

**[HLURB MEMORANDUM CIRCULAR NO. 17, S.
1996, July 17, 1996]**

**BOARD RESOLUTION NO. R-587, APPROVING THE PROCEDURAL
GUIDELINES ON THE ENFORCEMENT AND MONITORING OF
COMPLIANCE TO SECTION 18 OF RA 7279**

1. The Board of Commissioners approved on 08 July 1996 under Resolution No. R-587, hereto attached, the following procedural guidelines to strengthen the enforcement of the 20% socialized housing requirement of RA 7279, the Urban Development and Housing Act:

a. Procedural Guidelines on the Enforcement and Monitoring of Compliance to Section 18 of RA 7279 at Processing and Issuance of Development Permit for Main Projects (Annex A of the resolution, with the flowchart as Annex A-1^{*}), for the guidance of local government units (LGUs) who have assumed the DP processing function

b. Procedural Guidelines on the Enforcement and Monitoring of Compliance to Section 18 of RA 7279 at Processing and Issuance of License to Sell for Main Projects (Annex B of the resolution, with the flowchart as Annex B-1^{*}), for the guidance of the Regional Field Offices.

2. Annex A of the Resolution shall replace Annex C of DILG MC No. 96-79 dated 16 May 1996 (enjoining LGU cooperation in enforcing compliance to the balanced housing requirement of Section 18 of UDHA), and shall be separately issued to the LGUs through the DILG.

3. Pending the DILG issuance, the RFOs shall furnish the LGUs concerned within their jurisdiction a copy of the DP guidelines as advance copy, as well as the LS guidelines for their information and guidance.

For your guidance and compliance.

Adopted: 17 July 1996

(Sgd.) ROMULO Q. FABUL
Commissioner and Officer-in-Charge, OCEO

Attachments:

Resolution No. R-587, s. 1996
Approving the Procedural Guidelines on the Enforcement and Monitoring of
Compliance to Section 18 of RA 7279

WHEREAS, the Board, under Republic Act 7279, otherwise known as the Urban

Development and Housing Act of 1992, is tasked to implement the balanced housing provision under Section 18 thereof which requires developers of proposed non-socialized housing projects to develop an area for socialized housing equivalent to at least 20% of the main project area or cost;

WHEREAS, the attainment of the objectives of RA 7279 rests by and large upon compliance thereto by the private sector, specifically the real estate owners and developers;

WHEREAS, the devolution of the local government units of the authority to process and issue Development Permit to proposed subdivision projects and the liberalization of the HLRB rules and regulations to implement Section 18 of RA 7279, specifically those pertaining to project location under Resolution No. R-563 and providing alternative modes of compliance under Resolution No. R-511 as amended by Resolution No. R-575, render the existing procedures administratively inefficient in enforcing compliance to Section 18 of RA 7279 at the Development Permit and License to Sell issuance stage which may eventually result in inevitable delay and/or discontinuance of the main or compliance project, a situation which does not augur well for the government's housing program;

WHEREAS, it is incumbent upon the Board to institute some form of control to ensure said compliance and prevent their possible circumvention arising from administrative and operational loopholes;

WHEREFORE, BE IT RESOLVED AS IT IS HEREBY RESOLVED, that the Procedural Guidelines on the Enforcement and Monitoring of Compliance to Section 18 of RA 7279 at Processing and Issuance of Development Permit for Main Projects, hereto attached as ANNEX A, for the guidance of local government units which have assumed said function; and the Procedural Guidelines on the Enforcement and Monitoring Compliance to Section 18 of RA 7279 at Processing and Issuance of License to Sell for Main Projects, hereto attached as ANNEX B, for the guidance of HLRB Regional Field Offices, be APPROVED as the same are hereby APPROVED.

Adopted: 08 July 1996

(SGD.) DIONISIO C. DELA SERNA
Chairman, HUDCC
Ex-Officio Chairman

(SGD.) PRESBITERO J. VELASCO, JR.
Undersecretary, DOJ
Ex-Officio Commissioner

(SGD.) ROMULO Q. FABUL
Commissioner

(SGD.) TERESITA A. DESIERTO
Commissioner

Attested: