

Republic of the Philippines
HOUSE OF REPRESENTATIVES
Quezon City, Metro Manila

SIXTEENTH CONGRESS

Second Regular Session

House Bill No. **4701**



Introduced by **Rep. EVELIO R. LEONARDIA**

EXPLANATORY NOTE

The Housing and Land Use Regulatory Board (HLURB) is a national government agency tasked as the planning, regulatory and quasi-judicial body for land use development and real estate and housing regulation. These roles are done via a triad of strategies namely, policy development, planning and regulation.

In a highly urbanized city like Bacolod, there occurs a rapid growth in population where such increase presents Bacolod to be a profitable place and a viable venue for business. Commercial establishments are rising everywhere and real estate businesses are sprouting like mushrooms.

With the rapid expansion of subdivisions and the growth of businesses in Bacolod City, it is inevitable that problems like zoning and conflicts between subdivision lot buyer and developer could arise. There have been many instances that complaint by the subdivision lot buyers against the developers, because of distance and financial constraint, could not be lodged before the HLURB. Good governance dictates that public service should be accessible to the people under more convenient circumstances.

As such, the approval of this Bill is earnestly sought.


REP. EVELIO R. LEONARDIA
Lone District, Bacolod City

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AN ACT
ESTABLISHING A HOUSING AND LAND USE REGULATORY BOARD (HLURB)
OFFICE IN THE LONE DISTRICT OF BACOLOD CITY, PROVINCE OF NEGROS
OCCIDENTAL, APPROPRIATING FUNDS THEREFOR AND FOR OTHER
PURPOSES

*Be it enacted by the Senate and House of Representatives of the Philippines in
Congress assembled:*

SECTION 1. There shall be established a Housing Land Use Regulatory Board
Office in Bacolod City.

SEC. 2. The Chairman of HLURB shall issue the necessary rules and regulations for
the effective implementation of this Act.

SEC. 3. The Chairman of HLURB shall immediately include in the Board's
programs the operationalization of the HLURB Office in Bacolod City, the funding of which
shall be included in the annual General Appropriations Act.

SEC. 4. This Act shall take effect fifteen (15) days after its publication in the *Official
Gazette* or in two (2) newspapers of general circulation.

Approved,