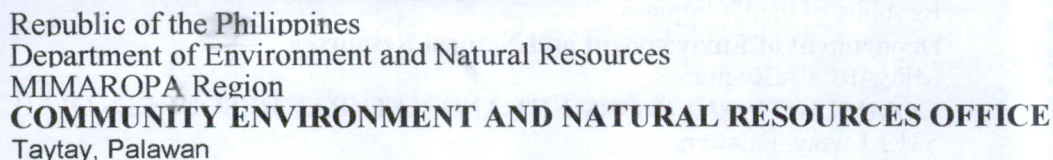
Department of Environment  
and Natural Resources  
**MIMAROPA Region**



Doc ID: 73197

SMD/LESS/MRLB/10-15-2021





## Doc. Ref. No.: 2021-4656

Date and Time received

09/22/2021 10:36:59 AM

From: Maria Lourdes G. Ferrer, CESO III

Document Type: Memorandums

Regional Office

Subject: email Memo/Re: Letter dated 28 December 2020 of Ms. Ellyn Grace F. Mapacpac

Attachment(s): No attachment(s)

Earmarked As :

Printed on 09/22/2021 10:37:14AM Received at: OFFICE OF THE CENRO Received by: ALLADO, JEANETTE





Republic of the Philippines  
Department of Environment and Natural Resources  
MIMAROPA REGION

CDD / Mimaropa  
DORS

3

AUG 05 2021

MEMORANDUM

**TO :** The PENRO  
Puerto Princesa City, Palawan

**ATTENTION :** The CENRO, Taytay  
The Protected Area Superintendent (PASu)  
El Nido-Taytay Managed Resource Protected Area  
(ENTMRPA)

**FROM :** The Regional Executive Director

**SUBJECT :** **LETTER DATED 28 DECEMBER 2020 OF MS. ELLYN GRACE F. MAPACPAC**

DENR PENRO  
PALAWAN RECORDS  
RECEIVED

BY: 0809/2021 CN 21-7753  
DATE:

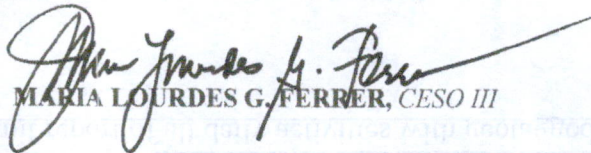
DENR CENRO  
TAYTAY, PALAWAN  
RECEIVED

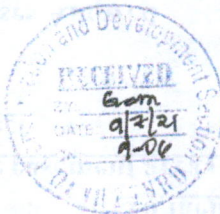
BY: Just  
DATE: 9-22-21 CN 4646

Referred is the letter dated 28 December 2020 of Ms. Ellyn Grace Mapacpac of Aga Mos Eco Development requesting for easement clearance of their Bamboo Hostel and Beach Club located along Duli Beach, Bucana, El Nido, Palawan.

In this regard, you are hereby instructed to conduct an investigation on the said request. Coordinate with the concerned proponent on the matter and submit report in CSW format within five (5) days upon receipt hereof.

For your information and immediate action.

  
MARIA LOURDES G. FERRER, CESO III



Copy furnished:

Mrs. Ellen Grace Mapacpac  
[ellynGrace12@gmail.com](mailto:ellynGrace12@gmail.com)

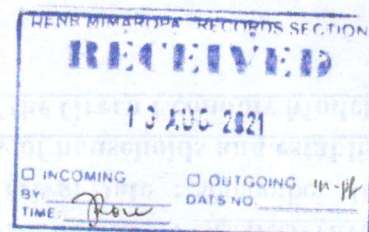
RDATS No. E-2021-68777  
CDD / PAMBC / MTR / 7-26-2021



Department of Environment  
and Natural Resources  
MIMAROPA Region



Doc ID: 68777

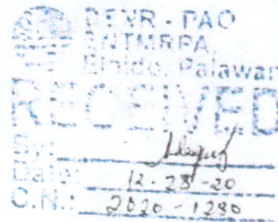


DENR by the Bay Bldg., 1515 Roxas Boulevard, Ermita, Manila  
DENR VOIP (02) 8248-3367 / 8249-3367 local 2701  
Website: <http://mimaropa.denr.gov.ph>  
Email: [mimaroparegion@denr.gov.ph](mailto:mimaroparegion@denr.gov.ph)



December 28, 2020

Mildred A. Suza  
PaSu-EWTMRNA  
El Nido Palawan



Dear Ma'am

Warm greetings!

My name is Ellyn Grace Mapacpac and I am writing in behalf of Aga Mos Eco Development.

We would like to request for a clearance from your office in relation to our building permit application.

Should you need inspection of the site, kindly inform us so we could facilitate the matter.

The applied structure is located along the Duli beach Bucana El Nido Palawan. Attached are the following requirements for your reference:

1. Photocopy of Tax Declaration
2. Photocopy of Tax Clearance
3. Special Power of Attorney

We appreciate your significant response on our request.

Should you have any questions, please contact me in this number 0923-728-9946 or email [elllyngace12@gmail.com](mailto:elllyngace12@gmail.com).

Thank you very much and have a good day.

Sincerely,

*E. Mapacpac*  
ELLYN GRACE F. MAPACPAC

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