



Republic of the Philippines  
PROVINCE OF CAGAYAN  
Tuguegarao City

**OFFICE OF THE SECRETARY TO THE SANGGUNIAN**

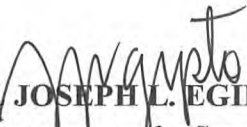
**CITY ORDINANCE NO. 26-09-2025**

**AN ORDINANCE AMENDING CITY ORDINANCE NO. 25-08-2021,  
OTHERWISE KNOWN AS THE ZONING ORDINANCE OF  
TUGUEGARAO CITY CY 2019-2028, INCORPORATING THE  
REZONING FROM RESIDENTIAL ZONE TO COMMERCIAL ZONE OF  
LOT NO. 9600-A OF TCT NO. 032-2024006048 COVERING AN AREA OF  
0.5244 HECTARE SITUATED AT GOSI SUR, TUGUEGARAO CITY**

This City Ordinance was forwarded to the Office of the City Mayor on June 30, 2025 and was returned **UNSIGNED** on July 11, 2025. Relative to this, Section 54(b) of the Local Government Code states that:

*“SECTION 54. Approval of Ordinances. - (a) Every ordinance enacted by the Sangguniang Panlalawigan, Sangguniang Panlungsod, or Sangguniang bayan shall be presented to the provincial governor or city or municipal mayor, as the case may be. If the local chief executive concerned approves the same, he shall affix his signature on each and every page thereof; otherwise, he shall veto it and return the same with his objections to the Sanggunian, which may proceed to reconsider the same. The Sanggunian concerned may override the veto of the local chief executive by two-thirds (2/3) vote of all its members, thereby making the ordinance or resolution effective for all legal intents and purposes.*

*(b) The veto shall be communicated by the local chief executive concerned to the Sanggunian within fifteen (15) days in the case of a province, and ten (10) days in the case of a city or a municipality; otherwise, the ordinance shall be deemed approved as if he had signed it.”*

  
**JOEL JOSEPH L. EGIPTO, Ph.D.**  
Secretary to the Sanggunian  
Date: 07/11/2025





Republic of the Philippines  
**PROVINCE OF CAGAYAN**  
Tuguegarao City

**OFFICE OF THE SECRETARY TO THE SANGGUNIAN**

July 11, 2025

**DR. ROSALINDA P. CALLANG**  
Secretary to the Sangguniang Panlalawigan  
Province of Cagayan  
Capitol Hills, Tuguegarao City



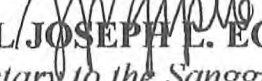
**Madam:**

Pursuant to Section 54 of the Local Government Code, we are now submitting for review and action the attached legislative measures enacted by the Ninth City Council:

1. **City Ordinance No. 24-09-2025** *Anti Trafficking in Persons and Mail Order Spouse Ordinance of Tuguegarao City Pursuant to the Provisions of Republic Act No. 11862: Expanded Anti-Trafficking in Persons Act of 2022 and Republic Act 10906 or the Anti-Mail to Order Spouse Act, Providing Penalties for Its Violations, Establishing the Tuguegarao City Anti Trafficking in Persons Council and for Other Purposes*
2. **City Ordinance No. 25-09-2025** *Ordinance Institutionalizing Programs for the Preservation, Promotion and Strengthening of All Languages, Dialects and Ethnicities in Tuguegarao City, Otherwise Known As the Tuguearaoeno Ako! Ordinance of Tuguegarao City, Expanding and Amending for that Purpose the Specific and General Objectives Under Section 3 As Well As the Official Council Name Under Section 1 of City Ordinance No. 053-2017 or the Ordinance Updating City Ordinance No. 10-2000 Creating the Ibanag Council of Culture and the Arts in Tuguegarao City, and Providing Funds Thereof*
3. **City Ordinance No. 26-09-2025** *An Ordinance Amending City Ordinance No. 25-08-2021, Otherwise Known as the Zoning Ordinance of Tuguegarao City Cy 2019-2028, Incorporating the Rezoning from Residential Zone to Commercial Zone of Lot No. 9600-A of TCT No. 032-2024006048 Covering an Area of 0.5244 Hectare Situated at Gosi Sur, Tuguegarao City*
4. **City Ordinance No. 27-09-2025** *An Ordinance Amending City Ordinance No. 25-08-2021, Otherwise Known as the Zoning Ordinance of Tuguegarao City Cy 2019-2028, Incorporating the Rezoning from Commercial Zone to Industrial Zone of Lot No. 2749 of TCT No. 032-2024003377 Covering an Area of 0.1736 Hectare Situated at Capatan, Tuguegarao City*

Thank you.

Yours truly,

  
**JOEL JOSEPH E. EGIPTO, Ph.D.**  
Secretary to the Sanggunian





Republic of the Philippines  
PROVINCE OF CAGAYAN  
Tuguegarao City  
**NINTH CITY COUNCIL**



EXCERPTS FROM THE MINUTES OF THE 142<sup>nd</sup> REGULAR SESSION OF THE NINTH CITY  
COUNCIL OF TUGUEGARAO CITY, CAGAYAN HELD ON JUNE 24, 2025  
(TUESDAY), 9:00 A.M., AT THE SANGGUNIAN PANLUNGSOD SESSION HALL

PRESENT:

Hon. Jude T. Bayona	Sangguniang Panlungsod Member, Temporary Presiding Officer
Hon. Mark Angelo B. Dayag	Sangguniang Panlungsod Member
Hon. Maria Rosario B. Soriano	-do-
Hon. Ronaldo S. Ortiz	-do-
Hon. Mary Marjorie P. Martin-Chan	-do-
Hon. Imogen Claire M. Callangan	-do-
Hon. Gilbert S. Labang	-do-
Hon. Karina S. Gauani-Viernes	-do-
Hon. Arnel T. Arugay	-do-
Hon. Grace B. Arago	-do-
Hon. Tirso V. Mangada	-do-
Hon. Marc Aldous C. Baccay	-do-
Hon. Restituto C. Ramirez	Ex Officio Member
Hon. Cerene Pearl T. Quilang	-do-

NOTE:

Hon. Bienvenido C. De Guzman II      Acting City Mayor

**CITY ORDINANCE NO. 26-09-2025**

**AN ORDINANCE AMENDING CITY ORDINANCE NO. 25-08-2021, OTHERWISE  
KNOWN AS THE ZONING ORDINANCE OF TUGUEGARAO CITY CY 2019-2028,  
INCORPORATING THE REZONING FROM RESIDENTIAL ZONE TO  
COMMERCIAL ZONE OF LOT NO. 9600-A OF TCT NO. 032-2024006048  
COVERING AN AREA OF 0.5244 HECTARE SITUATED AT  
GOSI SUR, TUGUEGARAO CITY**

**WHEREAS**, cities or municipalities are vested with the authority to reclassify residential lands and provide manner for their utilization pursuant to Section 20 of RA 7160, otherwise known as the Local Government Code of 1991;

**WHEREAS**, Ms. Kristine Rose V. Lazaro has applied for the rezoning of parcel of land from residential zone to commercial zone situated at Gosi Sur, Tuguegarao City;

**WHEREAS**, a Special Power of Attorney was issued to Mr. Bayani Delos Santos by Ms. Kristine Rose V. Lazaro, the owner of the lot, authorizing the former to represent him;

**WHEREAS**, a Zoning Certification was issued by Ms. Chona Q. Sedano, the City Planning and Development Coordinator, stating that the subject lot is classified as residential zone under the Approved Comprehensive Land Use Plan (CLUP) CY 2019-2028 under City Ordinance No. 25-08-2021 dated April 20, 2021 and ratified by Sangguniang Panlalawigan Resolution No. 2021-10-368 dated June 16, 2021;

**WHEREAS**, as per Inspection Report of the Technical Working Group (TWG) dated March 28, 2025, during the time of inspection, the subject lot is idle, the subject lot is 2.2 meters below elevation to the National Road and there is an existing national road on the western part of the subject lot making it accessible to all forms of land transportation;

*[Handwritten signature]*

**WHEREAS**, the Sangguniang barangay of Gosi Sur issued a Resolution Interposing No Objection on the rezoning of the lot owned by Ms. Kristine Rose V. Lazaro pursuant to Sangguniang Barangay Resolution No. 05 dated February 28, 2025;

**WHEREAS**, the rezoning of the subject lot from residential zone to commercial zone will benefit not only the people of Gosi Sur but also the whole of Tuguegarao City in terms of income and employment;

**WHEREAS**, a public hearing was conducted on May 30, 2025 as required by law;

**WHEREAS**, the Local Zoning Review Committee (LZRC) has endorsed to the Committee on Land Use, Zoning, Reclassification, Planning and Subdivision Approval its favorable review on the application for rezoning of the subject lots from residential zone to commercial zone, hence, the committee further recommends the enactment of an Ordinance Amending Ordinance No. 25-08-2021, otherwise known as the Zoning Ordinance of Tuguegarao City CY 2019-2028, incorporating the rezoning of the subject lots from residential zone to commercial zone covering a total area of 0.5244 square meters situated at Gosi Sur, Tuguegarao City;

**WHEREAS**, the applicant complied with the documentary requirements provided by existing rules and regulations;

**WHEREAS**, after considering the documents submitted, the Inspection Report of the Technical Working Group and LZRC Resolution No. 05-2024 of the Local Zoning Review Committee (LZRC), the Committee on Land Use, Zoning, Reclassification, Planning and Subdivision Approval finds the request for rezoning of the subject lot to be in order and has greater economic value for commercial purposes;

**WHEREAS**, any misrepresentation and submission of falsified documents are grounds for the automatic revocation of the approved ordinance.

**NOW, THEREFORE**, be it **ORDAINED**, by the Ninth City Council in session assembled, to enact:

#### **SECTION 1. DEFINITION OF TERMS:**

- A. REZONING ZONE** – refers to the process of altering land use of one zone to another zone.
- B. ZONING ORDINANCE** – refers to a local measure which embodies regulations affecting land use.
- C. LAND USE** – refers to the manner of utilization including its allocation, development and management.
- D. RESIDENTIAL ZONE** – refers to an area within the city intended for principally for dwelling/housing purposes.
- E. COMMERCIAL ZONE** – refers to an area within the city principally intended for neighborhood or community trade, service and business activities.

**SECTION 2. COVERAGE.** This Ordinance shall cover the parcel of commercial land covered by Lot No. 9600-A of TCT No. 032-2024006048 covering an area of 0.5244 hectare situated at Gosi Sur, Tuguegarao City.

**SECTION 3. REZONING.** The aforementioned parcel of land described in Section 2 hereof is hereby rezoned from residential zone to commercial zone.

**SECTION 4.** The approved rezoning of subject lot from Residential Zone to Commercial Zone shall be subjected to the process of conversion or exemption with the Department of Agrarian Reform (DAR).

**SECTION 5. REPEALING CLAUSE.** City Ordinances or City Resolutions which are inconsistent with the provisions of this City Ordinance are hereby modified or repealed accordingly.

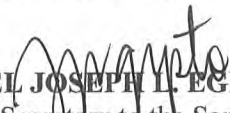



**SECTION 6. SEPARABILITY CLAUSE.** Should any section or provision of this City Ordinance be declared as unconstitutional or invalid, other provisions which are not affected thereby shall continue to be in full force and effect.


**SECTION 7. EFFECTIVITY.** This City Ordinance shall take effect immediately upon approval.

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I HEREBY CERTIFY TO THE CORRECTNESS OF THE FOREGOING:

  
**JOEL JOSEPH L. EGIPTO, Ph.D.**  
Secretary to the Sanggunian 

ATTESTED:

  
**HON. JUDE T. BAYONA**  
Sangguniang Panlungsod Member  
Temporary Presiding Officer  
Date: June 20, 2024

APPROVED:

**HON. MAILA ROSARIO S. TING-QUE**  
City Mayor  
Date: \_\_\_\_\_

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