



OFFICE OF THE SANGGUNIANG BAYAN Sta. Cruz, Laguna



EXCERPTS FROM THE MINUTES OF THE REGULAR SESSION OF THE SANGGUNIANG BAYAN OF SANTA CRUZ, LAGUNA HELD ON MAY 08, 2023, MONDAY, 09:37 IN THE MORNING AT THE BATASANG BAYAN, ESCOLAPIA BUILDING, SANTA CRUZ, LAGUNA.

PRESENT:

Honorable LAARNI A. MALIBIRAN	.....	VICE MAYOR
Honorable Ambiel John C. Panganiban	.....	Presiding Officer
Honorable Lea A. Almarvez	.....	Councilor
Honorable Norman T. Tolentino	.....	Councilor
Honorable Esmeraldo C. De Las Armas, Jr.	.....	Councilor
Honorable Rizaldy N. Kalaw	.....	Councilor
Honorable Mark Anthony P. Joven	.....	Councilor
Honorable Alan T. Pamatmat	.....	Councilor
Honorable Patrocinia S. Kalaw	.....	Councilor - ABC Federation President
Honorable Regine S. Regalado	Councilor - SK Federation President

ABSENT:

Honorable Lucena R. Odejar	Councilor - sick
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RESOLUTION NO. 320-S2023

A RESOLUTION GRANTING AUTHORITY TO HONORABLE MAYOR EDGAR S. SAN LUIS TO ENTER AND SIGN AN AMENDED CONTRACT OF LEASE FOR AND IN BEHALF OF THE MUNICIPAL GOVERNMENT OF SANTA CRUZ, LAGUNA WITH GOLDEN ARCHES DEVELOPMENT CORPORATION DULY REPRESENTED BY ITS AVP FOR REAL ESTATE AND ASSET MANAGEMENT, MR LUKE T. TAN FOR THE EXTENSION OF LEASE CONTRACT OF MCDONALDS SANTA CRUZ, LAGUNA BRANCH.

WHEREAS, the Municipal Government of Santa Cruz Laguna is the owner of a parcel of land comprising of more or less eight hundred twenty six (826) sq meter located at Cor. P. Guevarra St and B. Valenzuela St., Barangay Poblacion III, Santa Cruz, Laguna with Tax Declaration No. 25-0003-000, forwarding the latest version of the extension of the lease contract of McDonalds Santa Cruz with 8% escalation clause embodied in the amended contract of lease;

WHEREAS, on April 13, 2023 an endorsement was received by Sangguning Bayan forwarding the latest version of the extension of the lease contract of McDonalds Santa Cruz with 8% escalation clause embodied in the amended contract of lease;

WHEREAS, the endorsement was referred to then Committee on Finance Budget and Appropriation for study and evaluation;

WHEREAS, after careful and thorough evaluation, the committee recommended the proposed amendments and additional provisions of the contract of lease with revision be approved;

NOW THEREFORE, on motion of Hon. Rizaldy N. Kalaw (Chairman of the Committee on Finance, Budget and Appropriation) duly seconded by Hon. Ambiel John C. Panganiban, Hon. Esmeraldo C. De Las Armas, Jr., Hon. Norman T. Tolentino, Hon. Alan T. Pamatmat, Hon. Rizaldy N. Kalaw and Hon. Regine S. Regalado and with the approval of the members of the Sangguniang Bayan present, it was

BE IT RESOLVE as it is hereby RESOLVED and by virtue of the powers vested in the Sangguniang Bayan in its regular session assembled, hereby approve as we hereby confirm and adopt the approval of the amendments of the contract of lease with the following, viz;

1. APPROVAL of the following amendment of the Contract of Lease of the real property owned by the Municipal Government of Santa Cruz Laguna. New provision based on SB Resolution No. 138-S2021:
 - a. Upon execution of the amended contract of lease McDonalds shall pay the Municipal Government of Santa Cruz Laguna the advance rental pay in the amount of FIVE MILLION TWO HUNDRED EIGHTY SIX THOUSAND NINE HUNDRED FORTY EIGHT PESOS AND FORTY EIGHT CENTAVOS (P5,286,948.48) equivalent to 36 months or three (3) years exclusive of EVAT but inclusive of withholding tax.
 - b. The foregoing covenants by both parties have mutually agreed to enter into the amendment of the contract of lease as follows to wit:



HON. MARK ANTHONY P. JOVEN
Councilor

HON. ALAN T. PAMATMAT
Councilor

HON. PATROCINIA S. KALAW
ABC Federation President

HON. REGINE S. REGALADO
SK Federation President

Alan T. Pamatmat

Patrocinia S. Kalaw

Regine S. Regalado

HON. RIZALDY N. KALAW
Councilor

HON. ESMERALDO C. DE LAS ARMAS, JR.
Councilor

HON. NORMAN T. TOLENTINO
Councilor

HON. LEA A. ALMARVEZ
Councilor

HON. AMBIEL JOHN C. PANGANIBAN
Councilor

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OFFICE OF THE SANGGUNIANG BAYAN Sta. Cruz, Laguna



Continuation of Resolution No. 320-S2023

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Amended Schedule Monthly Rental

Lease Term	Year	Lease Period	Monthly Rent	Escalation	Remarks
Current	23	Jan 1, 2023 - Dec 31, 2023	146,859.68	-	To be paid in advance
	24	Jan 1, 2024 - Dec 31, 2024	146,859.68	-	
	25	Jan 1, 2025 - Dec 31, 2025	146,859.68	-	
Renewal	1	Jan 1, 2026 - Dec 31, 2026	158,608.45	8%	To be paid monthly
	2	Jan 1, 2027 - Dec 31, 2027	171,297.12	8%	
	3	Jan 1, 2028 - Dec 31, 2028	185,000.89	8%	
	4	Jan 1, 2029 - Dec 31, 2029	199,800.96	8%	
	5	Jan 1, 2030 - Dec 31, 2030	215,785.04	8%	
	6	Jan 1, 2031 - Dec 31, 2031	233,047.84	8%	
	7	Jan 1, 2032 - Dec 31, 2032	251,691.67	8%	
	8	Jan 1, 2033 - Dec 31, 2033	271,827.01	8%	
	9	Jan 1, 2034 - Dec 31, 2034	293,573.17	8%	
	10	Jan 1, 2035 - Dec 31, 2035	317,059.02	8%	

2. All advance rental payment of the Contract of Lease as of June 1999 with the advance rental payment stated herein shall be applied rental payment for schedule below:

Advance Rental Payment	Start of Application	End of Application	Total Amount
Advance Payment	Jan 1, 2023	Dec 25, 2025	P5,286,948.48

3. The Municipal Government of Santa Cruz, Laguna grants McDonald Santa Cruz, Laguna a rent free period of 90 days counted from the start of the renovation. The rent free period shall start upon formal notice of McDonalds Santa Cruz, Laguna.

ORDERED: Let copy of this resolution be furnished the Honorable Mayor, the Municipal Treasurer, the Municipal Budget Officer, the Municipal Accountant, the Municipal Planning and Development Coordinator, Golden Arches Development Corporation, and all other concerned offices, this municipality, for their information and appropriate action.

APPROVED. May 08, 2023.

I HEREBY CERTIFY to the correctness of the above-quoted resolution.

KGG. AMBIELO JOHN C. PANGANIBAN
Kagawad

KGG. NORMAN T. TOLENTINO
Kagawad

KGG. RIZALDY N. KALAW
Kagawad

KGG. ALAN T. PAMATMAT
Kagawad

KGG. REGINE S. REGALADO
SK – Federation President

MARIA TERESA ROBLES LABOG
Secretary to the Sangguniang Bayan

KGG. LEA A. ALMARVEZ
Kagawad

KGG. ESMERALDO C. DE LAS ARMAS, JR.
Kagawad

KGG. MARK ANTHONY P. JOVEN
Kagawad

KGG. PATROCINIA S. KALAW
ABC – Federation President

ATTESTED : HON. LAARNIA A. MALIBIRAN
Municipal Vice Mayor / Presiding Officer