

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

NINETEENTH CONGRESS
First Regular Session

HOUSE BILL NO. 8164



Introduced by Rep. LORETO B. ACHARON

AN ACT
RECLASSIFYING PARCELS OF LAND OF THE PUBLIC DOMAIN LOCATED IN BARANGAY SIGUEL IN THE CITY OF GENERAL SANTOS AS ALIENABLE AND DISPOSABLE LAND OPEN TO DISPOSITION FOR AGRICULTURAL, RESIDENTIAL, COMMERCIAL, INDUSTRIAL AND FOR OTHER PURPOSES.

EXPLANATORY NOTE

Barangay Siguel is one among the few remaining rural barangays in the City of General Santos located 20 kilometers from the city center. Bounded on the north by Barangay Tambler, on the south by the powerful Siguel River, on the east by the waters of Sarangani Bay and the west by the Municipality of Maasim of the Province of Sarangani, it is one of the city's oldest barangays and home to 15,687 inhabitants as per official census of population in 2020.

It has 16 "puroks" situated in an area of some 37,684,388 square meters more or less and actual land use is a mix of industrial, agricultural and agro-industrial as determined by the Comprehensive Land Use Plan for 2018-2026 of the City Government of General Santos.

Residential use is quite evident in this part of the city and unplanned settlements have proliferated because of its attraction and potential for economic growth, mainly due to its proximity as well to major infrastructure such as the airport, fish port, seaports and industrial zones.

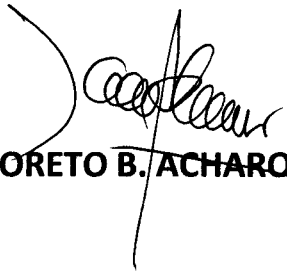
This measure therefore seeks to reclassify parcels of land of the public domain located at Barangay Siguel in the City of General Santos as alienable and disposable open to disposition for agricultural, residential, commercial, industrial and other productive purposes.

The current classification of the subject parcels of land of the public domain no longer holds true and this situation ran counter to the needs of the people of General Santos City.

The reclassification will allow both national and local government to open up large areas of resettlement of informal settlers presently residing in roads-right-of-way, government lots, danger zones such as riverbanks, ravines and cliffs, shorelines and foreshore areas and those covered by court-ordered demolitions.

This measure intends to correct this and allow land ownership to deserving constituents and actual occupants by maximizing opportunities to improve the city's competitive advantage in the region, promote flexibility in the use of land and water resources and mainstream climate and disaster risk adaptation and mitigation.

In view of the foregoing, passage of this measure is earnestly sought.



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AN ACT
RECLASSIFYING PARCELS OF LAND OF THE PUBLIC DOMAIN LOCATED IN
BARANGAY SIGUEL IN THE CITY OF GENERAL SANTOS AS ALIENABLE AND
DISPOSABLE LAND OPEN TO DISPOSITION FOR AGRICULTURAL,
RESIDENTIAL, COMMERCIAL, INDUSTRIAL AND FOR OTHER PURPOSES.

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

SECTION 1. Declaration. - Parcels of land of the public domain located in Barangay Siguel, City of General Santos is hereby classified as alienable and disposable land open to disposition for agricultural, residential, commercial, industrial and for other productive purposes.

Subject parcel of land is more particularly described as follows:

BLOCK 1		
TIEPOINT: PRS92 CTS-3160		
<u>Line</u>	<u>Bearing</u>	<u>Distance (m)</u>
TP – 1	S 17° 19' E	8824.95
1-2	S 32° 47' W	323.42
2-3	S 55° 34' W	390.06
3-4	S 13° 2' E	294.58
4-5	S 32° 47' W	398.87
5-6	S 14° 18' E	159.00
6-7	S 6° 4' W	285.57
7-8	S 41° 52' W	332.66
8-9	S 51° 26' W	305.25
9-10	S 60° 29' W	288.15
10-11	S 16° 17' W	242.34
11-12	S 36° 10' W	194.56

12-13	S 12° 33' W	368.30
13-14	S 28° 46' E	175.76
14-15	N 85° 46' W	327.16
15-16	S 40° 52' W	207.74
16-17	S 8° 11' W	201.44
17-18	S 32° 33' E	336.89
18-19	S 22° 45' W	203.10
19-20	S 56° 19' W	245.07
20-21	S 51° 35' W	335.45
21-22	S 6° 43' E	103.42
22-23	S 59° 39' W	434.15
23-24	N 10° 47' W	77.65
24-25	N 56° 50' W	292.83
25-26	N 89° 40' W	256.99
26-27	S 54° 10' W	209.86
27-28	N 65° 20' W	114.64
28-29	N 72° 35' W	189.96
29-30	N 24° 25' W	117.93
30-31	N 66° 1' W	245.12
31-32	N 86° 4' W	302.41
32-33	N 78° 42' W	653.73
33-34	N 17° 43' W	163.39
34-35	N 15° 20' E	209.11
35-36	N 8° 31' E	76.97
36-37	N 30° 8' W	315.15
37-38	N 23° 55' W	132.05
38-39	N 11° 28' W	175.02
39-40	N 43° 3' W	61.07
40-41	N 76° 19' W	102.75
41-42	N 88° 29' W	128.85
42-43	N 16° 29' W	57.99
43-44	N 24° 17' E	79.77
44-45	N 30° 16' E	174.61
45-46	N 8° 49' W	119.98
46-47	N 14° 41' E	103.41
47-48	N 60° 22' E	96.34
48-49	S 81° 9' E	263.49
49-50	S 47° 16' E	106.03
50-51	S 14° 52' E	152.76
51-52	S 26° 30' E	163.84
52-53	S 13° 31' W	186.48
53-54	S 0° 42' E	42.20
54-55	S 67° 17' E	54.93
55-56	N 63° 22' E	85.12
56-57	N 19° 23' E	133.11
57-58	N 12° 34' W	178.64

58-59	N 33° 57' E	142.14
59-60	N 1° 55' W	48.17
60-61	N 51° 2' W	121.06
61-62	N 36° 17' W	106.91
62-63	N 49° 18' W	92.65
63-64	N 82° 14' W	111.74
64-65	S 83° 19' W	109.22
65-66	N 71° 6' W	94.98
66-67	N 13° 29' W	71.24
67-68	N 30° 53' E	88.44
68-69	N 55° 42' E	113.38
69-70	N 73° 57' E	151.47
70-71	S 80° 20' E	61.40
71-72	S 42° 48' E	79.82
72-73	S 16° 31' E	192.87
73-74	S 43° 54' E	196.21
74-75	S 65° 45' E	158.40
75-76	N 83° 57' E	182.89
76-77	N 71° 5' E	111.30
77-78	N 37° 46' E	154.95
78-79	N 85° 32' E	122.41
79-80	S 34° 30' E	83.21
80-81	S 27° 1' W	85.51
81-82	S 50° 38' W	137.83
82-83	S 23° 54' W	131.87
83-84	S 9° 10' E	174.30
84-85	S 33° 51' E	166.18
85-86	S 71° 38' E	189.43
86-87	S 82° 43' E	256.13
87-88	S 53° 2' E	155.48
88-89	S 21° 22' E	142.33
89-90	S 17° 13' E	105.32
90-91	S 16° 24' W	64.22
91-92	S 54° 16' W	110.95
92-93	S 48° 43' W	91.79
93-94	N 88° 36' W	79.69
94-95	N 58° 6' W	124.63
95-96	N 69° 4' W	177.80
96-97	N 49° 27' W	283.67
97-98	N 64° 46' W	120.20
98-99	S 77° 31' W	91.00
99-100	S 22° 51' W	62.91
100-101	S 27° 4' E	159.07
101-102	S 56° 18' E	518.51
102-103	S 30° 56' E	91.24
103-104	S 2° 42' W	119.32

104-105	S 64° 5' E	116.99
105-106	S 83° 9' E	167.14
106-107	N 67° 0' E	173.87
107-108	N 84° 25' E	75.62
108-109	S 69° 52' E	117.16
109-110	S 54° 34' E	194.46
110-111	S 87° 28' E	160.13
111-112	N 85° 6' E	181.79
112-113	S 83° 9' E	287.92
113-114	N 66° 7' E	130.07
114-115	N 49° 42' E	165.27
115-116	N 19° 39' E	63.56
116-117	N 32° 50' W	63.29
117-118	N 82° 15' W	53.28
118-119	S 68° 56' W	65.54
119-120	S 41° 49' W	108.32
120-121	S 66° 44' W	97.65
121-122	N 78° 44' W	87.16
122-123	N 69° 16' W	135.88
123-124	S 85° 44' W	71.61
124-125	S 69° 15' W	150.04
125-126	S 80° 59' W	61.88
126-127	N 69° 39' W	47.21
127-128	N 16° 21' W	145.40
128-129	N 49° 43' W	48.51
129-130	N 86° 59' W	108.81
130-131	S 75° 2' W	175.87
131-132	N 77° 46' W	69.05
132-133	N 21° 35' W	48.44
133-134	N 30° 26' E	41.47
134-135	N 65° 17' E	130.31
135-136	N 54° 19' E	93.49
136-137	N 34° 14' E	57.90
137-138	N 26° 39' W	161.65
138-139	N 6° 57' W	79.74
139-140	N 34° 34' E	136.73
140-141	N 34° 20' W	219.33
141-142	N 13° 12' E	57.57
142-143	N 66° 36' E	71.12
143-144	S 77° 38' E	108.82
144-145	S 48° 36' E	152.82
145-146	S 29° 50' E	96.86
146-147	S 4° 57' E	131.47
147-148	S 5° 25' W	202.31
148-149	S 36° 37' E	111.48
149-150	N 64° 10' E	124.36

150-151	N 24° 37' E	92.00
151-152	N 5° 57' W	195.38
152-153	N 29° 14' W	301.29
153-154	N 11° 27' W	137.91
154-155	N 28° 50' W	111.41
155-156	N 65° 46' W	162.08
156-157	N 89° 26' W	204.29
157-158	N 68° 2' W	272.47
158-159	N 45° 37' W	231.72
159-160	N 41° 7' W	225.17
160-161	N 65° 39' W	142.53
161-162	S 77° 32' W	172.64
162-163	N 87° 40' W	134.37
163-164	N 65° 13' W	172.86
164-165	N 43° 32' W	126.08
165-166	N 30° 30' W	207.06
166-167	N 60° 47' W	212.31
167-168	S 75° 51' W	116.29
168-169	S 41° 54' W	258.12
169-170	S 65° 19' W	263.52
170-171	S 36° 43' W	190.71
171-172	S 62° 54' W	81.07
172-173	N 77° 29' W	174.05
173-174	S 82° 38' W	251.75
174-175	S 54° 13' W	218.72
175-176	S 64° 50' W	239.37
176-177	S 56° 49' W	186.68
177-178	S 22° 49' W	261.53
178-179	S 32° 37' W	172.50
179-180	S 46° 30' W	155.31
180-181	S 28° 40' W	94.11
181-182	S 12° 35' W	153.40
182-183	N 85° 41' W	284.01
183-184	S 4° 21' E	181.14
184-185	S 42° 18' W	187.99
185-186	S 5° 50' W	237.30
186-187	S 45° 20' E	238.38
187-188	S 81° 7' E	82.44
188-189	N 30° 44' E	115.05
189-190	N 34° 27' W	166.04
190-191	N 14° 31' E	190.78
191-192	N 75° 32' E	92.27
192-193	S 51° 36' E	94.18
193-194	N 71° 3' E	153.54
194-195	N 85° 22' E	184.72
195-196	S 70° 37' E	246.79

196-197	S 43° 39' E	474.11
197-198	N 84° 47' E	359.52
198-199	S 68° 31' E	483.45
199-200	N 85° 6' E	250.56
200-201	S 85° 50' E	496.44
201-202	S 77° 5' E	683.08
202-203	S 29° 52' E	91.35
203-204	S 3° 51' W	111.45
204-205	S 39° 57' E	102.29
205-206	S 71° 18' E	114.12
206-207	N 70° 59' E	316.30
207-208	N 54° 46' E	242.18
208-209	S 87° 41' E	160.25
209-210	S 59° 45' E	197.21
210-211	N 85° 0' E	67.20
211-212	N 59° 39' E	434.15
212-213	N 67° 26' E	291.15
213-214	S 15° 36' W	134.85
214-215	S 55° 3' W	569.46
215-216	S 39° 32' W	246.78
216-217	S 23° 14' W	44.22
217-218	S 82° 34' W	173.12
218-219	N 79° 13' W	164.86
219-220	S 87° 53' W	208.37
220-221	N 78° 15' W	214.64
221-222	S 69° 17' E	325.81
222-223	S 82° 13' W	180.38
223-224	N 67° 6' W	524.46
224-225	N 81° 45' W	903.33
225-226	N 87° 46' W	857.33
226-227	N 67° 23' W	507.47
227-228	N 72° 17' W	440.78
228-229	N 83° 51' W	480.09
229-230	S 59° 37' W	679.25
230-231	S 72° 59' W	354.13
231-232	N 84° 16' W	254.82
232-233	N 89° 14' W	336.33
233-234	N 0° 19' W	765.34
234-235	0° 0' E	292.94
235-236	S 56° 35' E	498.56
236-237	S 17° 42' E	238.28
237-238	N 61° 2' E	127.45
238-239	N 8° 0' W	276.05
239-240	N 56° 31' W	430.96
240-241	N 35° 39' W	260.68
241-242	N 86° 58' W	345.41

242-243	N 0° 19' W	1110.79
243-244	N 72° 49' E	150.18
244-245	N 47° 27' E	175.75
245-246	N 78° 5' E	212.33
246-247	N 41° 19' E	96.15
247-248	N 47° 14' W	217.32
248-249	N 68° 16' W	210.62
249-250	S 88° 56' W	195.06
250-251	N 0° 19' W	502.13
251-252	N 0° 19' W	353.94
252-253	N 89° 49' E	319.89
253-254	N 81° 27' E	221.16
254-255	S 72° 15' E	184.37
255-256	N 64° 50' E	146.53
256-257	N 32° 0' E	117.06
257-258	N 25° 23' W	135.50
258-259	N 50° 16' W	122.79
259-260	N 35° 59' E	153.43
260-261	N 16° 57' E	184.87
261-262	N 48° 33' E	112.52
262-263	N 72° 46' E	76.29
263-264	N 84° 6' E	195.16
264-265	N 55° 18' E	105.84
265-266	N 30° 51' W	137.35
266-267	N 67° 54' W	222.26
267-268	N 27° 45' W	139.49
268-269	N 10° 15' W	286.95
269-270	N 51° 25' W	167.07
270-271	N 26° 23' W	209.51
271-272	S 83° 47' W	136.02
272-273	N 26° 27' W	152.60
273-274	N 17° 21' E	83.73
274-275	N 38° 6' E	127.29
275-276	N 67° 22' E	83.98
276-277	S 76° 6' E	108.88
277-278	S 35° 0' E	119.50
278-279	S 24° 49' E	84.33
279-280	S 59° 7' E	191.38
280-281	N 84° 57' E	87.06
281-282	N 8° 13' E	92.48
282-283	N 89° 47' E	78.77
283-284	N 13° 19' W	526.62
284-285	N 86° 27' E	1092.10
285-286	S 64° 0' E	1830.59
286-287	N 74° 25' E	687.35
287-288	S 75° 55' E	1219.62

288-289	S 84° 20' E	2110.97
289-1	S 74° 12' E	753.97

the point of beginning, comprising an area of thirty-one million eight hundred eighty-thousand one hundred eleven (31,880,111) square meters, more or less.

BLOCK 2

TIEPOINT: PRS92 CTS-3160

<u>Line</u>	<u>Bearing</u>	<u>Distance (m)</u>
TP – 1	S 19° 40' W	12451.47
1-2	N 26° 45' E	287.33
2-3	N 46° 36' E	524.66
3-4	N 57° 27' E	506.22
4-5	N 84° 46' E	184.85
5-6	S 58° 37' E	58.71
6-7	S 0° 0'	47.67
7-8	S 44° 32' W	196.53
8-9	S 9° 49' W	138.91
9-10	S 49° 27' W	177.75
10-11	S 59° 59' W	212.08
11-12	S 18° 15' W	71.38
12-13	S 41° 51' E	88.04
13-14	S 80° 15' E	62.95
14-15	N 87° 5' E	468.96
15-16	S 67° 31' E	45.43
16-17	S 15° 38' E	58.01
17-18	S 31° 20' W	84.15
18-19	S 58° 21' W	83.36
19-20	S 82° 16' W	176.11
20-21	S 81° 58' W	195.93
21-22	S 60° 37' W	59.74
22-23	S 54° 55' E	170.19
23-24	S 71° 50' E	153.02
24-25	S 80° 35' E	293.04
25-26	N 80° 41' E	263.06
26-27	S 71° 54' E	79.32
27-28	S 26° 53' E	74.58
28-29	S 27° 54' W	73.65
29-30	S 55° 39' W	88.27
30-31	S 16° 1' W	43.05
31-32	S 9° 12' E	83.67
32-33	S 22° 22' E	47.63
33-34	N 75° 25' W	222.16
34-35	N 61° 13' W	139.51
35-36	N 70° 45' W	223.23
36-37	S 89° 0' W	120.58

37-38	N 69° 28' W	181.50
38-39	N 35° 38' W	217.19
39-40	N 49° 46' W	103.18
40-41	N 70° 54' W	145.95
41-42	N 80° 13' W	217.30
42-43	N 85° 42' W	147.74
43-1	S 82° 28' W	92.59

the point of beginning, comprising an area of eight hundred thirty-nine thousand two hundred seventy-six (839,276) square meters, more or less.

SEC. 2. *Disposition.* - The Department of Environment and Natural Resources (DENR) shall alienate the parcels of land identified in the preceding section through the issuance of free patent, regardless of the identified uses or purposes of the lots being applied for, to any citizen of the Philippines who has continuously occupied or cultivated either or through predecessors-in-interest or a person who has been paying the real estate tax even as the same has not been occupied by any other person for at least (10) years prior to the approval of this Act, not to exceed twelve (12) has per applicant; Provided, that the DENR shall reserve and award lands or lots to the City Government of General Santos, its barangays and other agencies of the national government for essential public and quasi-public purposes or services such as school buildings, roads, public plazas, waterworks systems, health centers and similar offices and purposes; Provided further that any title issued over lands for quasi-public purposes of the agencies of the national government shall be in the name of the Republic of the Philippines; Provided, finally that the 20-meters width from both banks of rivers, creeks and natural depressions that serves as waterways shall be preserved as permanent forestland and shall be planted with indigenous tree species to be maintained at all times by the DENR and the local government of the City of General Santos.

The provisions of Commonwealth Act No. 141 otherwise known as the "Public Land Act", as amended, not inconsistent herewith, shall be applicable; Provided that actual occupants of residential lots within built-up areas shall be given priority in the application for titles and the issuance of free patents pursuant to this Act.

SEC. 3. *Preservation of Ecological Balance.* – The final use of this herein declared alienable and disposable lands shall not in any way prejudice ecological balance. The removal of trees and other timber products therein shall be subject to existing forestry laws and regulations.

SEC. 4. *Implementing Rules and Regulations.* – Within ninety (90) days from the approval of this Act, the Secretary of the DENR shall, in consultation with the local government of the City of General Santos, and concerned national government agencies, issue rules and regulations to implement this Act.

SEC. 15. *Separability Clause.* – If any part or provision of this Act is declared invalid or unconstitutional, the remaining parts or provisions not affected are in full force and effect.

SEC. 16. *Repealing Clause.* – All laws, presidential decrees, letters of instructions, executive orders, rules and regulations and other issuances or parts thereof inconsistent with the provisions of this Act are hereby repealed, amended, or modified accordingly.

SEC. 17. *Effectivity.* – This Act shall take effect fifteen (15) days after its publication in the Official Gazette or in a newspaper of general circulation.

Approved.