



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
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DENR MIMAROPA	
RECORDS SECTION	
RECEIVED	
BY:	
DATE:	
TIME:	

May 5, 2023

MEMORANDUM

FOR : The Regional Executive Director
1515 DENR By the Bay Bldg., Roxas Blvd.
Barangay 668, Ermita, Manila

ATTENTION : The OIC-Assistant Regional Director for Technical Services
The Chief, Surveys and Mapping Division

FROM : The Provincial of Environment and
Natural Resources Officer

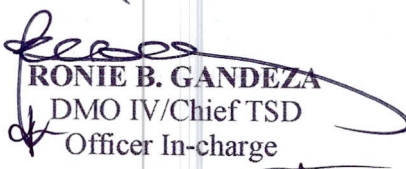
SUBJECT : **REQUEST FOR AMENDMENT OF TECHNICAL
DESCRIPTION OF LOT 40, CAD.841-D SITUATED AT
BARANGAY POBLACION, TAYTAY, PALAWAN**

Forwarded is the Memorandum of CENRO Taytay, Palawan dated April 5, 2023 requesting for correction of technical description covering Lot 40, Cad.841-D.


Per plotting and projection of this office using its technical description, the lot is not a close polygon, hence erroneous. This office is requesting for review and possible amendment of its technical description.

For further evaluation and consideration.

For the PENRO:


RONIE B. GANDEZA
DMO IV/Chief TSD
Officer In-charge

Reference No: 2023-3293
TSD/RPS/SMU

DENR-PALAWAN
PENRO-RECORDS
RELEASED
By 
Date: 08 MAY 2023 CN 23-1259



Republic of the Philippines
Department of Environment and Natural Resources
Region IV- MIMAROPA
COMMUNITY ENVIRONMENT AND NATURAL RESOURCES OFFICE
5312 Taytay, Palawan

MEMORANDUM

FOR : The Regional Executive Director
DENR MIMAROPA Region
1515 DENR by the Bay Bldg. Roxas Boulevard,
Barangay 668, Ermita, Manila

ATTN : Surveys and Mapping Division

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

FROM : The Community Environment and Natural Resources Officer
Brgy. Poblacion, Taytay, Palawan

SUBJECT : **REQUEST FOR AMENDMENT OF TECHNICAL
DESCRIPTION OF LOT NO. 40, CAD 841-D SITUATED AT
BRGY. POBLACION, TAYTAY, PALAWAN**

DATE : April 5, 2023

**DENR PENRO
PALAWAN RECORDS
RECEIVED**

BY: 
DATE: 04/05/2023 CN 23-3293


Respectfully submit the report of Special Investigator I Jones Manoel Y. Lafuente regarding the initial verification of Ludivina Baldemor Factuar's intention, represented by Primitiva Baldemor, to reapply for a Residential Free Patent Application (RFPA) over Lot No. 40, Cad 841-D located in Barangay, Poblacion, Taytay, Palawan.

Upon reviewing the verification report, it was discovered that the approved technical description contains a defect wherein the polygon/area does not close when plotted on Arc GIS mapping.

As a result of these findings, we kindly request that the technical description of the aforementioned lot be amended so that we may proceed with the processing of RFPA.

Please confirm receipt of this message. Thank you.

**DENR CENRO
TAYTAY, PALAWAN
RELEASED**

BY: 
DATE: APR 05 2023 CN 1370


MARIANO P. LILANG, JR.
Development Management Officer IV
As per DAO 2022-09



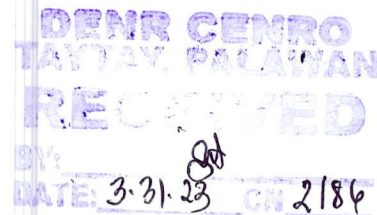
MEMORANDUM

FOR : The Community Environment and Natural Resources Officer

FROM : The Special Investigator I

SUBJECT : **REPORT ON THE CONDUCTED INITIAL VERIFICATION ON THE INTENTION OF LUDIVINA BALDEMOR FACTUAR REP. BY PRIMITIVA BALDEMOR TO RE-APPLY FOR RESIDENTIAL FREE PATENT APPLICATION OVER LOT 40, CAD 841-D AT, BARANGAY POBLACION, TAYTAY, PALAWAN**

DATE : March 30, 2023



This report was the result of the initial verification pertaining to the above-cited subject.

I. Records Verification

Per verification from the records of this office, Lot No. 40, Cad 841-D containing a total area of Two Hundred Forty-Five (245) square meters was listed to Dalisay Casas and covered by Residential Free Patent Application RFPA-045320-140 applied by Ludivina Baldemor dated November 12, 2012. This lot is classified as Agricultural Land (Alienable and Disposable) as per LC Map 939, Block XIV, Project 9 dated May 21, 1932.

II. Observation/Comment



Based on the approved cadastral map under CM 10° 49' N, 119° 30' E SEC. 2-C sheet 19 (Fig. 1), it is observed that the polygon of the subject lot was **close**.

Fig. 1

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However, upon plotting the approved technical description (Fig. 2) of the subject lot, it

Survey No. 00d-B41-D Case No. 1 Mun. of TAYTAY Prov. of PALAWAN

Lot No.	Claimant	BEARINGS AND DISTANCES						Area in Sq. Meters
		Mon. to Corner 1	Line 1-2	Line 2-3	Line 3-4	Line 4-5	Line 5-6	
36		N. 50° 25' W. 205.16	N. 84° 42' W. 18.44	N. 10° 14' W. 10.41	S. 84° 01' E. 16.41	S. 03° 47' W. 9.41		137
37		N. 50° 25' W. 205.16	S. 15° 20' W. 8.02	S. 33° 40' W. 3.24	N. 76° 53' W. 12.34	N. 22° 57' E. 10.16	S. 84° 42' E. 12.44	137
38		N. 66° 05' W. 275.43	N. 84° 0' W. 67.16	N. 72° 7' W. 72.04	N. 48° 00' W. 8.23	S. 72° 0' W. 78.63	S. 70° 42' E. 85.76	2316
39			S. 72° 57' E. 62.87	S. 84° 21' W. 78.34				
40		N. 70° 38' W. 212.06	N. 02° 38' E. 3.07	S. 72° 18' E. 18.53	S. 06° 00' W. 4.88	N. 81° 40' N. 10.15		245
41		N. 12° 04' W. 122.37	N. 20° 00' W. 12.3	N. 01° 14' E. 17.5	N. 83° 54' E. 12.01	S. 02° 45' E. 16.7		202
42		N. 12° 04' W. 122.37	N. 02° 45' W. 16.01	N. 81° 1' E. 17.65	S. 02° 00' E. 16.39	S. 87° 21' W. 16.39		277

Fig. 2

appears that the polygon won't close having an error of 0.627 meters which is not applicable for residential lots with substantial error of 0.00-0.01 meters in error.

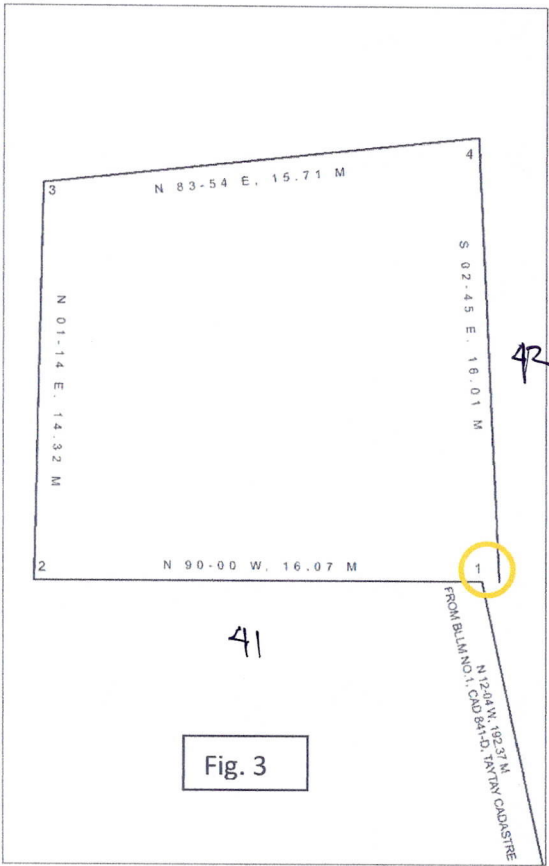


Fig. 3

As shown on the Fig. 3, it is visible that the polygon does not close, indicating that the approved Technical Description (TD) is defective. Possible error may be in the TD of corner 4-1.

III. Recommendation

In view of the foregoing premises, the undersigned hereby recommends to elevate the issue/findings to the higher office to correct or amend the Technical Description of Lot No. 40, Cad 841-D, Taytay Cadastre prior to the processing of the Residential Free Patent Application of Ludivina Baldemor Factuar rep. by Primitiva Baldemor.

For information, consideration, and further instruction.

JONES MANOEL Y. LAFUENTE

