



Republic of the Philippines
QUEZON CITY COUNCIL

Quezon City
19th City Council

PR19CC-328

22nd Regular Session

RESOLUTION NO. SP- 5917, S-2014.

A RESOLUTION AUTHORIZING THE ISSUANCE OF A CERTIFICATE OF EXCEPTION TO BELL-KENZ PHARMA, INC., FOR THE CONSTRUCTION OF ADDITIONAL THREE (3) FLOORS TO THEIR EXISTING FOUR (4)-STOREY COMMERCIAL BUILDING WITH BASEMENT PARKING, MEZZANINE AND ROOFDECK LOCATED AT NUMBER 155 MALAKAS STREET, BARANGAY CENTRAL, QUEZON CITY, ALLOWING DEVIATION FROM THE RESTRICTIONS PROVIDED UNDER THE REVISED QUEZON CITY COMPREHENSIVE ZONING ORDINANCE NO. SP-2200, S-2013.

Introduced by Councilor **RAQUEL S. MALAÑGEN**.

Co-Introduced by Councilors Anthony Peter D. Crisologo, Dorothy A. Delarmente, Lena Marie P. Juico, Victor V. Ferrer, Jr., Alexis R. Herrera, Precious Hipolito Castelo, Voltaire Godofredo L. Liban III, Ramulfo Z. Ludovica, Ramon P. Medalla, Estrella C. Valmocina, Allan Benedict S. Reyes, Gian Carlo G. Sotto, Franz S. Pumaren, Eufemio C. Lagambay, Jose Mario Don S. De Leon, Jaime F. Borres, Jesus Manuel C. Suntay, Marvin C. Rillo, Vincent DG. Belmonte, Jessica Castelo Daza, Bayani V. Hipol, Jose A. Visaya, Julienne Alyson Rae V. Medalla, Godofredo T. Liban II, Allan Butch T. Francisco, Karl Edgar C. Castelo, Candy A. Medina, Diorella Maria G. Sotto, Rogelio "Roger" P. Juan, Melencio "Bobby" T. Castelo, Jr. and Ricardo B. Corpuz.

WHEREAS, Bell-Kenz Pharma, Inc. is applying for an exception for the construction of additional three (3) floors to their existing four (4)-storey commercial building with basement parking, mezzanine and roofdeck located at No. 155 Malakas Street, Barangay Central, Quezon City;

WHEREAS, the construction of the said proposed project is permissible in the zone considering that the area is classified as Minor Commercial Zone (C-1);

WHEREAS, the proposed project is required to provide 38 parking slots, however the said project provides 30 parking slots only, this project also exceeds the allowable floor area ration (FAR-4 in C-1 zone);

WHEREAS, in accordance with the provisions of Sections 31 and 38, Article VI of the Revised Quezon City Comprehensive Zoning Ordinance No. SP-2200, S-2013, an Exception is required for project to which the proposed project falls under;

WHEREAS, the Barangay Council of Barangay Central and the residents therein have interposed no objection to the construction of the said project on the condition that the project is for warehouse purposes only;

WHEREAS, the proposed project will not adversely affect the public health, safety and welfare and the appropriate use of the adjoining property, it will also provide and promote livelihood.

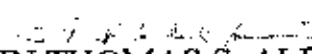
NOW, THEREFORE,

BE IT RESOLVED BY THE CITY COUNCIL OF QUEZON CITY IN REGULAR SESSION ASSEMBLED, to authorize, as it does hereby authorize the issuance of a Certificate of Exception to Bell-Kenz Pharma, Inc., for the construction of additional three (3) floors to their existing four (4)-storey commercial building with basement parking, mezzanine and roofdeck located at No.155 Malakas Street, Barangay Central, Quezon City, allowing deviation from the restrictions provided under The Revised Quezon City Comprehensive Zoning Ordinance No. SP-2200, S-2013.

ADOPTED: March 10, 2014.



JULIENNE ALYSON RAE V. MEDALLA
City Councilor
Acting Presiding Officer

ATTESTED:


Atty. JOHN THOMAS S. ALFEROS III
City Gov't. Asst. Dept. Head III

CERTIFICATION

This is to certify that this Resolution was APPROVED by the City Council on Second Reading on March 10, 2014 and was CONFIRMED on March 17, 2014.


Atty. JOHN THOMAS S. ALFEROS III
City Gov't. Asst. Dept. Head III