



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

DENR MIMAROPA RECORDS SECTION	
RECEIVED	
BY:	
DATE:	
TIME:	

March 9, 2023

**MEMORANDUM**

**FOR** : The OIC-Assistant Regional Director for Technical Services  
**FROM** : The Provincial of Environment and Natural Resources Officer  
**SUBJECT** : **TRANSMITTAL OF THE REPORT**

Forwarding the memorandum of CENRO, Roxas, Palawan dated February 27, 2023 with the investigation report conducted on the application for Survey Authority on a parcel of public land adjoining Lot 4617, Cad,860-D, San Vicente Cadastre, in Barangay Port Barton, San Vicente, Palawan applied by Gina Nianga.

After careful evaluation and projection of this Office, the following are additional information on the above mentioned lot to wit:

- The applied is within Alienable and Disposable Land per Land Classification Map No. 2598, Project I-T, Block XXIV dated July 1, 1996, per illustration in LC Map presented by the CENRO.
- The applied area was plotted and evaluated based on the attached V-37 by the Office of the CENRO which is still subject for actual ground survey to determine the relative position of the applied area.

Hence, recommend clearance for the issuance of survey authority to determine the relative position of the applied area. Attached are the geo-tagged photographs of the subject lot and a sketch map showing the position of the subject lot overlaid in land classification map.

Reference No: 2023-1999  
TSD/RPS/SMU

**HELIZARDO B. CAYATOC**

**DENR-PALAWAN  
PENRO-RECORDS  
RELEASED**  
By Rheal  
Date: 13 MAR 2023 GN 2023-1999



Republic of the Philippines  
• **Department of Environment and Natural Resources**  
MIMAROPA REGION  
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Email Add: [penropalawan@denr.gov.ph](mailto:penropalawan@denr.gov.ph)

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**ANNEX "B"**

**CERTIFICATION**

This is to certify that a parcel of land adjoining/fronting **Lot 4617, Cad.860-D** is within **Alienable and Disposable Land** per LC Map No. 2598, Project No. 1-T, Block No. XXIV dated July 1, 1996.

Said lot appears not covered by Group Settlement Survey (GSS).

Issued on 9<sup>th</sup> day of March, 2023 for confirmatory verification of the Regional office.

  
**FELIZARDO B. CAYATOC**  
PENRO 

Note:  
Reference used was based on the rectified LC map  
provided and projected by the Regional Office





**MAP SHOWING  
PUBLIC LAND ADJACENT TO  
LOT 4617, CAD.860-D  
Applied by Gina Nianga**

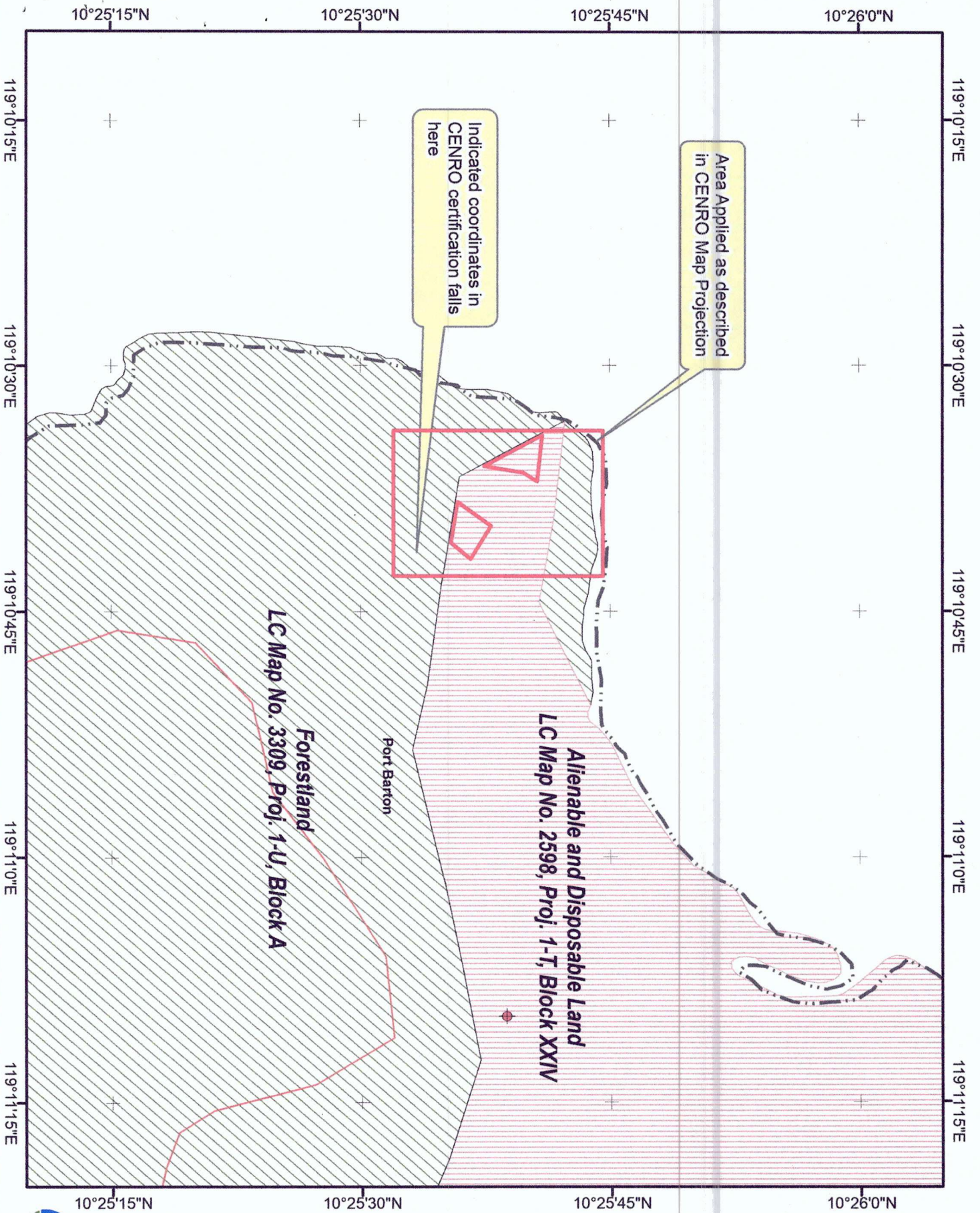
**Situated at  
Brgy. Port Barton  
Municipality of San Vicente  
Province of Palawan**  
  
Projection: UTM

**Note:**  
Projection was plotted based on the  
attached technical description from the  
office of the CENRO Roxas, Palawan

- Legend**
- Roads
  - lots
  - Barangay Bndry.



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Brgy. Sta. Monica, Puerto Princesa City, Palawan  
Telax No. (048) 434-8791  
Email Add: pennopalawan@denr.gov.ph





**TRANSMITTAL OF REPORT OF LOT OCCUPIED BYMS. GINA R. NIANGA****R4B CENRO Roxas Palawan** <cenroroxaspalawan@denr.gov.ph>

Mon, Mar 6, 2023 at 4:52 PM

To: R4B PENRO Palawan &lt;penropalawan@denr.gov.ph&gt;

Cc: DENR Mimaropa Region &lt;mimaroparegion@denr.gov.ph&gt;, ARDTS MIMAROPA &lt;ardts.mimaropa@gmail.com&gt;, smd records &lt;recordssmd@gmail.com&gt;, Surveys and Mapping MIMAROPA &lt;smdmimaropa@gmail.com&gt;, Surveys Division &lt;surveys\_mimaropa@yahoo.com&gt;, Donna Belle Luengo &lt;surveysandmappingunit@gmail.com&gt;

Good day!

Please see attached file and kindly acknowledge receipt of this email.

Thank you and God bless.

--  
**PABLO L. CRUZ**  
CENRO

**DENR PENRO  
PALAWAN RECORDS  
RECEIVED**BY:   
DATE: 12-07-2023 DN 23:1999

.....  
DENR-CENRO Roxas, Palawan  
Sandoval Street, Bgy. III,  
Roxas, Palawan 5308  
PHILIPPINES

Email: [cenroroxaspalawan@denr.gov.ph](mailto:cenroroxaspalawan@denr.gov.ph)Contact Number:  
Telephone: 048-717-0892Virus-free. [www.avast.com](http://www.avast.com)**TRANSMITTAL OF REPORT OF LOT OCCUPIED BYMS. GINA R. NIANGA.pdf**  
2284K



Republic of the Philippines  
Department of Environment and Natural Resources  
**MIMAROPA Region**  
**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**  
Barangay Poblacion 3, Roxas, Palawan  
Tel. No. 717-0892  
Email address: [cenroroxaspalawan@denr.gov.ph](mailto:cenroroxaspalawan@denr.gov.ph)

**MEMORANDUM**


FOR : The PENR Officer  
FROM : The CENR Officer  
SUBJECT : **TRANSMITTAL OF REPORT**  
DATE : 27 February 2023

I am submitting the investigation report conducted on the request for survey authority involving original survey of public land in Bgy. Port Barton, San Vicente, Palawan.

Evaluating the same, it was ascertained that:

- a. The land subject hereof is within the agricultural (alienable/disposable) lands; and
- b. The same appears peacefully occupied/possessed by Ms. Gina R. Nianga, the present claimant and occupant/possessor thereof to the exclusion of adverse others.

Hence, confirmation of the LC findings arrived at, is hereby recommended. Attached are geo-photographs showing improvements found introduced thereon.

  
PABLO CRUZ

Copy:  
The ARD, Technical Services  
C/O the SMD at [surveys\\_mimaropa@yahoo.com](mailto:surveys_mimaropa@yahoo.com)

The Hon. Bgy. Council Members  
Port Barton, San Vicente, Palawan

The Claimant

File

DENR-CENRO ROXAS  
**RELEASED**

DATE: MAR 06 2023

BY: 

OFF. NO. 2023-03-0363



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

**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**


Barangay III (Poblacion), Roxas, Palawan  
Contact No. 09171606578 / 09175028647  
Email address: [cenroroxaspalawan@denr.gov.ph](mailto:cenroroxaspalawan@denr.gov.ph)

**CERTIFICATION**

This is certify that the land lying between latitudes 10-25-30 and 10-25-33 and longitudes 119-10-44 and 119-10-47 is within Agricultural land per LC Map No. 2598, Project No. 1-T, Block XXIV dated July 1, 1996 under FAO/DAO No. 4-1116.

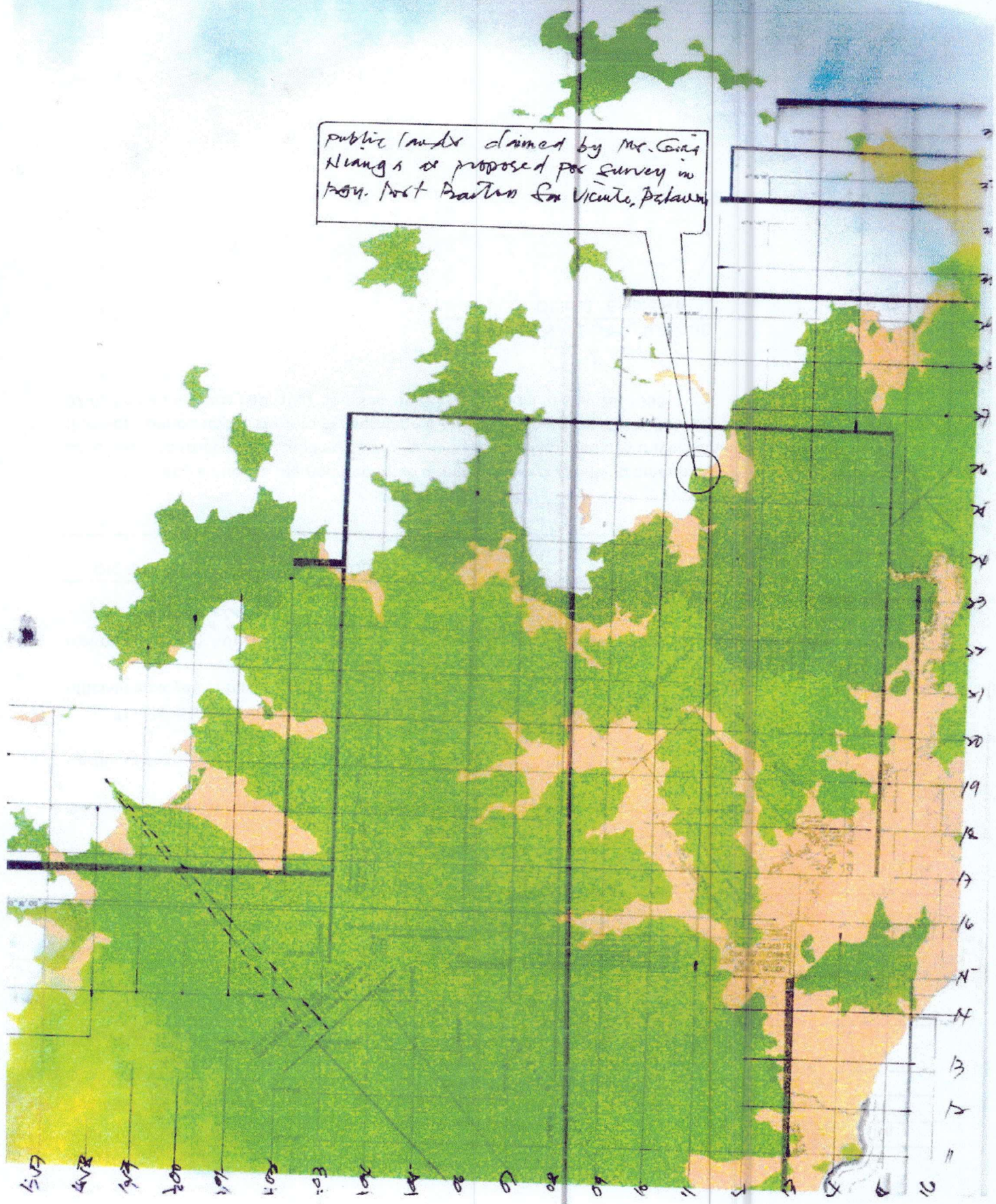
Said lot is not covered by GSS covering areas which are within timberland.

Issued on 6<sup>th</sup> day of February 2023;

  
PABLO L. CRUZ  
CENRO



public lands claimed by Mr. G. A. Hwang as proposed for survey in  
Nev. Post Austin for Vicente, Palawan







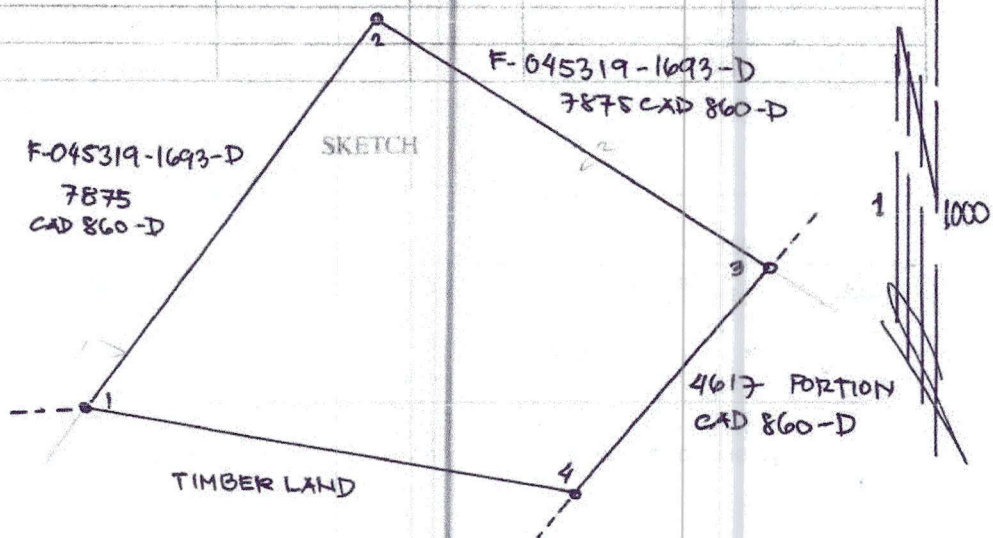
Republic of the Philippines  
Department of Environment and Natural Resources  
Region IV  
COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE  
Roxas, Palawan

No. CLM-11 Applicant: GINA R. NIANGA  
Lot No. \_\_\_\_\_ Ident. to Lot No. \_\_\_\_\_  
Portion of Lot No. \_\_\_\_\_ Surveyed for: \_\_\_\_\_  
Date of Original Survey: \_\_\_\_\_ Surveyed by: \_\_\_\_\_  
Area (sq. m.) 4,447.79 SQ. METERS Date of Survey: \_\_\_\_\_  
Location: Pamuyan, Port Barton San Vicente, Palawan Date Approved: \_\_\_\_\_

TECHNICAL DESCRIPTION

TIE LINE: N. 44° 13' W. 14,495.45 Meters from PLM Nail Card 860-D to corner "1".

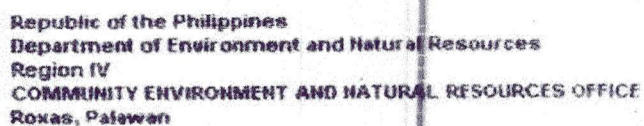
LINE	BEARINGS	DISTANCE	LINE	BEARINGS	DISTANCE
1-2	N. 36° 10' E.	77.04 Meters	1-2	+ 62.19	+ 45.46
2-3	S. 57° 55' E.	72.53 -do-	2-3	- 38.52	+ 61.45
3-4	S. 40° 14' W.	47.11 -do-	3-4	- 35.94	- 30.43
4-1	N. 80° 53' W.	77.48 -do-	4-1	+ 12.28	- 76.50
				+ 74.47	+ 106.91
				- 74.48	- 106.93
				- 0.01	- 0.02



T.D. Researched by: [Signature]  
T.D. Sketched by: [Signature]  
T.D. Checked by: \_\_\_\_\_

Date: FEBRUARY 16, 2023  
Date: \_\_\_\_\_  
Date: \_\_\_\_\_



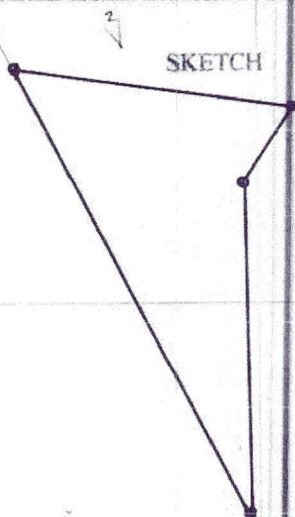


NO.                       Applicant:         GMA F. NARAGA          
 Lot No.                      Ident. to Lot No.                       
 Portion of Lot No.                      Surveyed for:                       
 Date of Original Survey:                      Surveyed by:                       
 Area (sq. m.)         2279         Date of Survey:                       
 Location: Panayan Port, Panay, San Date Approved:                       
Vicente, Palawan TECHNICAL DESCRIPTION

## TECHNICAL DESCRIPTION

TIE LINE: S. 44° 50' W. 14,504.29 Meters from BLLM NO. 1 CAD 860-D to Corner "1".

LINE	BEARINGS	DISTANCE	LINE	BEARINGS	DISTANCE
1-2	N. 28° 16' W.	121.76 Meters	1-2	+ 107.24	- 55.66
2-3	S. 83° 39' E.	85.87 - do.	2-3	- 09.50	+ 85.34
3-4	S. 32° 55' W.	29.81 - do.	3-4	- 25.02	- 16.20
4-1	S. 08° 40' W.	73.63 - do.	4-1	- 72.79	- 11.09
				+ 107.24	+ 85.34
				- 167.31	- 82.45
				- 0.07	- 2.39



T.D. Researched by:	Date:
T.D. Sketched by:	Date:
T.D. Checked by:	Date:



REPUBLIC OF THE PHILIPPINES  
DEPARTMENT OF FINANCE  
BUREAU OF INTERNAL REVENUE

**NIANGA, GINA R.**

**TIN: 410-974-225**

POBLACION, SAN VICENTE,  
PALAWAN

**BIRTHDATE: 03/19/1966**

**ISSUEDATE: 11/09/2011**



URE

\* This card bears your permanent Taxpayer Identification Number (TIN). Always indicate your TIN on all returns / documents filed with the BIR.

\* Report immediately to your Revenue District Officer, the loss of this card and change of name or address.

\* Any person who secures and/or uses more than one TIN shall be criminally liable and shall be punishable by fine and imprisonment.





Republic of the Philippines  
Province of Palawan  
Municipality of San Vicente  
BARANGAY GOVERNMENT OF PORT BARTON

OFFICE OF THE PUNONG BARANGAY

**CERTIFICATION**

**TO WHOM IT MAY CONCERN;**


This is to certify that based on the document submitted in this office sketch plan showing the parcel of lot requested for land classification and disposition certification by ms. Gina Nianga lot area located in Sitio Pamuyan of this Barangay CONTAINING AN AREA OF FOUR THOUSAND FOUR HUNDRED FORTY SEVEN POINT SEVENTY NINE(4,447.79) SQUARE METERS.

Certifies further that the above subject person is the actual claimant of the said lot area.

This CERTIFICATION is issued upon request of the above person for the desire to apply for Tenurial Instrument from the Department of Environment and Natural Resources Office and for taxation purposes.

Issued this 14<sup>th</sup> day of February 2023.

  
GINA NIANGA  
Requesting person

  
JANET B. PACAUL  
Barangay Secretary

  
HON. ENRICO DE JESUS  
Punong Barangay

O.R. 5954189  
Issued on : 2/14/23  
Issued at: \_\_PBSVP



Republic of the Philippines  
Mun. of San Vicente S.S.  
Province of Palawan

JOINT AFFIDAVIT OF TWO DISINTERESTED PERSONS

That we, WARMENE P CABAB and Rosita A. Angeles, both of legal ages, both Filipino and both residence and postal addresses at Port Barton, San Vicente, Pal., after having been duly sworn to in accordance with law, do hereby depose and say:

1. That we personally know Mr. Gina Niringa married to Godofredo Niringa who has filed a Free Patent Application No. (unn) for a tract of land in the Reg. of Port Barton, San Vicente, Palawan with Lot No. (unsurveyed) Public land, with an area of about four thousand & four hundred five hundred Meters (4000 & 400) under Tax Declaration No. (N/A), Property Identification No. (N/A);
2. That we are actual bonafide and actual residents of Barangay Port Barton, San Vicente, Palawan and we know the land applied for very well;
3. That the said Applicant has continuously occupied and cultivated the land himself and or thru his predecessor in-interest has actual resided and continuously possessed and occupied, under or prior thereto and it is free from claims and conflicts;
4. That we are not related to the applicant either consanguinity or by affinity and we are not personally interested in the land applied for in granting of patents; and
5. That to the best of our personal knowledge, belief and information, the applicant is a natural born citizen of the Philippines and is not the owner of more than Twelve (12) hectares of land in the Philippines.

That we are executing this affidavit to attest to the truth and veracity of all the foregoing facts for purposes of proving the fact of the same.

IN WITNESS WHEREOF, we have hereunto set their hands this 02/11/2023 at San Vicente, Palawan, Island of Palawan, Philippines.

WARMENE P CABAB  
Affiant  
ID No. OSCA SV-12661

Rosita A. Angeles  
Affiant  
ID No. 756-022-253-000

SUBSCRIBED AND SWORN to before me this 11 Feb. 2023 at San Vicente, Palawan, Island of Palawan, Philippines.


NONNIE LUNG  
LMD III / DRPH

Doc. No. ;  
Page No. ;  
Book No. ;  
Series of 2023 .



Geotag Photos Showing the area applied of Mrs. Gina Nianga  
Located at Sitio. Pamuyan Brgy. Port-Barton, San Vicente Palawan



Photo Taken By:  Renen Rey Aborot  
LMI





Republic of the Philippines  
Department of Environment and Natural Resources  
**MIMAROPA Region**  
**COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE**  
Barangay Poblacion 3, Roxas, Palawan  
Tel. No. 717-0892  
Email address: [cenroroxaspalawan@denr.gov.ph](mailto:cenroroxaspalawan@denr.gov.ph)

**MEMORANDUM**

For : The CENR Officer  
From : The Investigating Officer  
**SUBJECT : INVESTIGATION REPORT**  
Date : 13 February 2023

I am submitting this report in compliance with your instruction to conduct investigation on the attached request for Survey Authority.

**SUBJECT LAND**

The land subject of this investigation are parts of unsurveyed public land in Bgy. Port Barton, San Vicente, Palawan.

**CLAIMANT**

The claimant is Gina R. Nianga, the actual occupant and/or possessor of the land subject hereof.

**ACTIVITIES UNDERTAKEN**

Upon receipt of the instruction, I immediately conducted the investigation. The following were undertaken:

1. Gathered geographic data thereof using GPS, caused verification thereof by the Cartographer on the cadastral map over which the Surveys and Mapping Division (SMD) has overlaid the LC Maps, by the Records Officer of the disposition status thereof, and prepared the corresponding LC Certification based on the findings.
2. The affidavit executed in support thereof by two disinterested persons, was validated on site as evidenced by the attached photographs apt for geo-tagging.

**FINDINGS AND RECOMMENDATION**

Verifications disclosed the following:

1. The lot involved is within the agricultural (alienable/disposable) lands. Attached for further evaluation by the PENR Officer and confirmation by the ARD for Technical Services is a certification prepared to that effect following Annex B of DMC 2019-10.
2. The claimants' stay in the land is peaceful and exclusive.

I recommend granting of the survey authority desired.

  
**CHRISTOPHER T. PADRONES**  
FR/DPLI

Copy: file