



Republic of the Philippines
HOUSE OF REPRESENTATIVES
Quezon City

TWENTIETH CONGRESS
First Regular Session

House Bill No. 5968



Introduced by Representative KRISTINE SINGSON-MEEHAN

EXPLANATORY NOTE

The Bases Conversion and Development Authority (BCDA), created under Republic Act No. 7227, has been instrumental in transforming former military bases into economic growth centers and in supporting the modernization of the Armed Forces of the Philippines. Nevertheless, there is a continuing need to strengthen the BCDA's institutional framework and expand its capacity to meet present and future development demands.

This measure seeks to strengthen the BCDA by:

1. Extending its corporate term for another fifty (50) years, renewable by law, to ensure continuity of long-term projects;
2. Expanding its powers to allow the donation or transfer of real property to government institutions for public use;
3. Increasing its authorized capital stock from ₱100 billion to ₱400 billion to sustain capital-intensive development; and
4. Authorizing the disposition of limited residential and mixed-use lands within economic zones, with safeguards and periodic reporting requirements.

These amendments will enhance BCDA's institutional capacity, secure sustainable funding, and reinforce its role as a driver of economic growth and national development.

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

DEPUTY SPEAKER KRISTINE SINGSON-MEEHAN
2nd DISTRICT ILOCOS SUR



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AN ACT
STRENGTHENING THE BASES CONVERSION AND DEVELOPMENT
AUTHORITY AMENDING FOR THE PURPOSE REPUBLIC ACT NO. 7227,
OTHERWISE KNOWN AS “THE BASES CONVERSION AND DEVELOPMENT
ACT OF 1992”, AS AMENDED

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

1 **SECTION 1.** Section 3 of Republic Act No. 7227, as amended, is hereby further
2 amended to read as follows:

3 “SEC. 3. *Creation of the Bases Conversion and Development Authority.* –
4 There is hereby created a body corporate to be known as the Bases
5 Conversion and Development Authority, hereinafter referred to as the
6 Conversion Authority, which shall have the attribute of perpetual succession
7 and shall be vested with the powers of a corporation.

1 It shall be organized within thirty (30) days after approval of this Act. It
2 shall have a term of fifty (50) years from its organization, **WHICH SHALL**
3 **BE RENEWABLE FOR ANOTHER FIFTY (50) YEARS UPON THE**
4 **EXPIRATION OF ITS ORIGINAL TERM, AND MAY BE FURTHER**
5 **EXTENDED BY LAW:** *Provided*, That Congress, by joint resolution, may
6 dissolve the Conversion Authority whenever in its judgment the primary
7 purpose for its creation has been accomplished. It shall establish its principal
8 office in Metropolitan Manila unless otherwise provided by the Conversion
9 Authority and may put up such branches as may be necessary.”

10 **SEC. 2.** A new paragraph (m) under Section 5 of Republic Act No. 7227, as amended,
11 is hereby inserted to read as follows:

12 “SEC. 5. *Powers of the Conversion Authority.* – To carry out its objectives
13 under this Act, the Conversion Authority is hereby vested with the
14 following powers:

15 x x x

16 **(M) TO GRANT, DONATE, OR OTHERWISE ALIENATE BY**
17 **GRATUITOUS TITLE REAL PROPERTIES TO ANY**
18 **GOVERNMENT INSTITUTION OR AGENCY TO BE DEVOTED**
19 **EXCLUSIVELY FOR PUBLIC USE.**

20 x x x.”

1 SEC. 3. Section 6 of Republic Act No. 7227, as amended, is hereby amended to read
2 as follows:

3 “SEC. 6. *Capitalization.* – The Conversion Authority shall have an authorized
4 capital of [~~One hundred billion pesos (P100,000,000,000)~~] **FOUR**
5 **HUNDRED BILLION PESOS (P400,000,000,000.00)** which may be fully
6 subscribed by the Republic of the Philippines and **FUNDED BY THE**
7 **CONVERSION AUTHORITY** [~~shall either be paid up from the proceeds~~
8 ~~of the sales of its land assets as provided for in Sec. 8 of this Act or by~~
9 ~~transferring to the Conversion Authority properties valued in such amount]~~
10 **EITHER IN CASH OR PROPERTY.**

11 x x x.”

12 SEC. 4. A new section denominated as Section 18 is hereby inserted to read as follows:

13 “SEC. 18. *CONVERSION OF RESIDENTIAL LANDS.* –
14 **RESIDENTIAL LAND AND RESIDENTIAL MIXED-USE LAND,**
15 **IDENTIFIED BY THE CONVERSION AUTHORITY IN ITS**
16 **MASTER DEVELOPMENT PLANS FOR THE ECONOMIC ZONES**
17 **IDENTIFIED AND DEFINED UNDER R.A. 7227, AS AMENDED,**
18 **ARE HEREBY DECLARED ALIENABLE AND DISPOSABLE:**
19 **PROVIDED, THAT, THE AREA TO BE CLASSIFIED AS**
20 **ALIENABLE AND DISPOSABLE SUBJECT TO SALE SHALL NOT**
21 **BE MORE THAN FIVE PERCENT (5%) OF THE TOTAL LAND**
22 **AREA OF EACH ECONOMIC ZONE. THE CONVERSION**
23 **AUTHORITY IS HEREBY AUTHORIZED TO SELL THESE**
24 **LANDS.**

1 **THE PROCEEDS FROM THE SALE THEREOF SHALL ACCRUE**
2 **TO THE CONVERSION AUTHORITY: *PROVIDED*, THAT EVERY**
3 **THREE (3) YEARS, THE CONVERSION AUTHORITY SHALL**
4 **SUBMIT TO THE OFFICE OF THE PRESIDENT PERIODIC**
5 **UPDATES ON THE DISPOSITION OF RESIDENTIAL LAND AND**
6 **RESIDENTIAL MIXED-USE LAND.”**

7 **SEC. 5.** Section 18 of Republic Act No. 7227, as amended, is hereby renumbered as
8 Section 19, and all succeeding sections of the same Act are hereby renumbered accordingly.

9 **SEC. 6.** All other laws, decrees, executive orders, rules and regulations or other
10 issuances or parts thereof contrary to or inconsistent with the provisions of this Act are hereby
11 repealed or modified accordingly.

12 **SEC. 7.** If, for any reason, any part or provision of this Act is declared invalid or
13 unconstitutional, the remaining parts or provisions not affected thereby shall remain in full
14 force and effect.

15 **SEC. 8.** This Act shall take effect fifteen (15) days after its publication in the *Official*
16 *Gazette* or in any newspaper of general circulation.

 Approved,