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MABUHAY ANG PILIPINO!!!

BAGUIO CITY AND BENGUET

LONG LIVE THE FILIPINO!!!

# City continues to compromise with taxpayers; lowers proposed increase in land market values

**B**AGUIO CITY - The city government decided to lower further the proposed increase in market values for lands in the city as a compromise with the taxpayers.

This will be the second time that the proposed rates were decreased in deference to the request of the landowners and the business community in the city as aired in the series of public hearings conducted on the matter.

City assessor Almaya Addawe will present the adjusted rates in another public consultation set on Aug. 17, 2 p.m. at the Sangguniang Panlungsod session hall.

Addawe said the new rates were lowered by an average of 26 percent from the rates in the original proposal.

The market values for some regular sized lots had been cut down by as much as 33 **Cont. on page 5**

**DTI, TESDA ink MOA to offer entrepreneurship trainings for TESDA grads • on page 8**

**It's raining sales pitches for Baguio-Benguet's bid to host palaro • page 2**

**Barangay officials told to report unauthorized connections • page 3**

**Electric coops ask DOE to compare benefits offered to host communities • page 2**



**NO DISCIPLINE** - An open drainage system filled with trash and debris catches the concern of Alay Sa Kalinisan Search for the 10 Cleanest and 10 Dirtiest barangays board of judges led by co-chairman Dominador Urbano on the possible run-off of rainwater to cause erosion or landslide./By Bong Cayabyab

**Committee formed to study Rillera building options • page 8**

**Camp 7 bocap slapped with 6-month suspension • page 7**



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MAGKASANGGATAYO

**Abusadong mga Kupitan!!!**  
BY: NESTOR "PAKEN" CASTRO



EL MAESTRO SPEAKS

**The "Fire and Fury" Dare**  
BY: CLYDE B. SACPA



# SC upholds closure of Rillera building It's raining sales pitches for Baguio -Benguet's bid to host palaro

**B**AGUIO CITY – The Second Division of the Supreme Court (SC) affirmed the previous rulings of the Court of Appeals (CA that upheld the decision of a lower court dismissing the petition of the Hilltop Market Fish Vendors Association against the local government against the closure of the Rillera building, popularly known as the fish section of the market vendors, for lack of merit.

In an 11-page decision signed by Associate Justice Antonio Carpio for the division dated July 20, 2017, the SC denied the petition for review filed by the association because in the contract of lease, one of the parties binds himself to give to another the enjoyment or use of a thing or a price certain and for a period which may be definite or indefinite and being a consensual contract, a lease is perfected at the moment there is a meeting of the minds upon the thing and the cost or consideration which are to constitute the contract and thereafter, the lessor is obliged to deliver that thing which is the object of the contract in such a condition as to render it for the use intended, and the lessee is obliged to use the thing as a diligent father of a family, devoting it to the use stipulated or that which may be inferred from the thing leased.

The High Court noted the relevant provisions of the lease contract between Hilltop and the local government are that the lessor leases unto the lessee, and the latter hereby accepts in lease from the former, that area of 568.80 square meters the same being occupied by the fish vendors and where the construction of the fish

market was done which is located at the Hilltop market under the terms and conditions that the location plan prepared by the City Engineer's Office be made part of the contract; that the period of the lease will be 25 years renewable for the same period at the option of both parties, that the annual lease rental shall be P25,000 payable within the first 30 days of each year; the first payment to commence immediately upon issuance of the City Engineer's Office of the certificate of full occupancy of the entire building to be constructed, provided further, that before the certification of full occupancy of the building is issued, the local government shall continue collecting market fees due from the vendors who would be allowed to occupy any

market was done which is located at the Hilltop market under the terms and conditions that the location plan prepared by the City Engineer's Office be made part of the contract; that the period of the lease will be 25 years renewable for the same period at the option of both parties, that the annual lease rental shall be P25,000 payable within the first 30 days of each year; the first payment to commence immediately upon issuance of the City Engineer's Office of the certificate of full occupancy of the entire building to be constructed, provided further, that before the certification of full occupancy of the building is issued, the local government shall continue collecting market fees due from the vendors who would be allowed to occupy any

**Cont. on page 5**

## Electric coops ask DOE to compare benefits offered to host communities

**A**larmed over the increasing number of private developers of hydro-energy being given "water rights" and hydro service contracts in these uplands, the Cordillera Region Electric Cooperatives Association (CRECA) has asked the Department of Energy to give them the avenue to challenge these in accordance with benefits being offered by these companies vis-a-vis those of cooperatives.

In Resolution 2017-07,

the CRECA is calling on the DOE to allow them "to challenge holder(s) of existing hydro-service contracts provided the electric cooperatives can provide greater benefit to the local community and will reduce the cost of electricity to member-consumers".

The resolution was adopted during the CRECA meeting last July 28 by representatives of the electric cooperatives of Abra, Benguet, Ifugao, Mt. Province, Kalinga

and Apayao which have rich water/river resources conducive for hydroelectric plant development and are collectively called the watershed cradle of Northern Luzon.

CRECA asked the DOE to allow electric cooperatives "to challenge holders of existing hydroelectric power service contracts provided the aforesaid grounds are present and opportunity to own minihydro power plants at no cost will be offered to the local communities".

The resolution pointed out that, based on financial studies, CRECA members "will be able to provide much greater benefit to the local

**B**AGUIO CITY – The unity convergence to firm up the bid of Baguio City and Benguet province to the host the 2018 Palarong Pambansa held last Thursday did not only produce the desired declaration of solidarity among government agencies and private institutions but also generated a number of sales pitches aimed at persuading authorities to award the hosting stint to these upland localities.

The campaign to clinch the hosting job for the country's annual multi-sport event adopted the battle cry, "The Coolest Palarong Pambansa" to showcase the localities' best advantage – the cold weather.

Nine other attributes were identified as selling points packaged as follows: "Ten Hottest Reasons for the Coolest Palaro Ever!" portraying Baguio and Benguet as the best sports-tourism site, as home of world champions and international stars, as rich cultural heritage and vibrant art scene, cradle of the world-renowned festival and world records, with world-class venues and accommodations,

community as compared to the offers by the private developers in the region".

"CRECA likewise is the only EC developer offering the local community the opportunity to own 50 percent minihydro power plants after the 25th year of cooperation without any monetary contribution from the local community, of which will translate to substantial revenue to the local community in the future".

A local case in point is the agreement between the Benguet Electric Cooperative wherein the host town of Buguias will co-own the three-megawatt Man-asok hydroelectric plant being built at Sebang, Buguias to the tune of P451, 143,461.

The project fact sheet

athlete-friendly billeting centers, first-rate medical services, as educational hub of the north and as places of steadfast solidarity.

More ideas however sprang as heads of the LGUs, line agencies, private organizations and local sports icons got together for the commitment signing.

Department of Education Cordillera (DepEd-CAR) information officer and event host Georaloy Palao-ay quipped that not only are Baguio and Benguet the coolest venue for Palaro but they are also the closest to heaven which brings to mind the Tagalog phrase, "Abot-kamay ang Langit."

Taking cue from the remark, provincial administrator Nestor Ngolob, after committing Pacalco and the Benguet government's "optimum support" to the effort, affirmed that indeed, Baguio and Benguet are "nearest to heaven that one can almost touch God's fingers" or "Abot-kamay ang Diyos" in the vernacular.

Mixed Martial Arts

world champion Eduard Folayang toed the line when asked why Palaro should be held here. "Dahil dito nila matitikman ang langit (Because this is where they can have a taste of heaven)," he proclaimed.

While reciting the pledge of commitment, many kept emphasizing the word "ever" in the motto but La Trinidad Mayor Romeo Salda went for the extreme declaring, "It will be the coolest Palaro forever!"

Mayor Mauricio Domogan was not to be outdone.

In the middle of his solidarity message he offered that Baguio and Benguet are the best sports training venues as evidenced by world boxing champion Manny Pacquiao scoring victories every time he set up his training camp here.

"If you kept track of the record of Manny Pacquiao, you will see that he never lost when he had been training in the city. He only lost when he stopped training here," he said adding in jest, "He never lost gapu ta ikankanyawan mi." /Aileen P. Refuerzo

able income as a result of paying less electricity bill".

Private hydroelectric power developers, however, have already obtained "water rights" from the National Water Resources Board over most of the rivers in the Cordillera.

In view of these, volunteers pushing for autonomy in the Cordillera are asking the Regional Development to ask the Department of Energy and the National Water Resources Board to stop issuing permits and water rights over these river resources so that the region could eventually develop them for its own development as a basic right of an autonomous region. /Ramon Dacawi.

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# Barangay officials told to report unauthorized connections

**B**AGUIO CITY – The Benguet Electric Cooperative (BENECO) is urging all barangay officials in the city's 128 barangays to report to management employees of telecommunication and cable companies who attach their low-lying cables to their electric poles without the required authority and permit from the rural electric cooperative.

Speaking before the City Council's regular session last Monday, BENECO general manager Gerardo P. Verzosa said management decided to put a stop to telecommunication and cable companies attaching their cables

to their electric poles because of the alleged existence of low-lying and dangling wires that pose a threat to the safety of residents and motorists where the spaghetti wires are located.

He claimed barangay officials must now be bred enough in inquiring from employees of telecommunication and cable companies who are trying to attach their cables to their electric poles to ascertain whether or not the on-going attachments that are made comply

with the stringent rules and regulations and with the appropriate permit and authority from the management.

Verzosa said BENECO supports the plan of the local legislative body to enact an anti-dangling wire ordinance but local legislators must ensure

that the provisions of the measure will not infringe into the franchises of the telecommunication and cable companies.

The BENECO official pointed out the problem with telecommunication and cable companies is that they do not have sufficient manpower to

immediately correct the defects on their wires that are attached to their electric poles, thus, the existence of numerous dangling wires not only in the central business district but also all over the city.

Engr. Melchor Licoben, BENECO network

services department, said telecommunication and cable companies enter into a joint pole agreement with the rural electric cooperative, thus, the said companies are mandated to maintain the required clearance from the ground so as not to pose a threat to the safety of the public aside from being an eye sore to the public.

Cont. on page 6

# DPWH earmarks P180 million for convention center rehab

**B**aguio city – Some P180 million was earmarked by the Department of Public Works and Highways (DPWH) for the proposed repair had rehabilitation of the city-owned Baguio Convention Center under the agency's 2018 national building program which forms part of the national expenditure program.

In her letter dated July 31, 2017 to Mayor Mauricio G. Domogan, DPWH-CAR regional director Nerie D. Bueno requested the local government for a coordination meeting to discuss the preparation of detailed plans and the conduct of pre-detailed engineering activities for the identified project that was provided the required funding requirement by the agency in next year's budget.

The DPWH-CAR official proposed for the conduct of a joint inspection of the facility once the city's technical team had already prepared the initial conceptual plan for the said project.

"Please be informed that the completion of the procurement process for all civil works of all identified priority projects to be implemented by the agency is on or before 30 November 2017, hence, we are hoping that the proposed coordination meeting be scheduled the soonest," Bueno stressed.

She appreciated the efforts of the local government to sustain close coordination among concerned government agencies and city departments in the provision of quality infrastructure projects for the people of the city and the whole region in general.

On the other hand, Domogan directed the City Building **Cont. on page 7**

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# Paolo Duterte a 'smuggler'? Trillanes releases documents anew

This comes after presidential son and Davao City Vice Mayor Paolo Duterte was implicated in a House probe into the P6.4-billion shabu shipment from China

MANILA, Philippines – After presidential son and Davao City Vice Mayor Paolo Duterte was implicated in drug smuggling, opposition Senator Antonio Trillanes IV released documents anew linking the former to illegal shipments.

Trillanes re-sent these on Thursday, August 10. These same documents, however, were first released during the 2016 presidential campaign.

A memorandum dated December 7, 2007, from the Presidential Anti-Smuggling Group (PASG), stated that the younger Duterte was responsible for the smuggling of sport utility vehicles (SUVs), luxury vehicles, rice, sugar, and used clothes into Davao City.

The PASG memo was signed by Rosauro Bautista, PASG Team-Leader 2 and addressed to Deputy Director for Intelligence Ruel Lasala.

The memo echoed the report contained in the National Bureau of Investigation's "disposition form" dated December 4, 2007.

"Millions of taxes that should be collected by the government are lost due to the rampant and bold smuggling activities being undertaken right [under] the nose of concerned government agencies by this group," the memorandum stated.

Paolo Duterte allegedly did this with his "business partner" Glen Escandor, a "son" of a Colonel Escandor and owner of Mandaya Hotel.

"[They] are business partners in smuggling activities and are responsible [for] the proliferation of smuggled SUVs and high end cars in the area. The place of origin of these vehicles are from Japan and United States of America. These partners even have their showroom at Genesis located at Pacific Drive near SM Davao City," the memo said.

Aside from car smuggling, Escandor, Paolo Duterte, and "his Muslim wife" were also supposedly involved in the illegal importation of used clothes (ukay-ukay), rice, and sugar, through the Port of Davao.

These were allegedly done without necessary import permits from the Sugar Regulatory Administration and the National Food Authority.

The memo stated that the group allegedly utilized the services of a certain Judith and broker firm Rose Caballero Brokerage. A certain Toti Cabaniog also supposedly facilitated the transactions at the Bureau of Customs through BOC collector John Tan.

Drug smuggling, recurring 'hearsay'? It was not the first time the younger Duterte was linked to illegal acts, with some consumer groups openly accusing him of smuggling in his city as early as the 2016 presidential campaign.

In marathon Senate hearings in 2016, self-confessed hitman and Davao Death Squad member Edgar Matobato and retired cop Arthur Lascañas accused the presidential son of masterminding drug smuggling and protecting drug lords.

President Duterte, who has vowed to eradicate illegal drugs through his bloody drug war, has said he would resign if any of his children is proven to be corrupt.

In a House hearing, the vice mayor was implicated in the P6.4-billion shabu shipment from China. He dismissed such accusations as "hearsay."

Malacañang, for its part, stood by the President's statement when asked for comment.

"As far as I know, his general sentiment has been that should these things be proven, that he would resign, he would step down from the presidency. So the choice is commitment to corruption-free government. That includes also his children," Presidential Spokesman Ernesto Abella said./Rappler.com

## KAKAMPI MO ANG BATAS

People fed up with corruption must band together now

BY: ATTY. BATAS MAURICIO



LIFE'S INSPIRATIONS: "... This is how it will be at the end of the age. The angels will come and separate the wicked from the righteous and throw them into the blazing furnace, where there will be weeping and gnashing of teeth..." (Jesus Christ, our God and Savior, in Matthew 13:49-50, the Holy Bible).

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GMA BROADCASTERS' SOLUTION TO BOC'S CORRUPTION OKAY BUT... Two radio broadcasters I admire the most for their persistence in their work of unearthing the truth in any scandal are GMA DZBB's Orly Trinidad and Fernan Gulapa.

The two brought up the possibility of regularly changing all officers of the Bureau of Customs to put a stop to the pernicious corruption in the agency that enabled some P6.4 billion worth of shabu to be released without any hassles.

Interviewing a guest during their late afternoon show, Orly and Fernan lamented the corrupting influence that the Bureau seems to exert on its officers, even on those who had to rebel against government before, to fight corruption.

The two then suggested that, perhaps, all Bureau officials should be changed as often as possible to prevent them from fraternizing with smugglers, drug lords, and other evil personalities.

Orly and Fernan had a point there, but, the real problem is that, anyone who has no fear and love of God would become easily corrupted, not only in the Bureau but in the entire government as well.

The need therefore is not to find replacements, but to instill in everyone in the Bureau of Customs, and even in everyone in government and in the country, fear and love of God.

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**CORRUPTION AT BUREAU OF CUSTOMS DUE TO LACK OF FEAR AND LOVE OF GOD:** The reason graft and corruption, illegal drugs proliferation, criminality, smuggling, and all other evil acts are happening in the Philippines and in the world today is the pervasive lack of fear and love of God among humanity at present.

Since many no longer fear and love God, they have become capable of even the most despicable acts.

This is the reason why we see initially-good people---people who have waged wars against corruption all their lives---suddenly having no qualms to pocket billions in government funds, or to accept bribes from criminals, drug lords, smugglers, and other syndicates motivated by evil.

It is clear their professions of fear and love of God are nothing but a pretense, perhaps to entice their election or appointment to some important and juicy government positions, so that they themselves could steal and plunder later on.

The same thing is true with private citizens who are in business---they project an outward appearance of piety, even if they are raving wolves inside, devouring hapless victims along the way.

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**PEOPLE FED UP WITH CORRUPTION MUST BAND TOGETHER NOW:** What can ordinary citizens like us do, to remedy the situation? The strategy is not to look at the people who have descended into corruption and criminality on account of their lack of fear and love of God.

We should look at ourselves, and realize that it is us who effect the change that would turn even the most hardened criminals back to being godly. What we should do, by ourselves and by our family members if possible, is to learn God's commands by persistent reading of the Bible, and then obeying all of those commands daily.

The change that will come upon us, descending from the grace of God, will become a conflagration of goodness that will melt all others and turn them into individuals loving and fearing God.

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## MAGKASANGGA TAYO

## Abusadong mga Kupitan!!!



BY: NESTOR "PAKEN" CASTRO

Talaga nga naman ano, hindi ko mintindihan ang tibang mga kupitan este Punong Barangay na sobra ang tulis?! Masuwirti nga sila sa ngayon at mukhang hindi na matutuloy ang Barangay Elections at kanilang maipapatuloy ang kanilang kagaguhan (pangongorakot) bilang mga hold over, or else siguradong di na lalabas ang mga suwapang na yan.

Bago po ako magpatuloy ay nais ko lang munang linawin na sa aking palagay ay kakaunti lamang ang mga bad eggs ika na mga barangay kupitan. Sa aking palagay ay ang majority ng mga punong barangay ay matitino at naninilbihan ng nahigit pa sa tapat sa kanilang tungkulin kung hindi ay labis-labis pa ang kanilang serbisyong pang publiko na kanilang ibinibigay sa kanilang mga constituents.

Ang malungkot sa mga tulisan at TAKAW kupitan na ito ay karamihan sa kanila ay maka-sarili at hindi marunong tumulong at mag-share ng kanilang mga grasya sa kanilang mga ka-barangay o sa kanilang kasamang mga kagawats este kagawads. Hi! Hi! Hi! Hindi nila alam yung kasabihan na spread the sunshine.

Sa ngayon ay panay blind items muna tayo nang sa ganoon ay mayroong konting suspense sa kung sinu-sino kaya ang aking tinutukoy, bagamat sa mga nakakakilala sa aking istilo ay unang isinasagawa natin bago natin silang i-expose sa aking kolum at sa pahayaganag ito ay sinasampahan muna natin sila ng reklamo kung hindi sa DILG sa OMB o sa CSC (with the kind courtesy and most valuable support of our volunteer lawyers) pagakatapos ay saka natin ipaalam sa publiko kung sino sila, para sa ganoon ay hindi sasabihin ng ating mga dear readers na ako ay hanggang kiao-kiao o hanggang pasulatsulat lamang.

Bilang Director for Anti Graft and Corrupt Practices ng Linis Gobyerno (isang NGO na hindi nakikihalo sa pol-politiko), ang aming paniniwala ay basta't mayroong basehan ay sampahan ng reklamo, lalung-lalo na kung mayroong ng mga findings sa COA, sapagkat maari naming gamitin na testigo ang taga COA.

At baka naman iniisip ninyo na hanggang kupitan at kagawat lang ang aming kayang ireklamo, aba eh hindi po 'yan totoo and that is farthest from the truth sapagkat kahit na Mayor, Governor at Congressman basta mayroong basehan ay ok lang. In fact, ang kasalukuyang Speaker of the House na si Pantalon Alvarez ay sinampolan namin nuong siya ay Secretary ng DOTC (remember PIATCCO-Frapport deal/NAIA 3) kung saan isa kami sa mga oppositors sa CA to his appointment? Sa awa ng Diyos ay tinamaan din ng hiya at bumitiw na lang siya, at marami pa pong ibang mga top officials ang ating inireklamo sa mga kinaukulang opisina. Kung magka minsan ay ipinapasa namin sa aming sister NGO na ang VACC. Bagama't hanggat maari ay dumidistansiya kami sa ngayon sa VACC sapagkat ang kasalukuyang hepe (Chairman Dante) ay masyadong exposed sa politics at acknowledged supporter ni PDugong samantalang kami sa Linis Gobyerno (LG) ay panay low profile lamang at kontra-EJK kami.

Basta't para sa akin ay walang personalan, trabaho lang (sabi nga ni Bungo, one of our former advisers, the late Manong Bungo), at kung may butas ay lalong butasan (jok jok lang) lalung-lao na at ang pagkakasala ng katiwalian ay dala ng kasakiman at pagkagahaman.

Tama po ba MGA MAHAL NA KUPITAN!!!

## EL MAESTRO SPEAKS

The "Fire and Fury"  
Dare

BY: CLYDE B. SACPA

"With great power comes great responsibility." one of the most wonderful, meaningful, and significant quote from a movie we all love. This quote is easily understood by many, even by children, but what amazes me is that it seems like the most powerful idiot in the world can't sill get it.

This week the president of the United States, a country most Filipinos dreamt of going, has issued a daring statement against the hermit country of North Korea that might spark a catastrophe that can end life in this planet. His statement has caused fear to many countries and we can't blame them as we already knew the result of worldwide war in this time and age.

Clearly this guy didn't know that if you play fire you'll get burned. That is why he is quick to deliver his "fire and Fury" speech. Maybe when this guy is young he have no experience daring a bully. That experience taught many people a lesson. Never dare a bully or you'll end up with a broken nose. Now that he delivered his "Fire and Fury" speech he should start a "Goodbye World" Speech.

The president of the US seem to be not affected though. Maybe because the only reality he has is reality T.V. Maybe he doesn't know that every statement he utters has repercussions not just in his country but in the whole world. It would be so much better if someone in the White House would let him watch the first Spiderman movie so he'll hear those quotes again.

Joking aside, this matter must be dealt in a careful and well-planned manner. Any statement that will worsen the situation is a sign of disregard to human life and narcissistic show of muscle power. He has the power in the world to call the leaders of the world to come up with a better solution. He must remember that human advancement is at stake if things will go wrong as a result of his irresponsibility.

## City continues to...

from page 1

percent.

Addawe said an adjustment factor of minus 50 percent was provided for wide areas measuring ten hectares and above.

"This means that the value of the property 10 hectare and above is half the value of a regular sized property," she said.

She expressed hope that the new rates will now be acceptable to the taxpayers.

"I don't think we can go down any further than this," she said.

Mayor Mauricio Domogan gave his imprimatur to the further readjustment saying he wants the new rates to be acceptable to the landowners.

In the last public hearing, big business groups suggested that the city lower the proposal especially for wide areas.

Due for deliberation on second reading after publication by the city council, the proposed revised schedule of market values for lands is targeted for approval within the year and for implementation in 2018.

The officials said the adjustment is long overdue as the city has failed to effect an increase for 21 years now in violation of section 219 of the Republic Act 7160 or the Local Government Code which mandates the city assessor to undertake a general revision of real property assessments within two years after the effectivity of the code in 1992 and every three years thereafter./Aileen P. Refuerzo

## SC upholds closure of...

...from page 2

portion of the structure which will belong to the city; that the annual lease rental of P25,000 shall be for 15 years from date of effectivity of the contract and for the remaining 10 years, the parties shall determine another rate of rental that may be deemed equitable by the lessor and that the building to be constructed by the vendors on the city lot shall subsequently be owned by the city at the termination of the lease period without payment or reimbursement for its cost.

The decision pointed out from the moment the contract is perfected, the parties are bound to fulfill what they have expressly stipulated, and thus, the local government gave the use and enjoyment of its lot to the association.

Both the Regional Trial Court (RTC) Branch 3 and the CA found that upon the execution of the contract on June 22, 1974, Hilltop took possession of the lot and constructed the Rillera building on it and thereafter, its members occupied the building and conducted business up to the present.

The SC pointed out the findings of fact of the RTC and CA are final and conclusive and cannot be reviewed on appeal by the high tribunal.

Since the association exercised its right as lessee based on the contract and the law, the SC asserted it has no basis in claiming that the contract of lease did not commence and contrary to Hilltop's contention, the issuance of certificate of occupancy was not a suspensive condition which determines the perfection of the contract or its effectivity, thus, the lease contract specifically provides that the annual lease rental shall be P25,000 payable within the first 30 days of every year; the first payment to commence immediately upon issuance by the City Engineer's Office of the certificate of full occupancy of the entire building to be constructed.

The SC explained clearly, the issuance of the certificate is only a condition that will make Hilltop start paying the annual lease rental to the local government and because the certificate of occupancy was not issued, the payment of annual lease rentals did not commence and that the contract constitutes the law between the parties and they are bound by its stipulations.

"If the terms of a contract are clear and leave no doubt as to the intention of the contracting parties, the literal meaning of its stipulations shall control," the decision stressed.

The high tribunal underscored Hilltop failed to distinguish between a condition imposed upon the perfection of the contract and a condition imposed on the performance of an obligation and failure to comply with the first condition results in the failure of a contract, while the failure to comply with the second condition only gives the other party the option to either refuse to proceed or to waive the condition and in the said case, the condition, which is the issuance of the occupancy certificate was imposed only for the obligation to pay the rent to commence and payment of the price or the rent, in the said case goes into the performance of the contract and has nothing to do with the perfection of the contract.

According to the decision, Hilltop is also estopped from claiming that the lease contract did not commence since it based its occupancy of the Rillera building on the contract of lease.

On hilltop's allegation that it completed the building as early as 1975, the SC stated records show that the City Council issued resolutions demanding for the rescission of the lease contract for its failure to complete the construction of the Rillera building.

The SC cited undeniably, Hilltop failed to comply with its obligations under the lease contract since it failed to complete the requirements for the issuance of the occupancy certificate and **Cont. on page 6**

# NOTICE

Notice is hereby given that the intestate estate of CAMILO DUGAYEN who died in Baguio City on November 7, 2017 was extrajudicially settled by the heirs on May 22, 2008 as evidenced by Doc. No. 129; Page No. 26; Book No. XLIV; Series of 2008 of the Notary Public Omar R. Evangelista.

July 29, August 5 and 12 2017

## Notice of Extrajudicial Settlement of the Estate of the late John Degay Sr.

Notice is hereby given that the estate of the late John Degay Sr. who died on February 22, 2014 at Baguio City involving a lot covered by TCT No. T-69968 was the subject of an extrajudicial settlement and entered into the Notarial Register of Notary Public Robles G. Calabias as Doc. No. 450; Page No. 90; Book No. CLXX; and series of 2017.

July 29, August 5 and 12 2017

## NOTICE OF EXTRAJUDICIAL SETTLEMENT OF ESTATE AMONG HEIRS WITH SIMULTANEOUS WAIVER OF RIGHTS

Notice is hereby given that the Estate of the late GEORGE H. CAOLLE who died on July 14, 2017 in Baguio City without will, consisting of two (2) units of Public Utility Jitney with Plate Nos. AYJ-710 and AYN-790 covered by LTFRB Case No. 2001-BC-278 and 2003-CAR-663, respectively, had been the subject of EXTRAJUDICIAL SETTLEMENT OF ESTATE AMONG HEIRS WITH SIMULTANEOUS WAIVER OF RIGHTS on 26 July 2017 as per Doc. No. 587, Page No. 118, Book No. XLI, Series of 2017, of the Notarial Registry of Atty. James S. Valeros of Baguio City.

July 29, August 5 and 12 2017

## NOTICE OF SELF ADJUDICATION BY SOLE HEIR OF ESTATE OF DECEASED PERSON

Notice is hereby given that the estate of the late SOCORRO F. RADO who died on March 7, 2014 in Pasig City, Metro Manila without any will, consisting of one (1) unit of parcel of land situated in the Res. Sec. "L", City of Baguio, Island of Luzon and covered by Transfer Certificate of Title No. T-21388 had been the subject of Self Adjudication by the sole heir SARAH LAING PAREDES on 10 August 2017, as per Doc. No. 623, Page No. 125, Book No. XLI, Series of 2017 of the Notarial Registry of Atty. James S. Valeros of Baguio City.

August 12, 19 and 26 2017

## ERRATUM

In a Notice of Hearing for Extension of Validity of CPC filed by Wilson Baniwas published in this paper issue of April 22, 2017, the case number 2010-CAR-181 as published was incorrect, the case number should have been 2010-CAR-481 and not as inadvertently published.

(SGD) The Junction OIC

## ERRATUM

In a Notice of Hearing for Extension of Validity and Sale and Transfer with Dropping and Substitution of CPC Case No. 88-01-2751 filed by applicants Lolita Lozano-vendor and Gregorio Salvino-Vendee published in this paper issue of October 9, 2010, the number of authorized unit should be two (2) and not one (1) as inadvertently published.

(SGD) The Junction OIC

Republic of the Philippines  
REGIONAL TRIAL COURT  
FIRST JUDICIAL REGION  
La Trinidad,  
Benguet  
OFFICE OF THE EXECUTIVE JUDGE

IN RE: PETITION FOR COMMISSION AS NOTARY PUBLIC FOR AND WITHIN THE PROVINCE OF BENGUET

17-NC-0412

ATTY. RICHARD P. DUMAPIS,  
*Petitioner*  
X-----X

NOTICE OF HEARING  
Notice is hereby given that a summary hearing on the above-entitled petition for commission as notary public for and in the Province of Benguet filed by the above-named petitioner shall be held on September 15, 2017 at 1:30

o'clock in the afternoon before the undersigned Executive Judge of the Regional Trial Court, La Trinidad, Benguet.

Any person who has any cause or reason to object to the grant of the petition may file a verified written opposition thereto on or before the date on the summary hearing.

Let this Notice of Hearing be published once (1) a week for two (2) consecutive weeks in the Junction, a newspaper of general circulation in Baguio City and Benguet Province, the first publication to be made not later than August 10, 2017.

SO ORDERED.  
La Trinidad, Benguet, Philippines, this 3rd of August 2017.

(SGD) JENNIFER P. HUMINDING  
Executive Judge

Publication Dates:  
August 5 and 12, 2017

Republic of the Philippines  
REGIONAL TRIAL COURT  
FIRST JUDICIAL REGION  
Baguio City

OFFICE OF THE CITY SHERIFF

PHILIPPINE SAVINGS BANK,  
Mortgagee

-versus-

MARIAN L. FERNANDEZ married to EUGENIO L. FERNANDEZ,  
Mortgagors.

FORECLOSURE CASE No. 17-726-S EXTRA-JUDICIAL FORECLOSURE OF REAL ESTATE MORTGAGE UNDER ACT No. 3135 AS AMENDED

X-----X

SHERIFF'S NOTICE OF SALE

Upon extra-judicial petition of the sale under Act 3135 as amended filed by PHILIPPINE SAVINGS BANKS, hereinafter referred to as MORTGAGEE, as against MARIAN L. FERNANDEZ married to EUGENIO L. FERNANDEZ, here-

inafter referred to as MORTGAGOR, to satisfy the mortgage indebtedness which as of June 20, 2017, amounts to Php518,914.77 plus accruing interest, penalties but not to exclude other expenses incidental to the foreclosure proceedings, the Clerk of Court/Ex-Officio Sheriff thru her Deputy, will SELL at public auction on the 25th day of August 2017 at 10:00 o'clock in the morning or soon thereafter at Justice Hall Lobby, Baguio City, to the highest bidder for CASH and in Philippine Currency, the real property and all improvements existing thereon, more particularly described as follows, to wit:

"TRANSFER CERTIFICATE OF TITLE No. T-65893

A PARCEL OF LAND (LOT 5, Blk. 15, Psd-1-01421 BEING A PORTION OF LOT 19 II-11894, L.R.C. REC. NO. --- SITUATED IN THE BO. BAKAKENG, CITY OF BAGUIO, ISLAND OF LUZON., BOUNDED ON THE E., ALONG LINE 1-2 BY ROAD LOT 8; ON THE S., ALONG LINE 2-3 BY LOT 6; BLK 15; ON THE W. ALONG LINE 3-4 BY DRAINAGE LOT 2; ON

THE N., ALONG LINE 4-1 BY LOT 4, BLK 15, ALL OF PSD-1-014521.. BEGINNING AT A POINT MARKED "1" ON LOT 5 BLK 15 ON PLAN BEING S.4 deg.56'E., 914.61 M. XXX, CONTAINING AN AREA OF NINETY SIX (96) SQUARE METERS, more or less." Xxx

Prospective buyers/bidders are hereby enjoined to investigate for themselves the property and its encumbrances thereon, if any there be.  
Baguio City, Philippines, 21 July 2017.

(SGD)ATTY. LINDA MONTES-LOLOY  
Clerk of Court VI  
Ex-Officio Sheriff

(SGD)MARANI S. BACOLOD  
Sheriff IV

Publication Dates: July 29, August 5 and 12 2017

lines along Magsaysay Avenue to serve as a show window for them to emulate in the installation of their cables in other barangays but the same did not materialize because it was overtaken by a number of unforeseen events that transpired over the past several months.

Licoben called on residents of the different barangays to continue supporting the cooperative and the telecommunication and cable companies by reporting the existence of dangling lines in their areas so that the concerned companies can do the immediate correction of their cables. /By Dexter A. See

## SC upholds closure... ...from page 5

maintain the sanitation of the Rillera building and the said certificate was not issued because of the blatant fault of the association, thus, the party at fault which is Hilltop cannot use the non-issuance of the occupancy certificate to its advantage because the non-issuance was due to its fault. /By Dexter A. See

## Barangay officials... ...from page 3

He added telecommunication and cable companies are being notified of their violations through written notices and with attached videos and photos of their dangling wires but there has been a problem on the way they respond to the legitimate complaints from the public, thus, management was constrained to stop allowing the attachment of their cables to their electric poles, except when there is a firm commitment from them to do the immediate corrective measures to their dangling wires the soonest.

According to him, BENECO management even promised the telecommunication and cable companies that they fix their dangling lines along Magsaysay Avenue to serve as a show window for them to emulate in the installation of their cables in other barangays but the same did not materialize because it was overtaken by a number of unforeseen events that transpired over the past several months.

Licoben called on residents of the different barangays to continue supporting the cooperative and the telecommunication and cable companies by reporting the existence of dangling lines in their areas so that the concerned companies can do the immediate correction of their cables. /By Dexter A. See

## ERRATUM

**In a Notice of Hearing for Extension of Validity of CPC Case No. 88-01-2751 filed by applicant Gregorio Salvino published in this paper issue of June 29, 2013, the number of authorized unit should be two (2) and not one (1) as inadvertently published.**

(SGD) The Junction OIC

### DPWH earmarks P180...

...from page 3

and Architecture Office (CBAO) to immediately coordinate with the DPWH-CAR and the DPWH Baguio City District Engineering Office (BCDEO) to facilitate the necessary detailed plans and pre-detailed feasibility study for the project to make sure that the desire of the local government to upgrade the city-owned premier convention facility will be realized the soonest.

When some ranking DPWH officials visited the city last year, they requested city officials through the City Planning and Development Office to submit a number of the priority projects of the local government for funding in the agency's 2018 national budget.

The local government, in turn, submitted a list of the city's priority infrastructure projects for funding by the agency

that included the amount of P200 million for the repair and rehabilitation of the city-owned Baguio Convention Center to guarantee the introduction of the appropriate improvements to the almost 40-year old convention facility.

It can be recalled that the local government acquired the Baguio Convention Center from the Government Service Insurance Corporation (GSIS) in 2012 before it was subjected to partial rehabilitation in 2014.

The Baguio Convention Center was constructed by the Ministry of Human Settlements to serve as the venue for the world chess championship match between Anatoly Karpov and Victor Korchnoi.

CBAO officials are battling for the conduct of the needed coordination meeting between technical people of the DPWH and the local government to plan out the works that will be implemented with the available funds for the project. /By Dexter A. See



**THE COOLEST PALARO** - Baguio and Benguet officials headed by Mayor Mauricio Domogan, Benguet Provincial Administrator Atty. Noel Ngolob representing Gov. Cresencio Pacalso, La, Trinidad Romeo Salda and DepEd-CAR regional director May Eclar and representatives of the government and private institutions sign their pledge of commitment for a united front in the bid to host the 2018 Palarong Pambansa. Others who expressed support were the various line agencies, the police and the military, PMA, private utility and business groups, the academe, volunteer groups, the media and sports icons. /By Bong Cayabyab

### Committee formed to...

...from page 8

portion of the building and at the termination of the lease, the local government will own the building without payment or reimbursement for the association's cost.

In 1975, HMFVA constructed the building, thereafter known as the Rillera building, on the lot. Even though the City Engineer's Office did not issue a certificate, the group's members occupied the Rillera building and conducted business in it.

On September 16, 1980, the City Council issued Resolution NO. 74-80 rescinding the contract of lease with HMFVA for its continued failure to comply with its obligation to complete the Rillera building. Under Resolutions No. 18-81 and 50-86,

J&J in gross violation of existing rules and regulation since it was done on the same day that the abstract of bids and the BAC resolution were made to be signed.

The resolution doubted Danao's action to immediately pay the supplier amidst the questionable documents casting suspicion on his actions that violated the prescribed rules and regulations for the bidding process.

the City Council reiterated its resolution to rescind the contract and sought to undertake the development of the building.

On February 20, 1990, former Mayor Jaime Bugnosen order the closure of the 2 upper floors of the Rillera building based on the City Council's Resolution No. 24, series of 1990 declaring that the Rillera building failed to comply with the minimum sanitary standards under Presidential Decree 856.

In a letter to the building official, former City Administrator Leonardo dela Cruz stated the Rillera and his officers would like to discuss the possibility of completing the necessary requirements for the permit to

occupy the said building and subsequently, the City Engineer's Office issued its finding that the 2 upper floors of the Rillera building were unsafe for occupancy and thereafter, it recommended to condemn the building.

In 2003, former Mayor Bernardo M. Vergara issued a notice to take over Rillera building and on February 28, 2005, former Mayor Braulio Yaranon issued Administrative Order No. 030, series of 2005 ordering the City Buildings and Architecture Office (CBAO) and the Public Order and Safety Division to immediately close the Rillera building to have it cleaned, sanitized and enclosed to prevent illegal activities in it and for its completion in preparation for its commercial use. /By Dexter A. See

part of Danao involved in the acts complained of.

Considering the classification of administrative offenses into grave, less grave and light or serious, less serious, light or simple, the resolution asserted Danao's act of dishonesty will constitute serious dishonesty because of the presence of the circumstances in the commission of the dishonest act that were established. /By Dexter A. See

# Camp 7 bocap slapped with 6-month suspension

**B**AGUIO CITY - (BAC). The City Council approved the recommendation of one of its division on barangay cases to suspend controversial Camp 7 punong barangay Constancio Danao for a maximum period of six months without pay after finding him guilty of serious or grave dishonesty and grave misconduct.

In a 19-page resolution, the local legislative body found Danao guilty of the offense of gave dishonesty and grave misconduct for manipulating the procurement of the needed warning devices and disaster risk reduction and management equipment by allowing the payment of the procured items even without the authority of the barangay Bids and Awards Committee

by reason of his office, he enjoys and possesses a certain influence and power which renders the victims of his grave misconduct, oppression and dishonesty less disposed and prepared to resist and to counter act his evil acts and actuations.

The resolution found out that Danao decided to pursue the award of the procured items himself even with the decision of the BAC not to continue the bidding process because of obvious defects; in the process, he set aside certain requirements and short-circuited the regular period of procurement.

The resolution added the other important act of Danao included in the complaint was the issuance of the check in payment of the procured materials to a certain

# DTI, TESDA ink MOA to offer entrepreneurship trainings for TESDA grads

As part of the agency's thrust to increase awareness on the positive gains of entrepreneurship, the Department of Trade and Industry (DTI) and Technical Education and Skills Development Authority (TESDA) link up to provide TESDA graduates with access to trainings on entrepreneurship to help generate to equip them with the necessary skills on entrepreneurship and employment.

According to DTI Sec. Ramon Lopez, acquired business skills by TESDA trainees from the Skills Training for Employment/Entrepreneurship Program (STEEP) can be used in effectively running their businesses in the future.

"This partnership

not only complements our objective to equip our people with the right mindset and basic skills, it also contributes to our national goal to realize inclusive growth towards shared prosperity, powered by smarter Filipino entrepreneurs," Sec. Lopez said.

STEEP aims provide interventions through skills development by providing access to training on entrepreneurship to graduates of TESDA program for self or wage employment to uplift their economic status.

"Through this partnership, we are glad to help TESDA graduates acquire more skills and development which can give them more opportunities to improve their lives by

engaging in vibrant entrepreneurial activities," said DTI Regional Operations Group Undersecretary Zenaida Maglaya.

Under the agreement, TESDA will provide its list of graduates to DTI from the Special Training for Employment Program (STEP) and other similar scholarship program, assist in the conduct of the entrepreneurship training, and monitor and evaluate the implementation of the project.

Upon assessment and selection of TESDA's certified STEP graduates, DTI, in turn, will provide entrepreneurship training, assist in availment of the microfinancing facilities, provide them access to start-up capital for micro enterprises, and even facilitate business regis-

tration of those who wish to engage in business/sole proprietorship.

"This is the service that we will provide to them," Maglaya explained, adding that "from giving them the right mindset, to ensuring that they will have assistance until they decided to put up their own business, we will make sure that we are with them every step of their entrepreneurial journey."

The STEEP agreement with TESDA is one of the Department's initiatives to sustainably generate employment and further promote entrepreneurship in the country as DTI pushes for its "Trabaho at Negosyo" agenda. /PR



**ROOFTOP GARDENING** -City Police director PSSupt. Ramil Saculles tends to the vegetables he planted on the rooftop of his office as "stress reliever" in support to the city's "Gulayan Sa Barangay" program./ By Bong Cayabyab

## Entrepreneurship in Countryside Growing - DTI

The Department of Trade and Industry (DTI) welcomed the growing interest of the public in entrepreneurship as more Filipinos turn to Negosyo Centers for assistance for micro, small and medium enterprises (MSMEs) and aspiring entrepreneurs. DTI Regional Operations Group (DTI-ROG) Undersecretary Zenaida Maglaya noted in a recent interview that since the inception of Negosyo Centers in 2014, the Department's assistance to MSMEs spiked a total of 595,573 clients. Maglaya attributed the "entrepreneurship fever" in the countryside to the agency's continuing drive to introduce entrepreneurship as a

steady source of income, partnerships with other national government agencies, and non-government organizations (NGOs), local government units, and MSMEs. "This is a very welcome news for us that interest in entrepreneurship among Filipinos is growing.

We highly encourage Filipinos, especially our Overseas Filipino Workers (OFWs) to engage in business so we can help our fellow Filipinos and the country's economy," Maglaya explained, adding that at least 3,041 OFWs were assisted by Negosyo Centers. A total of 562 Negosyo Centers have been established since its inception in 2014, 297 of which were launched under the

current administration. Guided by Secretary Ramon Lopez's framework for a successful entrepreneur, the agency has provided assistance in the following areas: mindset, market access, mastery, machines, money, mentoring, and models.

"These programs for our MSMEs, being the backbone of the country's economy, are surely beneficial. We would like to create more entrepreneurs and more jobs to help alleviate poverty in the country," Maglaya said. "At the start of 2017, we've targeted to open 200 more Negosyo Centers. But to be able to reach far-flung areas, we would open more so we expect to surpass the 200 centers target," she added.

The Republic Act No. 10644 or the Go Negosyo Act aims to help micro, small and medium enterprises (MSMEs), promote ease of doing business, facilitate access to grants and other forms of financial assistance, Shared Service Facilities (SSF) and other equipment, and other support for MSMEs through national

## Committee formed to study Rillera building options

**BAGUIO CITY** - Mayor Mauricio G. Domogan created a committee that will study the options to be undertaken by the local government in relation to the operation of the Rillera building or fish section within the city public market after the Supreme Court (SC) ruled in favour of the city after over 11 years of litigation.

The local chief executive tasked City Legal Officer Melchor Carlos P. Rabanes, City Treasurer Ales Cabarubias, City Building Official Nazita F. Bañez and City Engineer Elpidio Garabiles to ascertain the appropriate measures that will be taken by the local government to effect the eventual takeover of the Rillera building from the Hilltop Market Fish Vendors Association (HMFVA) who had been occupying the property

for over 40 years now despite the 25-year limit of its first lease contract signed in 1974.

He also directed the City Treasurer to look into whether or not the association had been paying the prescribed rentals of P25,000 for the first 15 years to make sure that the local government will be able to collect the rentals that are due from the organization before the impending takeover of the building.

"We are grateful that the SC rendered a favourable decision on the status of the Rillera building so that the local government will be able to take over the facility and work on its rehabilitation and development in the future" Domogan stressed.

It will be recalled that on June 22, 1974, the Hilltop Market Fish Vendors Association, Inc. represented by its

former president Gerardo Rillera and the local government represented by former Mayor Luis Lardizabal entered into a lease contract over a lot owned by the city with an area of 568.80 square meters located at the Hilltop market which will be used for vending activities.

The contract provided that the lease period is 25 years, renewable for the same period at the option of both parties and the annual lease rental is P25,000 with the first payment commencing upon the issuance of the City Engineer's Office of the required certificate of full occupancy of the building to be constructed by the association on the city lot. Before the certificate is issued, the local government can continue collecting market fees from the vendors who are allowed to occupy any

**Cont. on page 7**

government agencies (NGAs), ensure management guidance, assis-

tance and improvement of the working conditions of MSMEs; and

facilitate market access and linkaging services for entrepreneurs. /PR

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