



Republic of the Philippines  
**QUEZON CITY COUNCIL**  
Quezon City  
20<sup>th</sup> City Council

PR20CC-1395

90<sup>th</sup> Regular Session

RESOLUTION NO. SP- 7858, S-2019

A RESOLUTION AUTHORIZING THE HONORABLE CITY MAYOR TO NEGOTIATE AND ENTER INTO A COMPROMISE AGREEMENT WITH REGARD TO CIVIL CASE NO. 18-0824 ENTITLED, "JTKC LEISURE HOLDINGS CORPORATION VS. HON. HERBERT M. BAUTISTA, ET AL. INVOLVING TRANSFER CERTIFICATE OF TITLE NO. 111554 SUBJECT OF A PUBLIC AUCTION SALE DATED 8 OCTOBER 2009.

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Introduced by Councilor *GODOFREDO T. LIBAN II.*

Co-Introduced by Councilors *Anthony Peter D. Crisologo, Lena Marie P. Juico, Elizabeth A. Delarmente, Victor V. Ferrer, Jr., Precious Hipolito Castelo, Voltaire Godofredo L. Liban III, Ramon P. Medalla, Ranulfo Z. Ludovica, Estrella C. Valmocina, Allan Benedict S. Reyes, Jose Mario Don S. De Leon, Franz S. Pumaren, Eufemio C. Lagumbay, Marvin C. Rillo, Raquel S. Malañgen, Ivy Xenia L. Lagman, Marra C. Suntay, Hero Clarence M. Bautista, Jose A. Visaya, Karl Edgar C. Castelo, Julianne Alyson Rae V. Medalla, Andres Jose G. Yllana, Jr., Allan Butch T. Francisco, Marivic Co-Pilar, Melencio "Bobby" T. Castelo, Jr., Rogelio "Roger" P. Juan, Donato C. Matias, Eric Z. Medina, Alfredo S. Roxas and Noe Lorenzo B. Dela Fuente III.*

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WHEREAS, the *JTKC Leisure Holdings Corporation* is the registered owner of a parcel of land with improvements thereon, identified as Lot No. 4457 located at No. 128 Quirino Highway, Barangay Baesa, Quezon City;

WHEREAS, the subject property, excluding the improvement thereon, was forfeited in favor of the Quezon City Government, the Transfer Certificate of Title covering the subject property, as well as the ownership over the improvements of the same, remains registered under the name of *JTKC*;

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WHEREAS, on July 27, 2018, the JTKC filed a petition to annul the aforesaid public auction against the Quezon City Government entitled, "JTKC Leisure Holdings Corporation (formerly Goodrich Realty Corporation) vs. The Local Government of Quezon City, et al.", before the Quezon City Regional Trial Court, Branch 84, docketed as Civil Case No. R-QZN-18-08240-CV, stating among other grounds that they were not able to receive copies of the notice for auction and the final notice to exercise on time their right of redemption;

WHEREAS, by way of compromise, the JTKC offered to pay the Quezon City Government the unpaid real property taxes due on the subject property, including the appropriate interests, penalties and other expenses under the law. In addition, JTKC offered to tender a premium pay of three (3) Million Pesos upon execution of the compromise agreement;

WHEREAS, the Quezon City Government had previously passed ordinances allowing previous real property owners to recover their properties after having been forfeited in favor of the City based on existing jurisprudence that redemption laws must be liberally interpreted in favour of the original owner of the property to give him another opportunity, should his fortune improves, to recover his property.

NOW, THEREFORE,

BE IT RESOLVED BY THE CITY COUNCIL OF QUEZON CITY IN REGULAR SESSION ASSEMBLED to authorize, as it does hereby authorize, the Honorable City Mayor to negotiate and enter into a Compromise Agreement with regard to Civil Case No. 18-0824 entitled, "JTKC Leisure Holdings Corporation vs. Honorable Herbert M. Baustita, et al., involving Transfer Certificate of Title No. 111554, subject of a public auction sale dated 8 October 2009.

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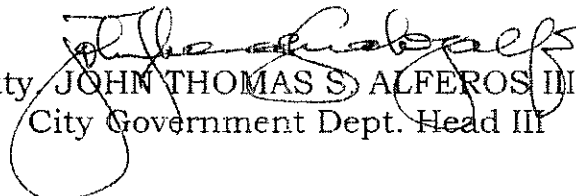
*RESOLVED, FURTHER, to furnish copies of this Resolution to the Honorable City Mayor, City Legal Office, and JTKC Leisure Holdings Corp. for their information.*

ADOPTED: June 17, 2019.



ALEXIS R. HERRERA  
1<sup>st</sup> Asst. Majority Floor Leader  
Acting Presiding Officer

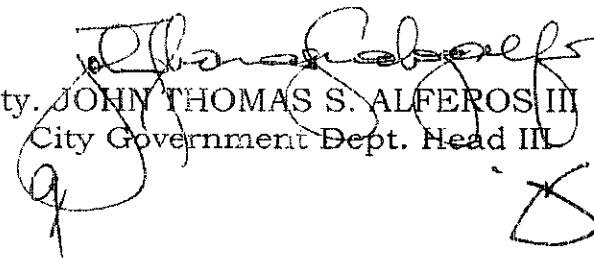
ATTESTED:



Atty JOHN THOMAS S. ALFEROS III  
City Government Dept. Head III

CERTIFICATION

*This is to certify that this Resolution was APPROVED by the City Council on Second Reading on June 17, 2019 and was CONFIRMED on June 24, 2019.*



Atty. JOHN THOMAS S. ALFEROS III  
City Government Dept. Head III