

RESOLUTION NO. R-695, DEFINING DEFERRED LAND USE ZONE/CLASSIFICATION AS USED IN A ZONING ORDINANCE

HLURB ADMINISTRATIVE ORDER NO. 04, S. 2001, JULY 20, 2001, July 20, 2001

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Quoted hereunder is the text of the subject resolution approved by the Board of Commissioners on 21 May 2001:

WHEREAS, it has been brought to the attention of the Board that some municipal zoning ordinances have used the term "deferred land use" as one classification of land uses within their respective municipalities;

WHEREAS, the term, being unconventional, there arose some issues as to the classification of lands within the said zone;

WHEREAS, the initial efforts by the Legal Services Group (LSG) of this Board tried to define the above-stated term relating the same to "transition zones" as defined by HLURB Board Resolution No. 558, Series of 1994;

WHEREAS, it has become imperative to come up with a uniform definition of the term "deferred land use" to be utilized by all municipalities across the country in their "municipal zoning ordinances;"

WHEREFORE, BE IT RESOLVED AS IT IS HEREBY RESOLVED, that the term DEFERRED LAND USE ZONE/CLASSIFICATION, shall mean a non-built-up area, whether agricultural or otherwise, which has been classified as urban but its actual use has been deferred in the meantime, PROVIDED, the land is a potential urbanizable area and/or suitable for urban use and not within restricted areas as defined by existing laws.

For your information and guidance.

Adopted: 20 July 2001

(SGD.) ROMULO Q.M. FABUL
Commissioner and Chief Executive Officer

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