

PAL moves turboprop flights to CRK

CLARK FREEPORT – Flag carrier Philippine Airlines is moving all of its remaining turboprop flights in Manila to Clark International Airport by the end of March.

Starting March 29, PAL flights from Manila to Coron and Manila to Siargao will be transferred to Clark.

Flights from Manila to Catarman, meanwhile, will instead be flying from Cebu to Catarman.

PAL said affected passengers may rebook their flights within 60 days from the original travel date or ask for a refund. They may also convert the cost of the ticket to travel credits with a 5% percent bonus value.

The transfer to the CRK is pursuant to the government directive arising coming from the decision in 2024 of the Manila Slot Coordination

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PANANAW NG MALAYANG PILIPINO!

inside pages

End mass promotion, stop promoting failure

SEE AD LIB, PAGE 5



P414.8-M Pampanga food complex to open this year

CITY OF SAN FERNANDO – Aimed to increase rice production capacity and strengthen food security, the Pampanga Food Security Complex in Barangay Sta. Catalina, Lubao is being fast tracked to open within 2026. PAGE 19 PLEASE



Pampanga Food Security Complex in Barangay Sta. Catalina, Lubao. Gov. Lilia "Nanay" Pineda and DA Secretary Francisco Tiu Laurel Jr. sign MOA.

PHOTOS: PAMPANGA PIO

Capitol inaugurates P50.2-M school buildings, classrooms



ARAYAT, PAMPANGA — Over P50.2-million worth of newly constructed school buildings and classrooms in public schools here were inaugurated by the Provincial Government of Pampanga on Jan. 30.

"Ala kayung dapat tatangalan a utang a lub kekaming manungkulan yu. Obligasyun mi ing i-assure kekayu na miras la king ustu reng pondu ning gobyernu," noted Vice Gov. Dennis "Delta" Pineda of the completed projects underscoring that public investments in education are not favors from government officials but obligations owed to the people,

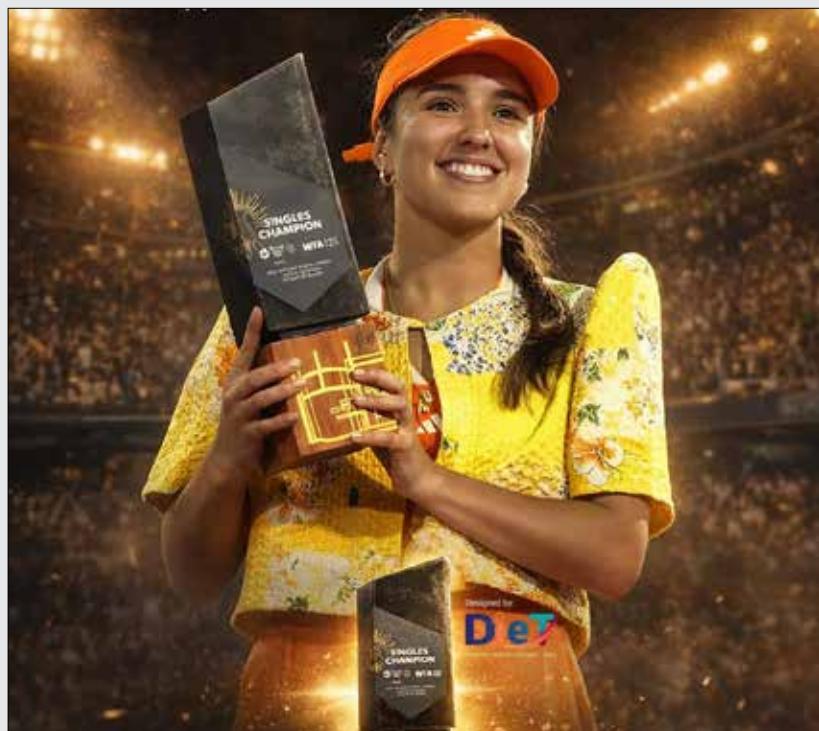
PAGE 19 PLEASE

Arayat public school students cheer Vice Gov. Dennis "Delta" Pineda for the Capitol's investments in their education. PHOTO: PPIO



CHANGING SEASON

CITY OF SAN FERNANDO – Christmas parols along the stretch of Jose Abad Santos Avenue here on Jan. 31 start to give way to heart-shaped lanterns to welcome the love month of February, principally Valentine's Day. PUNTO ROVING TEAM



KAPAMPANGAN PRIDE TAKES THE PODIUM AT PHILIPPINE WOMEN'S OPEN

MANILA – Proudly Kapampangan-made Pidayit by Philip Dizon Torres makes history itself at the historic first-ever Philippine Women's Open on Jan. 30 here as it ascended the victory podium with doubles champion Eudice Chong of Hong Kong and En-Shuo Liang of Chinese Taipei, and again with singles champion Camila Osorio. "As a measure of our gratitude and appreciation for being an important part of the historic first-ever Philippine Women's Open, we offer you this bolero design of traditional Filipino wear to always remind you of what you accomplished here in Manila," announced the program host during the awarding ceremonies. Pidayit by Philip Dizon Torres celebrates Filipino heritage, advocates sustainability, and is proudly worn by empowered women in government, politics, diplomacy, business, diplomacy, and now even sports.

PUNTO LIFESTYLE TEAM/PHOTOS: ONE SPORTS, PHILIPPINE WOMEN'S OPEN

PSC to develop 20-hectare sports hub in New Clark City

CAPAS, TARLAC – The Philippine Sports Commission is set to develop a 20-hectare 20-hectare world-class multi-sports hub in New Clark City here as a new training home for Filipino athletes.

"This is a framework that allows PSC facilities to generate recurring income through sustainable estate and facility management. This ensures stable funding that can be reinvested in national sports development year after year," PSC chairperson Patrick Gregorio said of its project partnership with the Bases Conversion and Development Authority.

Under the partnership, a 10-hectare multi-specialty sports facility will be developed to help build a complete and

inclusive sports ecosystem for Filipino athletes.

Another 10-hectare area will be allocated for the Philippine Tennis Center, reinforcing a long-term, discipline-based approach to national sports development and strengthening the country's tennis program.

Aligned with President Ferdinand R. Marcos Jr.'s push to strengthen human capital, promote grassroots sports, and grow regional centers outside Metro Manila, the project is expected to boost sports growth by providing modern training facilities for Filipino athletes and expanding access to quality sports infrastructure beyond the National Capital Region.

Ara Jamica R. Reparejo-PIA-3/Contributed photos



Cong Pogi thanks Marcos Jr., Dizon for flyover funding

ANGELES CITY -- "Sa ngalan po ng Unang Distrito ng Pampanga, nagpapasalamat ako kay Pangulong Bongbong Marcos at kay DPWH Secretary Vince Dizon para sa pondong inilaan sa construction ng Sto. Cristo Flyover."

Pampanga 1st District Rep. Carmelo "Pogi" Lazatin, Jr. expressed the gratitude of his constituents to the president and the public works secretary for the allocation of funds that will ensure the continuing construction of the flyover on MacArthur Highway in Barangay Sto. Cristo here.

"Malaking tulong ito para sa ating mga kababayan para maibsan ang daloy ng trapiko at gumaan ang kanilang byahe sa araw-araw, lalo ng ang mga empleyado na nanggagaling sa

iba't ibang parte ng Pampanga na dumadaan dito," he added.

Lazatin joined Dizon in his personal inspection of the on-going construction of the 1.1-kilometer flyover on Jan. 30. The flyover is expected to be completed within two years and is expected to ease the flow of traffic along MacArthur Highway.

Lazatin also thanked the president and the DPWH for granting the request of Mabalacat City Mayor Gerald Aquino for the construction of the Atlu-Bola Bypass Road, also within Pampanga's 1st District.

"Ang Atlu-Bola Bypass Road ay makakatulong para guminhawa ang daloy ng trapiko sa Lungsod ng Mabalacat, lalo na sa mga sasakyan na nanggagaling ng NLEX," Lazatin

said.

According to Dizon, it is the President's direct instruction to ensure that infrastructure projects are completed immediately.

"Dakal tang proyektu – e mu keni Pampanga, all over the country – makatengga la. So ing sabi ning presidente, e ne pwedi ita. Kailangan ariyan tana la ngan, once and for all kasi makalunus la reng kababayan tamu," Dizon said.

Also present during the inspection of the Sto. Cristo Flyover is newly-appointed DPWH Region III director, Engr. Arnold Ocampo, who used to serve as District Engineer of the Pampanga 3rd District Engineering Office.

Team Lazatin Media/Photo: JP Manalang



Buen provecho: Authentic Mexican dining to open in Clark

CLARK FREEPORT — Hola! Sabor a Mexico is coming to Clark with Jacaranda, an authentic Mexican restaurant, opening soon at the freeport.

A lease agreement was signed on Feb. 3 between Clark Development Corp. and Paco and Friends Corp. for Jacaranda with all those gustatory delights of tacos, paletas, mole, tamales, and enchiladas, plus pastries, coffee, and chocolate. Sit down dining, a chef's table, private rooms, cocktail service, and outdoor seating complete the concept.

The restaurant will open at Building

2091 along R.C. Santos Avenue, one of Clark's iconic Barn Houses. The space spans 679 square meters. Investment: P25 million over five years. Jobs: at least 30.

"A cultural fit," CDC president and CEO Atty. Agnes VST Devanadera calls it:

"It's about right that we have the Mexican restaurant right here in Clark, where history starts, develops, and is always valued."

PFC incorporators highlight tradition and innovation, seeing potential in transforming the historic barn house.

"There is no nicer place [barn house] than a hundred year old home where we can showcase what we can do," Francisco Saucedo, one of PFC's incorporators, said.

"We want a Mexican restaurant that is authentic, something we can share from our country and our experience. I think Mexico, as a country, has grown a lot. It's a lot nicer place than I can think of," he added.

Jacaranda adds a distinct cultural flavor to Clark's growing roster of lifestyle and tourism offerings, befitting its top MICE destination status.

CDC-PR





FILINVEST EXPANDS BEYOND REAL ESTATE:

Hospitality and Retail as Growth Engines

FILINVEST DEVELOPMENT CORP. (FDC), one of the country's largest conglomerates, is reshaping its portfolio by expanding into hospitality and retail. At Quest Hotel Clark on January 31, Francis Gotianun, First Senior Vice President and Head of Hotels and Resorts, recalled how the business began with just three people.

Today, the group has grown to more than 2,000 employees.

"This is a special hotel for me," Gotianun said, citing his role in the 2016 Mimosa bid that anchored Filinvest's presence in Clark. He emphasized the company's guiding values, CC FEST: customer centricity, change for the better, family, entrepreneurial mindset, shared benefit, and trustworthiness.

The expansion is visible in Filinvest Malls. One flagship property has a gross floor area of 41,263 square meters, with 22,379 square meters of leasable space, 185 tenant slots, and 459 parking spaces Mitch Dumla, First Vice President and Retail Business Head. The mall is positioned to serve Clark's workforce and millions of annual visitors.

Clark's immediate community provides the backdrop. The international airport now serves 21 destinations with more than 200 weekly flights and a six-million passenger capacity. Surrounding hotels and casinos also anchor tourism. The Freeport Zone hosts more than 151,000 employees. Visitor arrivals reached 34.8 million in 2022, while the meetings, incentives, conferences and exhibitions (MICE) attendance totaled nearly 808,000.

Filinvest's hospitality and retail ventures are aligned with Clark's growth as a tourism and service hub, supported by infrastructure, workforce, and visitor demand according to Dumla. --*Punto Lifestyle Team*.



New Zealand Education Expo 2026: Pampanga's Passport to Possibility

BY NING CORDERO

IBA, ZAMBALES — The provincial government here has procured two 45-footer fiberglass-hulled fishing vessels in line with a plan to modernize the local fishing industry and help the fisherfolks become more competitive. **PAMPANGA STANDS** at the threshold of global opportunity. One province.

One chance to go beyond borders.

On February 22, the SMX Convention Center Clark opens its doors to the Study with New Zealand Expo 2026. This is where Kapampangan students and families meet the future—face-to-face with New Zealand's leading schools and institutions.

Organized by Golden Summit Immigration Consultancy (GSIC) and

Education New Zealand (ENZ), the expo brings together Otago Polytechnic, Wintec, Toi Ohomai, Whitecliffe, AcademyEX, EIT, and more. These schools are not just centers of learning. They are gateways to transformation.

Here, opportunities are clear and within reach. Scholarships that open doors. Visa pathways that connect cultures. Post-study careers that bring global experience

back home. Every conversation at this expo is a step toward a brighter future.

Event details: SMX Convention Center Clark, Sunday, February 22, 2026, starting at 1:00 PM. Admission is free.

Register now at bit.ly/StudywithNewZealandExpo2026.

Don't miss. Take the step. Pampanga's passport to global learning begins here.



To the Point

World Wetlands Day

2 February 2026



Wetlands and traditional knowledge: Celebrating cultural heritage

Sanctuaries of life, living classrooms

ACROSS THE world, wetlands are more than ecosystems — they are storykeepers. They carry the traditions, practices, and wisdom of communities who have lived alongside them since the beginning of time.

This year's theme, "Wetlands and Traditional Knowledge: Celebrating Cultural Heritage," reminds us that conserving wetlands also means protecting the cultural identity woven into them.

Wetlands are home to extraordinary species — from the Shoebill to the American alligator, whose international trade is regulated by the Convention on International Trade in Endangered Species of Wild Fauna and Flora, or CITES. This fifty-year-old treaty aims to ensure that international trade does not threaten the survival of their species.

But wetlands are not only sanctuaries for wildlife; they are living classrooms, where traditional knowledge has guided sustainable use and coexistence for generations.

Indigenous people have long understood the rhythms of wetlands — how to fish, farm, and harvest in ways that respect nature's cycles. These practices are more than heritage; they are solutions we urgently need as we confront climate change, pollution, and biodiversity loss. By valuing and integrating traditional knowledge, we ensure wetlands continue to sustain both people and wildlife.

On this World Wetlands Day, let us celebrate wetlands as cultural landscapes as well as natural ones. Let us work together to achieve our Global Goals for biodiversity and sustainable development, towards a future where wetlands remain places of life, identity, and resilience — for people and for wild species everywhere.

Happy World Wetlands Day 2026!

(Message of CITES Secretary-General Ivonne Higuero for World Wetlands Day, 2 February 2026)

Punto! Central Luzon

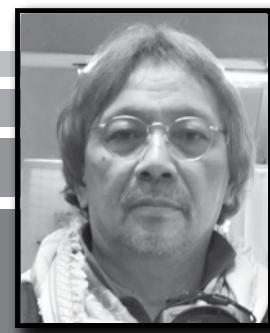
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Opinion



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Zona Libre

Bong Z. Lacson

Fully covered, soundbiting Vince

BY MULTI-MEDIA, that is, is Department of Public Works and Highways Secretary Vince Dizon inspecting on Jan. 30 the collapsed slope protection of the flood control project in Barangay Candating, Arayat, Pampanga, which damaged a total of 20 houses exactly a week ago. Amid the destruction, Dizon perfunctorily ordered a thorough investigation to ensure accountability and directing immediate assessment and repairs to prevent further risks to residents.

Mayhaps, needing a headline chasing soundbite to complement some dramatic reels and photos, Dizon disclosed the names of three DPWH-Pampanga officials who, at that very moment, have been relieved and suspended following a report he received a few days ago that they were extracting up to 8% on DPWH contracts.



Vowed Dizon: "We are going to conduct a full-blown investigation kung totoo ba 'yung report na natanggap ko na humihingi sila ng porsyento sa mga projekto sa District 2 [Pampanga District Engineering Office 2]."

The Candating flood control project is under the jurisdiction of District 1. "Hindi dito," Dizon said of the assignments of officials he relieved.

Uncovered, to Vince unseen

ALL TOO obvious, if not telling, amid that field of devastation in Candating, Arayat, Pampanga visited by Secretary Dizon on Jan. 30 is this soiled but unfilled-up DPWH project billboard identifying a "Sto. Cristo Construction & Trading Inc." as contractor/supplier for the "rehabilitation of eroded Pampanga River (sic)" started on May 22, 2025 with target date of completion on Feb. 23, 2026 at the cost of P91,578,485.36.

The once ubiquitous project billboards of the bedeviled Eddmari Construction & Trading at the sunken site have seemingly gone to destruction along with the project.

Curiously, Sto. Cristo Construction & Trading Inc. has not been factored in the failed Candating flood control project, notwithstanding its major part in the rehabilitation efforts,



as evidenced in that project billboard.

Curiouser yet, Sto. Cristo Construction & Trading Inc. is the Top 1 getter of Pampanga's P15-billion flood control projects with P1.713 billion; its major projects

centered in Candaba, Pampanga at Malasik River costing P1.157 billion, and Maasim River costing P341.678 million, per the sumborgsapangulo website.

What gives, Vince? Don't tell us we are merely seeing things?

The President's point person, DPWH's finger man



YEAH, EVERY Juan — and Juana and Juanix to be universally gender-sensitive — knows Public Works Secretary Dizon is President Marcos Jr's point person for infra, and before that for transportation.

Really in character, as Dizon's presidential point-personality merely crossed over from the Duterte administration where it was in fact birthed and bred: 1) as president-CEO of the Bases Conversion and Development Authority, the point man for the development of New Clark City,

notably the construction of world-class sports facilities in time for the 2019 SEA Games — never mind the much-criticized P50-million "kaldero" used as the cauldron for the Games; and 2) as deputy chief implementer of the National Task Force Against Covid-19, the point man for the government's Test, Trace, and Treat (T3) program, even earning him the moniker "testing czar."

So ingrained is this point persona in Dizon that he has come to channel it in his body language, literally with

the forefinger, whether he is inspecting infra projects, fielding media questions, or holding meetings with his minions.

Case in point is his recent inspection blitz in Pampanga where Dizon's finger made a dramatic standout: at the collapsed — for the nth time — slope protection of the Candating flood control project; at the stalled flyover construction project in Angeles City; and at the proposed site for a bypass road connecting NLEX to some barangays in Mabalacat City.

With cleaning DPWH of graft and corruption included in his functions as infrastructure point man, Dizon has naturally assumed the akin persona of finger man, openly demonstrated in Candating when he named three DPWH personnel he suspended for allegedly demanding 8% kickbacks in government projects.

Point person. Finger man. It serves Dizon, the government, and the people well thus far. That we have to concede. May he keep it with the forefinger.



Opinion

The Public Space

Jun Sula

Culture versus choice

"Excuse me," retired Ombudsman Conchita Carpio Morales, the one who ordered that Senator Joel Villanueva be dismissed but the Senate blithely ignored it," politely interrupted the President's grievous narrative.

President Bongbong Marcos a.k.a PBBM, she said matter of factly, did not discover public works corruption three years ago. The discovery was probably made (known?) much earlier. The President's dictator-father was in office for decades, it would have been unrealistic that the sad news was exposed before PBBM regained Malacanang after years of being politically ostracized or exorcised.

Remember cronyism? It's not a new invention of a political or social mantra out of the woodwork. It was an egregious secret vice of politicians and others who milked the economy dry. For instance, there were smarter- than - others who got foreign loans with sovereign guarantee in the halcyon days of the diktat to purportedly build new oil mills when the coco industry was dominant in the world market.

To be fair to PBBM, the moral crisis he unearthed in the wake of the massive floods in the country, was the genre or ogre he never saw in his early years in politics, notwithstanding the deep cronyism in his father's time. What he discovered was a common culture, defying an earlier call by a previous administration for politicians to moderate their greed.

PBBM was without a dot of hesitation that the corrupt people in government and their accomplices

in fraudulent and ghost projects deserved no less than a "good trip" behind the slammers, soon not later. He promised to send them to jail before Christmas. PBBM apparently spoke , too soon.

The problem with PBBM is not his sincerity, although some doubted it, or his conviction about right and wrong, or his so-called Machiavellian decisiveness. The problem is his not being a lawyer, according to Morales. Or he overestimated the quality of our judicial system and underestimated the quality of our lawyers.

There's no doubt that our lawyers are world class. Look what's happening at the International Criminal Court where a former president seems to have difficulty in defending his crime against humanity case. His lawyer are all foreigners and highly paid, to boot. So far, the Filipino lawyers handling the case for the Filipino victims are showing remarkable, exceptional competence in the area of international law.

So, PBBM has one good excuse if those being held accountable for the public works mess worth billions in taxpayers money are still free or are still roaming around here and there. Sorry

PAGE 19 PLEASE

Ad Lib

Rey Yumang

End mass promotion, stop promoting failure

FOR YEARS, teachers, parents, and school heads have lived inside this quiet fiction: promotion rates are above 95% while national assessments reveal an entirely different story. Our learners cannot read, cannot compute, and cannot comprehend at the levels expected of them.

The latest Turning Point report by Second Congressional Commission on Education (EDCOM 2) tears the veil off this illusion. Only 30.5% of Grade 3 learners can read at the expected proficiency level. By Grade 12, that number plunges to 0.40%, which is not even one out of every 200 students. We are not just witnessing learning gap but the slow erosion of our children's futures, one grade level at a time.

And yet, year after year, we promote them anyway.

Parents who insist that their children must move up - "Tutu pu kasing makarine," "Tukyan nala pu reng ka-edad na," or "Bangkanita eya pu malakwan" - may not realize how much harm this causes. Theirs is not an act of love but an act of delay. When will they realize that promotion without mastery is a quiet cruelty?

A child who cannot read in Grade 3 will drown in Grade 6, and by the time they reach junior high, school has become a daily humiliation masked by silence. Many eventually drop out, not because they are lazy, but because the system pushed them forward without equipping them to survive.

The cost of repeating a grade is small; the cost of not learning is lifelong.

Teachers know this too intimately. Many hesitate to give failing grades not because the child does not deserve an

honest assessment, but because the paperwork, justifications, interventions, and the blame all fall on them. "Human consideration" is too often used as a shield to protect the adults in the system rather than the learners themselves. True compassion is not about passing students; it is about helping them succeed.

School heads carry another burden. Their performance ratings depend on promotion, completion, and graduation statistics. Every retained student is a red mark. In such a distorted environment, telling the truth about student performance becomes an administrative risk. Mass promotion becomes a survival instinct, not an educational choice.

Ending mass promotion, as EDCOM 2 now urges, is necessary. But let's be brutally honest: it will not fix the crisis by itself.

The roots of this catastrophe sink deeper into overcrowded classrooms, curriculum overload, teacher shortages, lost instructional time, poverty, and the absence of strong early literacy programs. We need more than a policy change. We need structural courage.

Ending mass promotion is the first honest step.

But rebuilding trust in our education system and giving every child the dignity of real learning will take far more than simply moving

students up or down. It will require a nation finally willing to confront uncomfortable truths and choose long-term solutions over short-term appearances.

Our children deserve more than promotion. They deserve preparation; the kind that gives them a real future, not just a report card.



KOMENTARYO

Hindi nagtatapos sa halalan ang malasakit sa bayan

Alex S. Cauguiran

NAGSALITA NA ang dalawang pangunahing personalidad na sangkot sa mayoralty election sa Lungsod ng San Fernando. Kapwa malinaw ang kanilang pahayag: **Igagalang nila anuman ang magiging pasya ng Commission on Elections** kaugnay ng kasalukuyang revision at manual recount ng 20% ng mga balota—na magsisilbing batayan kung itutuloy pa ang pagbibilang sa nalalabing 80%, alinsunod sa umiiral na mga alituntunin.

Ipinahayag ni Mayor Vilma Balle-Caluag ang kanyang kumpiyansa sa magiging resulta. Gayundin si Ms. Mylyn Pineda-Cayabyab, na patuloy na naninindigan na ang kanyang petisyon ay hindi lamang para sa panalo, kundi para sa malinaw na kasagutan sa mga pagdududang bumalot sa resulta ng halalan noong

Mayo 2025—isang petisyon kinatigan mismo ng Comelec.

Sa kabilang, hindi na naman maaawit ang matinding palitan ng opinyon ng mga tagasuporta ng magkabilang panig, lalo na sa social media, partikular sa Facebook. Sa masusing pagmamasid sa mga komentong lumalabas, kapansin-pansin na mas marami ang

personal na atake—hindi lamang laban sa mga kandidato, kundi pati sa kanilang mga pamilya at maging sa kapwa tagasuporta.

Nakakalungkot isipin na sa halip na pag-usapan kung bakit nararapat manatili si Mayor Vilma sa kanyang posisyon, o kung bakit karapat-dapat si Ms. Mylyn bilang

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Napag-uusapan Lang

Marvel V. Garcia

Tunay na layunin ng TUPAD, hindi naman natutupad

1.

Kung ika'y walang trabaho, o DEHADONG manggagawa sa TUPAD ang pangalan mo'y baka mapasamang bigla lalo kung ang naatasang tao na NANGANGASIWA susunod sa PATAKARAN na dito ay itinakda maaaring isa ka sa mabibigyan ng BIYAYA tulong PANGHANAP-BUHAY sa kagawaran ng paggawa

2.

Ngunit kung ang tagalista'y NAMIMILI ng bibigyan ay malabong masali ang pangalan mo sa LISTAHAN dahil tanging kamag-anak, at malapit na KAIBIGAN lamang palagi ang mga taong NABIBIYAYAN kahit di kwalipikado't di pasok sa PAMANTAYAN nitong DOLE, ay ganyan ang nangyayari kadalasan

3.

At dahil sa nangyayari maraming NAG REREKLAMO mga DISADVANTAGE WORKERS at nawalan ng trabaho ang dapat sanang MABIGYAN sa nasabing benepisyo ang siyang nababalewala at palaging AGRABYADO kung sino pa yaong mga sa buhay ay ASENSADO na antas ng pamumuhay ay laging BENEPISARYO

4.

Ang mga POOREST of the POOR na hilahod na sa hirap laging wala sa LISTAHAN nitong mga tagasulat kung tulong panghanap-buhay ang layunin nitong TUPAD di ba't sila ang dapat na mabigyan ng PRAYORIDAD ? hindi yaong mga taong hindi naman NAGHIHIRAP MAALWAN ang pamumuhay at kumikita ng sapat

5.

Malaking tulong ang TUPAD kung maayos ang sistema at hindi NABABAHIRAN ng maruming pulitika ito'y programa ng DOLE na mabigyan ng suporta mga kababayan nating di sapat ang KINIKA ang ilan sa PULITIKONG mahilig mamulitika nakikisawsaw sa TUPAD para sa pangangampanya

6.

At kung sa barangay naman padadaanin ang TUPAD hindi rin naman MAAYOS ang dapat na ipatupad sapagkat ang nabibigyan lamang ay mga ALAGAD ng kapitan at ang mga piling tao ng KAGAWAD kung ang mga namumuno di maganda ang PALAKAD ay wala rin namang SAYSAY ang programang inilahad

7.

May ALITUNTUNIN naman bakit hindi pag-aralan kung sino ang mga taong dapat na MABIYAYAN hindi porke't kamag-anak at MALAPIT na kaibigan kahit di dapat isali ay kasama sa LISTAHAN wika nga ng matatanda tayo ay may KASABIHAN ang malapit sa kaldero ang madalas MAULINGAN

NOTICE OF EXTRAJUDICIAL SETTLEMENT

Notice is hereby given that the heirs of **ROMAN MANALOTO** who died on May 12, 1950 in Mexico, Pampanga, **MELENCIA DIZON MANALOTO** who died on September 2, 1996 and **SOTERO DIZON MANALOTO** who died on April 6, 2012, in San Fernando, Pampanga; executed an Affidavit of Extrajudicial Settlement with Deed of Donation on his/her estate; and that Roman Manaloto is the declared owner of a parcel of residential land identified as Cadastral Lot 2237 with an area of 576 square meters located at San Vicente, Mexico, Pampanga and covered by Tax Declaration No. GR2020-12-0036-00509; before Notary Public Atty. Gener C. Endona, as per Doc. No. 296, Page No. 51, Book No. 65, Series of 2025.

Punto! Central Luzon: January 25, February 1 & 8, 2026

NOTICE OF EXTRAJUDICIAL SETTLEMENT

Notice is hereby given that the heirs of **WILLIAM T. TAN** who died on June 08, 2021 at the Angeles Medical Center, Angeles City, Pampanga; executed an Affidavit of Extrajudicial Settlement on his estate; and that the deceased left a certain Savings Account more particularly described as follows;

**BANK OF THE PHILIPPINE ISLAND
STO. ROSARIO, ANGELES CITY, PAMPANGA BRANCH**

ACCOUNT NO.: 8729-0424-56
ACCOUNT NAME: William T. Tan and/or Annabelle D. Tan
AMOUNT: Php 190,593.015/100

before Notary Public Atty. Milani L. Irisari-Reyes, as per Doc. No. 2608, Page No. 105, Book No. 48, Series of 2025.

Punto! Central Luzon: January 25, February 1 & 8, 2026

NOTICE OF EXTRAJUDICIAL SETTLEMENT

Notice is hereby given that the heirs of **CHRISTIAN ANDREAS ALEXANDER**, German National, who died on December 27, 2025 at The Medical City Clark, and who at the time of death was residing at Hensonville Court Subdivision, Ines Street, Brgy. Malabanas, Angeles City, Pampanga; has been Extrajudicially Settled by his only compulsory heirs, **AMOR S. ALEXANDER** (surviving spouse) and **MAUREEN THERESA S. ALEXANDER** (daughter), under a Deed of Extrajudicial Settlement executed by the heirs; executed by the heirs and notarized by Atty. Charissa L. Belista in Quezon City on January 14, 2026 as per Doc. No. 337, Page No. 69, Book No. II, Series of 2026.

Punto! Central Luzon: January 18, 25 & February 1, 2026

NOTICE OF EXTRAJUDICIAL SETTLEMENT

Notice is hereby given that the heirs of **GERARDO VELASCO MALLARI** who died on March 29, 2025 in Bamban, Tarlac, Philippines; executed an Affidavit of Extrajudicial Settlement with Waiver on his estate; and more particularly described as follows;

TRANSFER CERTIFICATE OF TITLE NO. 2025000090

Lot No. 32, Block No. 72, Gss-03-000012, Amd. 1, beginning at a point marked "1" of Lot No. 32, Block 72, Gss-03-000012, Amd. 1 being S. 67 19'W, 6,139.64 m. from BLM No. 1, Bamban Cadastre, cor. "1", Containing an area of Two Hundred Twelve (212) Square Meters;

CONDONIUM CERTIFICATE OF TITLE NO. 002-2024010097

Residential Unit 7G-located at the Seventh Floor Residential Level, with the total floor area of 33.60 Square Meters, more or less of the Peninsula Garden Midtown Homes-Narra Tower.

And two motor vehicles wherein said Decedent is likewise the owner of 1/2 undivided share thereof which motor vehicle is more particularly described as follows;

MAKES/SERIES : FORD/EVEREST 2.2 L TR
TYPE : WAGON
MV FILE NO. : 1301-00001367712
ENGINE NO. : P4AT2666730
CHASSIS NO. : MNCAXXMAWAJU52438
PLATE NO. : NDK8848

MAKES/SERIES : HONDA
TYPE : MOTORCYCLE
MV FILE NO. : 0387-00000012752
ENGINE NO. : KB509E407053
PLATE NO. : 8326SW

before Notary Public Atty. Cyril Victor N. Bermudo, as per Doc. No. 59, Page No. 68, Book No. CXXIX, Series of 2026.

Punto! Central Luzon: January 18, 25 & February 1, 2026

NOTICE OF EXTRAJUDICIAL SETTLEMENT

Notice is hereby given that the heirs of **JIMMY P. CANETE** who died on June 11, 2025, in Cebu; executed an Affidavit of Extrajudicial Settlement with Deed of Absolute Sale on his estate; and more particularly described as a parcel of land (Lot 9-A of the subdivision plan Psd-031411-064777 being a portion of Lot 9, Block 14, Pcs 03-001442, LRC No.) situated in the Bo. of Nagbalon, Municipality of Marilao, Province of Bulacan; Containing an area of Seventy Two (72) Square Meters; and covered by Transfer Certificate of Title No. T-433645 (M); before Notary Public Atty. Benito G. De Guzman, as per Doc. No. 149, Page No. 30, Book No. 04, Series of 2025.

Punto! Central Luzon: January 25, February 1 & 8, 2026

NOTICE OF EXTRAJUDICIAL SETTLEMENT

Notice is hereby given that the heirs of **LLOYD IAN C. LINGAD** who died on August 30, 2025 at Angeles University Foundation Medical Center Angeles City; executed an Affidavit of Extrajudicial Settlement on his estate; and more particularly described as a parcel of land (Lot 6, Block 15, of the subdivision plan (LRC) Psd-97252, being a portion of Lot 4, described on plan (LRC) (GLRO) Cad. Rec. No. 124), situated in the Barrio of Balibago, City of Angeles; Containing an area of Four Hundred Fifty (450) Square Meters; and covered by Transfer Certificate of Title No. 045-2017007154; before Notary Public Atty. Allan M. Del Rosario, as per Doc. No. 307, Page No. 63, Book No. XX, Series of 2026.

Punto! Central Luzon: January 18, 25 & February 1, 2026

NOTICE OF SELF-ADJUDICATION

Notice is hereby given that the heirs of **SPOUSES CONRAD R. ADAM JR.** who died on May 19, 2024 in 195-8 Corazon St., Nepo Subd., Cutcut, Angeles City and **ERLINDA D. ADAM** who died on June 25, 2021 at 195-8 Corazon St., Nepo Subd., Cutcut, Angeles City; executed an Affidavit of Extrajudicial Settlement with Waiver of Rights on his/her estate; and more particularly described as a parcel of land (Lot 15, Blk. 4 of the cons. subd., Plan, Pcs-03-018276, being a portion of cons. Lots 128-B-2-A and 128-B-2-B, both og (LRC) Psd-95164, Lrc Rec. No. 372) situated in the Brgy. of Sta. Cruz, Mun. of Porac, Prov. of Pampanga; Containing an area of Seventy-Eight (78) Square Meters; and covered by Transfer Certificate of Title No. 045-2016013049; before Notary Public Atty. Erika Ana Andrea C. Jimenez, as per Doc. No. 578, Page No. 71, Book No. XXVI, Series of 2025.

Punto! Central Luzon: January 18, 25 & February 1, 2026

NOTICE OF ADDENDUM TO THE EXTRAJUDICIAL SETTLEMENT

Notice is hereby given that the heirs left of **ISIDRO N. BAUTISTA** and **CATALINA C. BAUTISTA** on November 04, 2025 hereat Angeles City, Philippines before Notary Public Atty. Francis C. Guinoo under Doc. No. 9994, Page No. 040, Book No. XXVI, Series of 2025; executed an Affidavit of Addendum to the Extrajudicial Settlement on his/her estate; and more particularly described as follows;

1. That the property settled therein was one (1) parcel of land covered by Transfer Certificate of Title No. NT-1114431

2. TRANSFER CERTIFICATE OF TITLE NO. 79101-R

A parcel of land (Lot 12, Block 6 of the Subdivision Plan (LRC) Psd-37075 being a portion of Lot 2923 of the Cadastral Survey of San Fernando, LRC (GLRO) Cad. Record No. 138), situated in the Barrio of San Matias, Municipality of Santo Tomas, Province of Pampanga, containing an area of Three Hundred Thirty Four (334) Square Meters;

before Notary Public Atty. Francis C. Guinoo, as per Doc. No. 11164, Page No. 064, Book No. XXVIII, Series of 2025.

Punto! Central Luzon: January 25, February 1 & 8, 2026

REPUBLIC OF THE PHILIPPINES**SUPREME COURT****REGIONAL TRIAL COURT****THIRD JUDICIAL REGION****City of San Fernando, Pampanga**

=====

Office of the Clerk of Court & Ex—Officio Sheriff

=====

BOF, INC. (A RURAL BANK)
[A CONSOLIDATION OF BANK OF FLORIDA AND BANK OF LUBAO],
Petitioner-Mortgagee,

-versus-

E.J.F. No. 159-25

Real Estate Mortgage Under Act 3135 as Amended by Act 4118

SPOUSES VIRGILIO I. VERGEL DE DIOS & REMEDIOS M. VERGEL DE DIOS,
Respondents/ Mortgagors,

X----- X

NOTICE OF EXTRA-JUDICIAL SALE

Upon extra-judicial petition for sale under Act 3135/1508 filed by **BOF, INC. (A RURAL BANK) [A CONSOLIDATION OF BANK OF FLORIDA AND BANK OF LUBAO]**, mortgagee, with its postal address at **BOF Corporate Center, Jose Abad Santos Avenue, San Jose, City of San Fernando, Pampanga**, against **SPOUSES VIRGILIO I. VERGEL DE DIOS & REMEDIOS M. VERGEL DE DIOS, Mortgagors**, with postal address at (1) Purok 1, Brgy. Camba, Arayat, Pampanga, to satisfy the mortgage indebtedness which as of **October 30, 2024** amounts to **ONE MILLION TWO HUNDRED TWENTY SEVEN THOUSAND THREE HUNDRED FORTY EIGHT PESOS & 27/100 (PhP1,227,348.27)** excluding penalties, attorney's fees and expenses of foreclosure, the undersigned duly authorized deputy sheriff will sell at public auction on **March 20, 2026 at 10:00 A.M. or soon thereafter** at the main entrance of the Regional Trial Court, Capitol Compound, City of San Fernando, Pampanga, to the highest bidder for **CASH or MANAGER'S CHECK** and in **Philippine Currency**, the following property with all improvements, to wit:

TRANSFER CERTIFICATE OF TITLE NO. 441268-R

"IT IS HEREBY CERTIFIED, that a certain land situated in the Mun. of Arayat, Prov. Of Pampanga bounded and described as follows:

A parcel of land (Lot 416-C of the subd. plan Psd-03-092417, being a portion of Lot 416, Pcs-3602, LRC. Rec. No.), situated in the Bo. Of Camba, Mun. Of Arayat, Prov. Of Pampanga. x x x containing an area of SIX HUNDRED FIFTY NINE (659) Square Meters. x x x

is registered in accordance with the provisions of the Property Registration Decree in the name of **REMEDIOS MALLARI**, of legal age, Filipino, married to Virgilio Vergel de Dios and resident of Camba, Arayat, Pampanga x x x."

All sealed bids must be submitted to the undersigned on the above stated time and date.

In the event the public auction should not take place on the said date, it shall be held on March 27, 2026 without further notice.

City of San Fernando, Pampanga, January 23, 2026.

PILIPINAS P. CAMBA

Sheriff IV

RTC-OCC, CSF(P)

CC:

1. BOF, INC. (A Rural Bank) - BOF Corporate Center, Jose Abad Santos Avenue, San Jose, City of San Fernando, Pampanga

2. VIRGILIO I. VERGEL DE DIOS and REMEDIOS M. VERGEL DE DIOS - Purok 1, Camba, Arayat, Pampanga

3. PUNTO! CENTRAL LUZON

Punto! Central Luzon: January 25, February 1 & 8, 2026

NOTICE OF EXTRAJUDICIAL SETTLEMENT

Notice is hereby given that the heirs of **JESUS NARCISO** who died on August 14, 1999, and **JOSELINA CAUDAL NARCISO** who died on August 14, 2019, both in Angeles City, Pampanga; executed an Affidavit of Extrajudicial Settlement with Waiver of Rights on his/her estate; and more particularly described as a parcel of land (Lot 1 of the consubd. Plan, Pcs-015434, being a portion of consolidated Lots 110-HH-2 and 110-HH-7 Psd-03-156633, LRC. Cad. Rec. No. 124), situated in the Bo. of Bical Municipality of Mabalacat, Prov. of Pamp., Containing an area of One Thousand Six Hundred Fifty Four (1,654) Square Meters; and covered by Transfer Certificate of Title No. 153368; before Notary Public Atty. Cyril Victor N. Bermudo, as per Doc. No. 4073, Page No. 101, Book No. CXXVII, Series of 2025.

Punto! Central Luzon: January 18, 25 & February 1, 2026

NOTICE OF EXTRAJUDICIAL SETTLEMENT

Notice is hereby given that the heirs of **ROMERICO S. GARCIA** who died on October 02, 2024 at Mabalacat City, Pampanga; executed an Affidavit of Extrajudicial Settlement with Deed of Absolute Sale on his estate; and more particularly described as a parcel of land located at the Sapang Biabas, Mabalacat City, Pampanga, covered by Transfer Certificate of Title No. 1438320, with an area of One Thousand Square Meters (1,000sqm) of the Registry of Deeds of Angeles City; before Notary Public Atty. Bryan Matthew C. Nepomuceno, as per Doc. No. 272, Page No. 52, Book No. LVIII, Series of 2025.

Punto! Central Luzon: January 18, 25 & February 1, 2026

NOTICE OF SELF-ADJUDICATION

Notice is hereby given that **AGAPITO DIZON PUNSLAN JR.**, of legal age, Filipino citizen and residing at 2-26 Jasmin Drive, Townand Country Homes, Telabastagan, City of San Fernando, Pampanga, Philippines; and heirs of **ADOLFO LORESCO FERNANDEZ** who died on February 04, 2025 at San Mateo, California, USA, and **MARIA PUNSLAN FERNANDEZ** who died on September 26, 2025 at Angeles City, Pampanga, Philippines; executed an Affidavit of Self Adjudication on his/her estate; and left certain real and personal properties situated in the Philippines; before Notary Public Atty. Tommy De Leon Aquino, as per Doc. No. 674, Page No. 52, Book No. XIV, Series of 2026.

Punto! Central Luzon: February 1, 8 & 15, 2026

NOTICE OF SELF-ADJUDICATION

Notice is hereby given that **THERESA SANTOS TITULAR** of legal age, Filipino, single and residing in Brgy. Lipa City, Province of Batangas; and heirs of **CHONA SANTOS TITULAR** who died on November 13, 2023 at 19eme Paris, France; executed an Affidavit of Self Adjudication/ Extrajudicial Settlement with Deed of Absolute Sale on his/her estate; and more particularly described as a parcel of land (Lot 52 Block 4 of the subdivision plan Psd-03-186011, being a portion of Block 25-D, Psd-03-176231, L.R.C Record No. 11824) situated in Barangay Sta. Maria Municipality of Mabalacat, Province of Pampanga; containing an area of Forty Three Square Meters and Twenty Square Decimeters (43.20); before Notary Public Atty. Hercules P. Guzman, as per Doc. No. 107, Page No. 17, Book No. XIII, Series of 2026.

Punto! Central Luzon: February 1, 8 & 15, 2026

ERRATUM

In the Notice of Self-Adjudication of **ELY DANTE B. SOLANO** and **BEATRIZ B. SOLANA**, published on January 11, 18 & 25, 2026 should be Beatriz B. Solano and not as earlier published.

Punto! Central Luzon: February 1, 2026

REPUBLIC OF THE PHILIPPINES
Department of Transportation
LAND TRANSPORTATION FRANCHISING AND REGULATORY BOARD
Regional Office No III
City of San Fernando, Pampanga

Application for Extension of Validity
of a Certificate of Public Convenience to operate
a Transport Network Vehicle Service.

ELMER B. CANLAS
/Applicant
Case No.:2018-00180TNVS
x-----x

NOTICE OF HEARING

Applicant is a grantee of a Certificate of Public Convenience to operate a **Transport Network Vehicle Service** within **PAMPANGA** accessible to motor vehicle traffic and vice versa with the use of **ONE (1) unit/s**, which certificate is valid up to **April 23, 2026** in the application filed on **January 12, 2026**. Applicant requests for the extension of validity of said certificate with the use of the same number of unit authorized.

NOTICE is hereby given that this Application will be heard by this Board on **February 23, 2026 at 9:00 A.M.** at its office at the above address.

Applicant is hereby ordered to publish this Notice at least **FIVE (5) days** before the above date of hearing once in a newspaper of general circulation in **REGION III**.

Parties opposed to the granting of the Application must file their written oppositions supported by documentary evidence on or before the above date, copy of the same be furnished to the applicant, and may if they so desire appear on the said date and time.

This application will be acted upon by this Board on the basis of the records of this case submitted by the parties unless the Board deems it necessary to receive additional documentary evidence for the judicious resolution of the same.

WITNESS the Honorable P/Gen. **RICHARD A. ALBANO (ret.)**, Regional Director, this **26th day of January 2026** in the City of San Fernando, Pampanga.

Atty. JENNIFER ANN G. RODRIGUEZ
Hearing Officer
Attorney IV

/ctg
Copy furnished:
-Applicant/s digna.canlas@yahoo.com
-File

NOTE: Please bring the original and photocopy of the required documents
Kindly visit LTFRB website (ltfrb.gov.ph) for your reference.

Punto! Central Luzon: January 25-31, 2026

REPUBLIC OF THE PHILIPPINES
Department of Transportation
LAND TRANSPORTATION FRANCHISING AND REGULATORY BOARD
Regional Office No III
City of San Fernando, Pampanga

Application for Extension of Validity
of a Certificate of Public Convenience to operate
a Transport Network Vehicle Service.

ELMER B. CANLAS
/Applicant
Case No.:2023-01034TNVS
x-----x

NOTICE OF HEARING

Applicant is a grantee of a **Certificate of Public Convenience** to operate a **Transport Network Vehicle Service** within **REGION III** accessible to motor vehicle traffic and vice versa with the use of **ONE (1) unit/s**, which certificate is valid up to **February 15, 2026** in the application filed on **January 12, 2026**. Applicant requests for the extension of validity of said certificate with the use of the same number of unit authorized.

NOTICE is hereby given that this Application will be heard by this Board on **February 23, 2026 at 9:00 A.M.** at its office at the above address.

Applicant is hereby ordered to publish this Notice at least **FIVE (5) days** before the above date of hearing once in a newspaper of general circulation in **REGION III**.

Parties opposed to the granting of the Application must file their written oppositions supported by documentary evidence on or before the above date, copy of the same be furnished to the applicant, and may if they so desire appear on the said date and time.

This application will be acted upon by this Board on the basis of the records of this case submitted by the parties unless the Board deems it necessary to receive additional documentary evidence for the judicious resolution of the same.

WITNESS the Honorable P/Gen. **RICHARD A. ALBANO (ret.)**, Regional Director, this **26th day of January 2026** in the City of San Fernando, Pampanga.

Atty. JENNIFER ANN G. RODRIGUEZ
Hearing Officer
Attorney IV

/ctg
Copy furnished:
-Applicant/s
-File

NOTE: Please bring the original and photocopy of the required documents
Kindly visit LTFRB website (ltfrb.gov.ph) for your reference.

Punto! Central Luzon: January 25-31, 2026

REPUBLIC OF THE PHILIPPINES

Department of Transportation

LAND TRANSPORTATION FRANCHISING AND REGULATORY BOARD

Regional Office No III

City of San Fernando, Pampanga

Application for Extension of Validity
of a Certificate of Public Convenience to operate
a Transport Network Vehicle Service.

DIGNA C. CANLAS

/Applicant

Case No.:2023-00977TNVS
x-----x

NOTICE OF HEARING

Applicant is a grantee of a Certificate of Public Convenience to operate a **Transport Network Vehicle Service** within **REGION III** accessible to motor vehicle traffic and vice versa with the use of **ONE (1) unit/s**, which certificate is valid up to **February 13, 2026** in the application filed on **January 12, 2026**. Applicant requests for the extension of validity of said certificate with the use of the same number of unit authorized.

NOTICE is hereby given that this Application will be heard by this Board on **February 23, 2026 at 9:00 A.M.** at its office at the above address.

Applicant is hereby ordered to publish this Notice at least **FIVE (5) days** before the above date of hearing once in a newspaper of general circulation in **REGION III**.

Parties opposed to the granting of the Application must file their written oppositions supported by documentary evidence on or before the above date, copy of the same be furnished to the applicant, and may if they so desire appear on the said date and time.

This application will be acted upon by this Board on the basis of the records of this case submitted by the parties unless the Board deems it necessary to receive additional documentary evidence for the judicious resolution of the same.

WITNESS the Honorable P/Gen. **RICHARD A. ALBANO (ret.)**, Regional Director, this **26th day of January 2026** in the City of San Fernando, Pampanga.

Atty. JENNIFER ANN G. RODRIGUEZ

Hearing Officer

Attorney IV

/ctg

Copy furnished:

-Applicant/s digna.canlas@yahoo.com

-File

NOTE: Please bring the original and photocopy of the required documents
Kindly visit LTFRB website (ltfrb.gov.ph) for your reference.

Punto! Central Luzon: January 25-31, 2026

REPUBLIC OF THE PHILIPPINES

Department of Transportation

LAND TRANSPORTATION FRANCHISING AND REGULATORY BOARD

Regional Office No III

City of San Fernando, Pampanga

Application for Extension of Validity
of a Certificate of Public Convenience to operate
a Transport Network Vehicle Service.

DIGNA C. CANLAS

/Applicant

Case No.:2023-00978TNVS
x-----x

NOTICE OF HEARING

Applicant is a grantee of a Certificate of Public Convenience to operate a **Transport Network Vehicle Service** within **REGION III** accessible to motor vehicle traffic and vice versa with the use of **ONE (1) unit/s**, which certificate is valid up to **February 12, 2026** in the application filed on **January 12, 2026**. Applicant requests for the extension of validity of said certificate with the use of the same number of unit authorized.

NOTICE is hereby given that this Application will be heard by this Board on **February 23, 2026 at 9:00 A.M.** at its office at the above address.

Applicant is hereby ordered to publish this Notice at least **FIVE (5) days** before the above date of hearing once in a newspaper of general circulation in **REGION III**.

Parties opposed to the granting of the Application must file their written oppositions supported by documentary evidence on or before the above date, copy of the same be furnished to the applicant, and may if they so desire appear on the said date and time.

This application will be acted upon by this Board on the basis of the records of this case submitted by the parties unless the Board deems it necessary to receive additional documentary evidence for the judicious resolution of the same.

WITNESS the Honorable P/Gen. **RICHARD A. ALBANO (ret.)**, Regional Director, this **26th day of January 2026** in the City of San Fernando, Pampanga.

Atty. JENNIFER ANN G. RODRIGUEZ

Hearing Officer

Attorney IV

/ctg

Copy furnished:

-Applicant/s digna.canlas@yahoo.com

-File

NOTE: Please bring the original and photocopy of the required documents
Kindly visit LTFRB website (ltfrb.gov.ph) for your reference.

Punto! Central Luzon: January 25-31, 2026

NOTICE OF SELF-ADJUDICATION

Notice is hereby given that **MARCELA BENZON SOBREPENA**, of legal age, Filipino, widow of Rogelio Camannong Sobrepena, and a resident of Moncada, Tarlac; and heirs of **ROGELIO CAMANNONG SOBREPENA** who died on May 31, 2009 in Antipolo, Rizal; executed an Affidavit of Self-Adjudication with Sale on his/her estate, and more particularly described as a parcel of land (Lot 14, Blk. 5 of the cons. Subd. plan Pcs-03-002661, being a portion of the cons. of Lots 2913-K-1 to 2913-K-12, Psd-03-023751, LRC Rec. No.) situated in the Brg. of Sapang Maisac, Mun. of Mexico, Prov. of Pamp.; Containing an area of One Hundred Fifty (150) Square Meters; and covered by Transfer Certificate of Title No. 319711-R; before Notary Public Atty. Carlota Dela Cruz Manalo, as per Doc. No. 254, Page No. 51, Book No. 116, Series of 2025.

Punto! Central Luzon: January 25, February 1 & 8, 2026

NOTICE OF EXTRAJUDICIAL SETTLEMENT

Notice is hereby given that the heirs of **CONRADO C. SONGCO** who died on December 30, 2018 and **AURORA F. SONGCO** who died on January 21, 2025 and both a resident of City of San Fernando, Pampanga; executed an Affidavit of Extrajudicial Settlement on his/her estate; and more particularly described as a parcel of land situated in Lot 3, Block 4, of the subdivision plan being a portion of Lot 2014-Cn described plan Psd-52599, LRC (GLRO) Cad. Rec. No. 138, located in Libutu, Barangay San Nicolas, Municipality of San Fernando, Province of Pampanga; Containing an area of Three Hundred (300) Square Meters; and covered by Transfer Certificate of Title No. 140476; before Notary Public Atty. Kremil S. David, as per Doc. No. 330, Page No. 67, Book No. III, Series of 2025.

Punto! Central Luzon: January 25, February 1 & 8, 2026

REPUBLIC OF THE PHILIPPINES

REGIONAL TRIAL COURT

THIRD JUDICIAL REGION

OFFICE OF THE CLERK OF COURT

ANGELES CITY

BDO UNIBANK, INC.,
represented by LEINE A. DE CASTRO,
Mortgagee,

FC Case No. 2025-0052
-for-
EXTRAJUDICIAL FORECLOSURE

-vs-

SPOUSES JOSE LAQUI RIVAS
AND MARIVIC MERCENE RIVAS,
Debtors-Mortgagors,

JANELLE MONIQUE MERCENE RIVAS,
Co-Debtor/ Co-Borrower.

x-----x

NOTICE OF SHERIFF'S SALE

Upon extrajudicial petition for sale under Act 3135, as amended filed by the Mortgagee, **BDO UNIBANK, INC.**, represented by **LEINE A. DE CASTRO**, with principal office and place of business at 33rd Floor, BDO Corporate Center Ortigas, No. 12 ADB Avenue, Mandaluyong City, against the Mortgagors, **SPOUSES JOSE LAQUI RIVAS AND MARIVIC MERCENE RIVAS and Co-Debtor/Co-Borrower JANELLE MONIQUE MERCENE RIVAS**, with residence address, postal address, and collateral address at Lot 24, Block 19, SMDC Cheerful Homes, Brgy. Sta. Maria and Bundagul, Mabalacat City, Pampanga, in order to satisfy the outstanding mortgage debt which as per Statement of Account, the subject obligation of **ONE MILLION TWO HUNDRED SEVENTY-EIGHT THOUSAND THREE HUNDRED TWENTY-SIX AND SIXTY-FIVE CENTAVOS (Php 1,278,326.65)** Philippine Currency, inclusive of penalties and other charges as of March 14, 2025, the undersigned Sheriff IV hereby gives notice and announces that on **February 26, 2026 at 10:00 o'clock in the morning or soon thereafter, at the Municipal Trial Court in Cities, Branch 1, Mabalacat City, located at Bldg. 2 Unit 33, Great Mall of Central Luzon (formerly Xevera Commercial Complex), Brgy. Tabun, Mabalacat City, Pampanga, will sell at public auction to the highest bidder for **CASH or Manager's Check** and in Philippine Currency, the following parcel of land with all existing and future improvements thereon, to wit:**

TRANSFER CERTIFICATE TITLE NO. 045-2022009368



BYPASS ROAD TO NLEX GOOD TO GO

MABALACAT CITY – There is no other way but all-systems-go for the Mabalacat Bypass Road that will connect NLEX Sta. Ines Exit to the barangays of Mangalit and Atlu-bola to alleviate heavy traffic flow to the city proper and its contiguous areas. This, after the high-profile inspection of the site by Public Works Secretary Vince Dizon, NLEX Corp. president and general manager Luis Reñon, Pampanga 1st District Rep. Carmelo "Pogi" Lazatin Jr., and Mayor Atty. Geld Aquino. Expressing bullishness over the prospect of bypass roads greatly contributing to the efforts of Mayor Aquino to make Mabalacat City the premier industrial-commercial hub of Central Luzon, Dizon said the DPWH is also looking into the funding of the Dolores Connector Road and bypass road to the Clark-Mabalacat-Angeles Road in Barangay San Joaquin connecting to the Pampanga Technopark being developed by AyalaLand in Barangay Tabun. In the past months, Mayor Aquino had had consultative meetings on the bypass project with the Toll Regulatory Board, Department of Transportation, and the Metro Pacific Tollways Corp. **PUNTO NEWS TEAM/MABALACAT CITY News**

NOTICE OF EXTRAJUDICIAL SETTLEMENT

Notice is hereby given that the heirs of **FRANCISCO PINEDA NARCISO** who died on August 17, 2010 at Angeles City; executed an Affidavit of Extrajudicial Settlement with Deed of Absolute Sale on his estate; and that during his lifetime said decedent left a parcel of land covered by Transfer Certificate of Title No. 72201, containing an area of One Hundred (100) Square Meters or less; located at Capaya, Angeles City; before Notary Public Atty. Mikee Andrea B. Guevarra, as per Doc. No. 512, Page No. 104, Book No. LXVIII, Series of 2025.

Punto! Central Luzon: February 1, 8 & 15, 2026

NOTICE OF EXTRAJUDICIAL SETTLEMENT

Notice is hereby given that the heirs of **LINDA G. DAVID** who died on November 4, 2024 in Green City, City of San Fernando, Pampanga while her husband **CESAR DAVID** who died on August 15, 2023 in Mother Teresa of Calcuta Hospital, City of San Fernando, Pampanga; executed an Affidavit of Extrajudicial Settlement on his/her estate; and more particularly described as follows;

TRANSFER CERTIFICATE OF TITLE NO. 042-2023025121 Registry of Deeds of Pampanga

A parcel of land (Lot 12-N of the subd. Plan, Psd-03-021707, being a portion of Lot 12-II3281-F, LRC Rec. No.), situated in the Barangay of Poblacion, Municipality of Sta. Ana, Province of Pampanga, containing an area of Nine Hundred Eight (908) square meters more or less.

TRANSFER CERTIFICATE OF TITLE NO. 042-2023025122 Registry of Deeds of Pampanga

A parcel of land (Lot 12-0-1 of the subd. Plan, Psd-03-031317, being a portion of Lot 12-0, Psd-03-021707, LRC Rec. No.), situated in the Barangay of Poblacion, Municipality of Sta. Ana, Province of Pampanga, containing an area of Ninety Two (92) square meters more or less.

before Notary Public Atty. Gener C. Endona, as per Doc. No. 279, Page No. 57, Book No. 65, Series of 2025.

Punto! Central Luzon: February 1, 8 & 15, 2026

NOTICE OF SELF-ADJUDICATION

Notice is hereby given that the heirs of **RUBEN SAMONTE ROJAS SR. A.K.A RUBEN ROJAS** and **RUBEN S. ROJAS** who died on July 20, 2013 in Block 1 Lot 21, 22nd St., Mawaque Resettlement, Mabalacat City; executed an Affidavit of Extrajudicial Settlement with Waiver of Rights on his estate; and more particularly described as a parcel of land Lot 39, Block 36 of the subdivision plan Psd-10196, Sheet 7, being a portion of Lot 545 of the Cadastral survey of Mabalacat, LRC (GLRO) Cad. Rec. No. 132, situated in the Barrio of Mamatitang, Municipality of Mabalacat, Province of Pampanga; containing an area of Three Hundred Seventy Five (375) Square Meter; and covered by Transfer Certificate of Title No. 72533-R; before Notary Public Atty. Cesar Clarence Deang Contreras, as per Doc. No. 212, Page No. 36, Book No. II, Series of 2026.

Punto! Central Luzon: February 1, 8 & 15, 2026

COMPANY NAME: DONGGWANG CLARK CORPORATION

ADDRESS: ODE County Building, C.M. Recto Highway, Clark Freeport Zone, Pampanga

NATURE OF BUSINESS: Developer

POSITION: Interpreter (Clubhouse Department)

JOB DESCRIPTION:

1. Convey information from one language to another, either spoken or written.
2. Perform duties in situations like business meetings, conferences. Serve as an interpreter specially with the company's owners and VIP clients.
3. Handles the reporting, schedule of meetings, translation of reports and managing department's activities, including budgets and monitoring expenses.

QUALIFICATIONS:

1. Speak fluently in at least two languages (Korean and English Language).
2. Confident and has a capacity to make logical decisions.
3. Ability to work under pressure in fast-paced environment.

PLACE OF DEPLOYMENT: SunValley Projects (Jose Abad Santos Avenue, CFZ, Pamp.)

SALARY RANGE: Php 60,000.00 to Php 70,000.00

NAME OF FOREIGN NATIONAL: LEE, KWANG LAK (South Korean)
ODE County Bldg. C.M. Recto Highway,
Clark Freeport Zone, Pampanga

Intended period of employment: one (1) year

Application may be sent to: canlas.jhoanne@gmail.com (Jhoanne C. Torres – ADMIN Supervisor, Business Operations Department) Tel. No. 045-499-1166

Donggwang Clark Corporation hereby declares that the above-named foreign national is able, willing, and qualified to perform the services and job description for Interpreter (Clubhouse Department). The company has the intention to employ the said foreign national and apply Alien Employment Permit with the Department of Labor and Employment (DOLE) – Region III located at Matalino cor. Mahusay St., DMGC, Maimpis, City of San Fernando, Pampanga. (If there are any objections or inquiries, please contact the concerned DOLE Regional Office.

Any Filipino jobseeker is competent, able and willing to perform the services for which the foreign national is intended to be hired for, may file an objection at DOLE – Region III located at Matalino cor. Mahusay St., DMGC, Maimpis, City of San Fernando, Pampanga after this publication. Please inform DOLE – Region III, if you have any information on criminal offenses committed by the foreign national.



SCAN
THIS QR
CODE

NOTICE OF EXTRAJUDICIAL SETTLEMENT

Notice is hereby given that the heirs of **FAUSTINO GONZALES FLORES** who died on March 18, 2018 at San Juan, Mexico, Pampanga; executed an Affidavit of Extrajudicial Settlement with Waiver on his estate; and at the time of his death left a personal property particularly described a Motorcycle with Plate No. 5389 RE, Honda TMX color blue; before Notary Public Atty. Mark I Dungo, as per Doc. No. 41, Page No. 84, Book No. X, Series of 2026.

Punto! Central Luzon: February 1, 8 & 15, 2026

NOTICE OF SELF-ADJUDICATION

Notice is hereby given that **NONELIA SIOPONGCO NOMBRES** married to **ABRAHAM NOMBRES**, of legal age, Filipino citizen and residing at MC Arthur Highway, Mamatitang, Mabalacat City, Pampanga; and heirs of **LOURDES SIOPONGCO** who died on March 29, 2002 at Mamatitang, Mabalacat City, Pampanga; executed an Affidavit of Self Adjurement on his/her estate; That said deceased left an estate consisting of a parcel of land (Lot 44, of the subd. Plan (LRC) Psd-64095, being a portion of lot 25-B, described on plan (LRC) Psd-24305, LRC (GLRO) Cad. Ref. No. 132) situated in the Poblacion, Municipality of Mabalacat, Province of Pampanga; containing an area of Five Hundred Forty Three (543) Square Meters, More or Less; and covered by Transfer Certificate of Title No. 71356-R of the Registry of Deeds for Province of Pampanga; before Notary Public Atty. Sancho M. Abas, Jr, as per Doc. No. 330, Page No. 61, Book No. CVII, Series of 2025.

Punto! Central Luzon: January 18, 25 & February 1, 2026

NOTICE OF EXTRAJUDICIAL SETTLEMENT

Notice is hereby given that the heirs of **FERNANDO Y. MARIMLA** who died on November 1, 2012 at Buensuceso, Arayat, Pampanga; executed an Affidavit of Extrajudicial Settlement with Unilateral Absolute Sale on his estate; and at the time of his death left a house erected in the property covered by Transfer Certificate of Title No. 042-2024015891 Issued by the Registry of Deeds for San Fernando, Pampanga and more particularly described in the Tax Declaration of Real Property No. GR2020-02-0006-03964 with Property Identification No. 019-02-0006-009-(31)-1001; before Notary Public Atty. Milani L. Irisari-Reyes, as per Doc. No. 2559, Page No. 95, Book No. 48, Series of 2025.

Punto! Central Luzon: February 1, 8 & 15, 2026

NOTICE OF SELF-ADJUDICATION

Notice is hereby given that **MICHAEL GAMBOA AMBAT**, of legal age, Filipino, single, and a resident of River 1 San Isidro, San Luis, Pampanga; and heirs of **CONSTANCIO DELA CRUZ GAMBOA** who died on November 2, 1994 at San Luis, Pampanga and **SERVILLA CORONEL GAMBOA** who died on September 23, 1996 at San Luis, Pampanga; executed an Affidavit of Self-Adjurement with Waiver of Rights on his/her estate, and more particularly described as follows;

TRANSFER CERTIFICATE OF TITLE NO. 13536

Lot 10, Psd-03-030994 (OLT)

Location: San Isidro, San Luis, Pampanga

Area: Five Thousand Seven Hundred Thirty Nine (5,739) Square Meters, more or less

before Notary Public Atty. Leila Mae M. Estabillo, as per Doc. No. 89, Page No. 19, Book No. CXIV, Series of 2026.

Punto! Central Luzon: January 25, February 1 & 8, 2026

CITY COLLEGE OF ANGELES Angeles City, Pampanga

SEARCH FOR THE COLLEGE PRESIDENT OF CITY COLLEGE OF ANGELES

The Board of Trustees of the City College of Angeles (CCA), through its duly constituted Search Committee, invites qualified and competent individuals to apply for the position of College President of the City College of Angeles.

Place of Assignment: City College of Angeles, Angeles City
Plantilla Item No.: CCA-01 City Government Department Head II

Position Title: College President
Salary Job/Pay Grade: SG26-1

MINIMUM QUALIFICATIONS

An applicant must possess the following qualifications:

- a. Not less than thirty-five (35) years old and not more than sixty-one (61) years old at the time of application;
- b. A Filipino citizen;
- c. Holder of an earned doctorate degree from a CHED-recognized higher education institution or from a foreign institution duly accredited by its respective higher education authority, consistent with Level 8 of the Philippine Qualifications Framework (PQF);
- d. With a proven track record as a higher education administrator (e.g., college/university president, vice president, dean, director, campus administrator) or as a high-level management executive, whether in the public or private sector, for at least five (5) years;
- e. Must not have been convicted of a crime involving moral turpitude, nor found guilty of any administrative offense, nor dismissed or separated from service for cause.

DOCUMENTARY REQUIREMENTS

Interested applicants shall submit one (1) original and six (6) photocopies of the following documents:

- a. Formal application letter addressed to the Chairman of the Board of Trustees;
- b. Detailed and duly signed Curriculum Vitae;
- c. Certified true copies of transcript of records, diplomas, training certificates, professional accreditations, and employment/service records;
- d. Copies of published research works, if any;
- e. A signed and notarized statement containing the applicant's Proposed Vision, Mission, and Development Agenda for the City College of Angeles;
- f. Certificates/clearances issued within the last three (3) months from the filing date of application, showing that the applicant has not been found guilty in any administrative or criminal case, from the following:
 - National Bureau of Investigation (NBI)
 - Sandiganbayan
 - Office of the Ombudsman (for government employees)
 - Civil Service Commission (CSC), if applicable
 - Municipal or Regional Trial Court
 - Current employer or institution
- g. Birth Certificate issued by the Philippine Statistics Authority (PSA);
- h. Medical Certificate of Physical Fitness issued by a government health institution not in any way connected with the applicant;
- i. Drug Test Result in accordance with CSC rules and regulations;
- j. Neuro-psychiatric examination result from a government or DOH-accredited medical institution;
- k. Duly accomplished, computerized, and notarized Personal Data Sheet (CSC Form 212);

The Search Committee reserves the right to reject any application that does not comply with the foregoing qualifications and requirements, in accordance with applicable laws, rules, and policies governing local colleges and universities.

SUBMISSION OF APPLICATIONS

All application documents shall be personally submitted or sent by courier, properly sealed and marked:

Addressed to:

DR. ANITA G. DAVID

Chairperson, Search Committee for President of the City College of Angeles

DEADLINE FOR SUBMISSION

The complete set of application documents must be received not later than 5:00 PM of 20 February 2026. Applications received after the deadline or with incomplete requirements shall not be considered.



Republic of the Philippines
Province of Pampanga
MABALACAT CITY

OFFICE OF THE SANGGUNIANG PANLUNGSOD

Tel. No.: (045) 626 5990 local 104
Email: spmabalacatcity@gmail.com

MINUTES OF THE 19th REGULAR SESSION OF THE 5th SANGGUNIANG PANLUNGSOD OF MABALACAT CITY, PAMPANGA UNDER R.A. 10164 FOR THE TERM JUNE 30, 2025 TO JUNE 30, 2028 HELD ON NOVEMBER 06, 2025 AT THE MABALACAT CULTURAL CENTER, BARANGAY POBLACION, MABALACAT CITY, PAMPANGA

PRESENT:	Hon. Marcos T. Castro Jr.	- Vice Mayor/Presiding Officer
	Hon. Ignacio Miguel M. Morales II	- Member
	Hon. Timothy Paul A. Llanos Dee	- Member
	Hon. Eroll Jake C. Soliven	- Member
	Hon. Benjamin D. Jocson	- Member
	Hon. Marjorie Grace M. Sambo	- Member
	Hon. Noelito B. Castro	- Member
	Hon. Stephen R. Aurelio	- Member
	Hon. Patricia Anne Acorda	- Member
	Hon. Elizabeth R. Pineda	- Member
	Hon. Paul Andre P. Tiongco	- Member
	Hon. Ruvielane S. Margarito	- Member
ABSENT:	Hon. Victor Rene V. Ong	- Member
	Hon. Rey T. Pineda	- Member

CITY ORDINANCE NO. 12 Series of 2025

AN ORDINANCE INSTITUTIONALIZING THE GIVING OF DUE RECOGNITION AND AWARD OF PLAQUE OF APPRECIATION TO BARANGAY OFFICIALS OF THE CITY OF MABALACAT, PAMPANGA WHO HAVE SERVED FULL TERM IN OFFICE, AND ACKNOWLEDGING THEIR EXEMPLARY PUBLIC SERVICE TO THEIR CONSTITUENTS

Authored by:
Hon. Noelito B. Castro

WHEREAS, Section 16 of Republic Act No. 7160, otherwise known as the Local Government Code of 1991, provides that every local government unit shall exercise the powers expressly granted, those necessarily implied therefrom, as well as powers necessary, appropriate, or incidental for its efficient and effective governance and for the promotion of the general welfare of its inhabitants;

HON. MARCOS T. CASTRO JR.

HON. GERALD GUTTRIE P. AQUINO



Republic of the Philippines
Province of Pampanga
MABALACAT CITY

OFFICE OF THE SANGGUNIANG PANLUNGSOD

Tel. No.: (045) 626 5990 local 104
Email: spmabalacatcity@gmail.com

MINUTES OF THE 20th REGULAR SESSION OF THE 5th SANGGUNIANG PANLUNGSOD OF MABALACAT CITY, PAMPANGA UNDER R.A. 10164 FOR THE TERM JUNE 30, 2025 TO JUNE 30, 2028 HELD ON NOVEMBER 13, 2025 AT THE MABALACAT CITY HALL ANNEX, CLARKFIELD, MABALACAT CITY, PAMPANGA

PRESENT:	Hon. Marcos T. Castro Jr.	- Vice Mayor/Presiding Officer
	Hon. Ignacio Miguel M. Morales II	- Member
	Hon. Timothy Paul A. Llanos Dee	- Member
	Hon. Victor Rene V. Ong	- Member
	Hon. Eroll Jake C. Soliven	- Member
	Hon. Benjamin D. Jocson	- Member
	Hon. Marjorie Grace M. Sambo	- Member
	Hon. Noelito B. Castro	- Member
	Hon. Patricia Anne Acorda	- Member
	Hon. Elizabeth R. Pineda	- Member
	Hon. Rey T. Pineda	- Member
	Hon. Ruvielane S. Margarito	- Member
ABSENT:	Hon. Stephen R. Aurelio	- Member
	Hon. Paul Andre P. Tiongco	- Member (OB)

CITY ORDINANCE NO. 19
Series of 2025

AN ORDINANCE CREATING THE BUSINESS PERMITS AND LICENSING DEPARTMENT (BPLD) OF THE CITY GOVERNMENT OF MABALACAT, DEFINING ITS FUNCTIONS, DUTIES, AND RESPONSIBILITIES, PROVIDING FOR ITS ORGANIZATIONAL STRUCTURE, AND APPROPRIATING FUNDS THEREFORE

(Sponsored by: Hon. Noelito B. Castro)

Be it ordained by the Sangguniang Panlungsod of Mabalacat City, in session assembled:

SECTION 1. TITLE.

This Ordinance shall be known and cited as the "Ordinance Creating the Business Permits and Licensing Department (BPLD) of the City Government of Mabalacat."

HON. MARCOS T. CASTRO JR.

HON. GERALD GUTTRIE P. AQUINO

HON. NOELITO B. CASTRO

HON. PATRICIA ANNE ACORDA

HON. ELIZABETH R. PINEDA

HON. RUVIELANE S. MARGARITO



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Province of Pampanga
MABALACAT CITY
OFFICE OF THE SANGGUNIANG PANLUNGSOD
Tel. No.: (045) 626 5990 local 104
Email: spmabalacatcity@gmail.com

HON. JACINTO MIGUEL MORALES II HON. TIMOTHY PAUL A. LLANOS DEE HON. VICTOR RENE V. ONG HON. EROLL KE C. SOLMEN HON. BENJAMIN D. JOCSOON HON. MARJORIE M. SAMBO

City Ord. No. 19
Series of 2025
Cont...

SECTION 2. DECLARATION OF POLICY.

It is hereby declared the policy of the City Government of Mabalacat to promote efficient, transparent, and business-friendly governance through the streamlining and strengthening of the business permitting system and enhancement of local revenue generation.

In line with the City's mission to foster sustainable economic growth, it is deemed necessary to upgrade the existing **Business Permits and Licensing Unit (BPLU)** into a full-fledged **Business Permits and Licensing Department (BPLD)** to better perform its mandate and effectively implement the *Ease of Doing Business and Efficient Government Service Delivery Act of 2018* (Republic Act No. 11032).

SECTION 3. CREATION OF THE BUSINESS PERMITS AND LICENSING DEPARTMENT.

There is hereby created a department under the Office of the City Mayor to be known as the **Business Permits and Licensing Department (BPLD)**.

The existing **Business Permits and Licensing Unit (BPLU)** is hereby converted and elevated into a full-fledged department, with the corresponding plantilla position of **City Government Department Head I**, subject to the approval of the Department of Budget and Management (DBM) and in compliance with the Civil Service Commission (CSC) qualification standards.

SECTION 4. OBJECTIVES.

The establishment of the BPLD shall aim to achieve the following objectives:

1. To improve the efficiency and transparency of business permit processing and tax collection;
2. To enhance compliance and enforcement of business-related laws, ordinances, and regulations;
3. To promote ease of doing business and ensure full implementation of Republic Act No. 11032;

HON. MARCOS T. CASTRO JR.

HON. GERALD GUTTRIE P. AQUINO

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City Ord. No. 19
Series of 2025
Cont...

4. To establish and maintain an integrated business database system for monitoring, evaluation, and policy formulation; and,
5. To support the City's economic and investment development agenda through strengthened coordination with relevant departments and national agencies.

SECTION 5. ORGANIZATIONAL STRUCTURE.

The **Business Permits and Licensing Department (BPLD)** shall be headed by a **Department Head** and shall be composed of the following divisions or sections:

1. **Business Permits Processing Division** – Responsible for the evaluation and processing of new and renewal business permit applications;
2. **Inspection and Compliance Division** – Conducts field inspections, verifications, and ensures compliance of business establishments with regulatory requirements;
3. **Business Tax Assessment and Verification Division** – Works closely with the City Treasurer's Office (CTO) for accurate computation and assessment of business taxes, fees, and charges;
4. **Records and Information Management Division** – Maintains a centralized, digitized business registry and database in coordination with the Management Information Systems Office (MISO); and,
5. **Administrative and Support Services Division** – Manages internal operations, personnel, budgeting, logistics, and other support functions of the department.

SECTION 6. QUALIFICATIONS OF THE DEPARTMENT HEAD.

The **Business Permits and Licensing Department Head** shall possess the following minimum qualifications:

- Must be a citizen of the Philippines;
- Of good moral character;

HON. MARCOS T. CASTRO JR.

HON. GERALD GUTTRIE P. AQUINO

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Republic of the Philippines
Province of Pampanga
MABALACAT CITY
OFFICE OF THE SANGGUNIANG PANLUNGSOD

Tel. No.: (045) 626 5990 local 104
Email: spmabalacatcity@gmail.com

City Ord. No. 19
Series of 2025
Cont...

- A holder of at least a Bachelor's Degree in Business Administration, Public Administration, Accounting, Economics, or any related field;
- With at least five (5) years of relevant supervisory or managerial experience in public administration or private enterprise; and,
- A resident of Mabalacat City.

SECTION 7. FUNCTIONS AND RESPONSIBILITIES.

The **Business Permits and Licensing Department (BPLD)** shall have the following functions and responsibilities:

1. Process, evaluate, and issue business permits and licenses in accordance with existing laws, rules, and local ordinances;
2. Assess and verify business taxes, fees, and charges in coordination with the City Treasurer's Office;
3. Monitor and ensure compliance of business establishments with applicable national and local laws, such as those relating to sanitation, zoning, fire safety, and environmental standards;
4. Maintain, update, and secure the official registry and database of business establishments operating within Mabalacat City;
5. Implement, operate, and monitor the **Mabalacat City Business One-Stop Shop (BOSS)** in accordance with Republic Act No. 11032;
6. Coordinate with the City Planning and Development Office (CPDO), City Engineering Office (CEO), City Environment and Natural Resources Office (CENRO), City Health Office (CHO), Bureau of Fire Protection (BFP), and other relevant offices for inter-office clearances and evaluations;
7. Recommend policies, programs, and reforms that promote a business-friendly environment and strengthen local revenue generation; and,
8. Perform such other duties and responsibilities as may be assigned by the City Mayor or as may be provided by law or ordinance.

SECTION 8. STAFFING PATTERN AND PERSONNEL.

The City Human Resource Management Office (CHRMO) shall prepare the

HON. MARCOS T. CASTRO JR.

HON. GERALD GUTTRIE P. AQUINO

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City Ord. No. 19
Series of 2025
Cont...

staffing pattern and organizational chart for the BPLD, subject to the approval of the City Mayor and confirmation by the Sangguniang Panlungsod, in accordance with DBM and CSC standards.

Existing personnel of the former Business Permits and Licensing Unit (BPLU) shall be absorbed into the newly created department **without loss of rank, tenure, or benefits.**

SECTION 9. FUNDING REQUIREMENTS.

The amount necessary for the initial implementation of this Ordinance shall be charged against available funds of the City Government.

Thereafter, the annual budgetary requirements for the continued operation of the BPLD shall be incorporated into the **Annual Executive Budget** of Mabalacat City.

SECTION 10. MONITORING AND EVALUATION.

The performance and operations of the BPLD shall be **monitored and evaluated** by the Office of the City Mayor, in coordination with the City Treasurer's Office and the **Committee on Ways and Means** of the Sangguniang Panlungsod, to ensure transparency, efficiency, and accountability in service delivery.

SECTION 11. SEPARABILITY CLAUSE.

If, for any reason, any section or provision of this Ordinance is declared unconstitutional or invalid by a competent authority, the remaining provisions shall not be affected and shall continue to be in full force and effect.

SECTION 12. REPEALING CLAUSE.

All ordinances, resolutions, or executive issuances inconsistent with the provisions

HON. MARCOS T. CASTRO JR.

HON. GERALD GUTTRIE P. AQUINO

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Republic of the Philippines
3rd Judicial Region
Province of Pampanga
2nd MUNICIPAL CIRCUIT TRIAL COURT
MEXICO-SAN LUIS
Mexico, Pampanga
mcic2mp000@judiciary.gov.ph

EVANGELINA CALMA CORTEZ,
OFELIA CORTEZ TARUC,
Sps. ROBERTO P. SAN DIEGO and
BENILDA B. SAN DIEGO, and
VICTORIA S. MIRANDA,
herein represented by
OFELIA CORTEZ TARUC and herself,
Plaintiffs.

- versus -

Sps. VIRGILIO H. TALAO, JR. and
GERARDINA S. TALAO,
Defendants.

CIVIL CASE No. 0025-25
FOR: Judicial Partition of
Real Property with
Ancillary Reliefs

Page 2 of 2
Summons by Publication
Civil Case No. 0025-25
CORTEZ, et al. v. Sps. TALAO
X-----X

You are hereby reminded of the provisions on prohibited motions under *Section 12, Rule 8, 2019 Rules of Civil Procedure*. If you intend to file a motion based on any of the four (4) grounds allowed under the said Rule, it shall be accompanied by supporting affidavits and other papers to prove the facts alleged therein.

If you fail to answer within the time fixed, the plaintiff will take judgment by default and the court may grant the reliefs applied for in the *Complaint*.

WITNESS the Honorable Richard G. Evangelista, Presiding Judge of this Court, this 26th January 2026. *M*

Hann
EMILY T. LACSON
Clerk of Court

SUMMONS

(Service by Publication under the 2019 Rules of Civil Procedure)

To: Sps. VIRGILIO H. TALAO, JR. and GERARDINA S. TALAO,

GREETINGS:

In the Order dated January 26, 2026, leave of court was granted to the plaintiff pursuant to *Section 18, Rule 14 of the 2019 Rules of Civil Procedure* in relation to *Section 17* hereof to effect service of summons by publication to you as it satisfactorily appearing to the court that the *Summons* cannot with reasonable diligence be served upon you since you are considered residents temporarily out of the Philippines.

In accordance with *Section 17* thereof, you are hereby required to file with this Court and serve upon the plaintiff your **VERIFIED ANSWER** to the complaint, copy of which, together with the annexes, was sent to you, via registered mail, in your last known address, within **NINETY (90) CALENDAR DAYS** after service of this summons upon you by publication, attaching therein your Judicial Affidavit and the Judicial Affidavits of your witnesses including the original or certified copies of documents attached to the Answer or Judicial Affidavit/s, as well as genuine photocopy of object evidence, if any.

Republic of the Philippines
3rd Judicial Region
Province of Pampanga
2nd Municipal Circuit Trial Court
MEXICO-SAN LUIS
Mexico, Pampanga
E-mail: mcic2mp000@judiciary.gov.ph

EVANGELINA CALMA CORTEZ,
OFELIA CORTEZ TARUC, SPOUSES
ROBERTO P. SAN DIEGO and BENILDA
B. SAN DIEGO, and VICTORIA S.
MIRANDA,

herein represented by OFELIA CORTEZ
TARUC and herself

Plaintiffs, Civil Case No. _____

-versus-

SPOUSES VIRGILIO H. TALAO, JR. and
GERARDINA S. TALAO.

Defendants.

0025-25

I PARTIES, CAPACITY, AND VENUE

1. Plaintiffs are Filipinos, of legal age, and residents of San Luis, Pampanga:

- 1.1. EVANGELINA CALMA CORTEZ, widow of the late Constantino T. Cortez (death certificate herein attached), Filipino citizen, and a resident of Sta. Cruz, Poblacion, San Luis, Province of Pampanga. For purposes of this case, she may be served through her daughter, OFELIA CORTEZ TARUC (birth certificate herein attached), who is hereby duly authorized as her Attorney-in-Fact¹ to file the present complaint at 234 Sta. Cruz, Poblacion, San Luis, Pampanga, Philippines 2014.
- 1.2. OFELIA CORTEZ TARUC, of legal age, Filipino, residing at 234 Sta. Cruz, Poblacion, San Luis, Pampanga 2014.
- 1.3. Spouses ROBERTO P. SAN DIEGO and BENILDA B. SAN DIEGO, residents of Sta. Cruz, Poblacion, San Luis, Pampanga, who have constituted OFELIA CORTEZ TARUC as their Attorney-in-Fact² for this case.
- 1.4. VICTORIA S. MIRANDA, resident of 224 Trinidad St., Sta. Cruz, Poblacion, San Luis, Pampanga, 2014, who has constituted OFELIA CORTEZ TARUC as her Attorney-in-Fact³ for this case.

2. Defendants SPOUSES VIRGILIO H. TALAO, JR. and GERARDINA S. TALAO, both of legal age, and residents of 19 Sto. Tomas, San Luis, Province of Pampanga, Philippines

¹ Death Certificate of Constantino T. Cortez as **Exhibit A**.
² Birth Certificate of Ofelia Cortez as **Exhibit B**.
³ Special Power of Attorney of Ofelia Cortez Taruc for Evangelina Calma Cortez is attached as **Exhibit C**.
⁴ Special Power of Attorney of Ofelia Cortez Taruc for Spouses Roberto and Benilda San Diego are attached as **Exhibit D**.
⁵ Special Power of Attorney of Ofelia Cortez Taruc for Victoria S. Miranda is attached as **Exhibit E**.

Page 2 of 18

where they may be served with notices and other processes of the court.

3. Venue properly lies in this Honorable Court as the property is situated in San Luis, Pampanga, and the defendants reside therein. The assessed value of the property is Fifty-Five Thousand Ten Pesos (P55,010.00), thus within the exclusive original jurisdiction of the Municipal Trial Court in real actions per Section 33(3) of B.P. 129 as amended by RA 11576.

II THE SUBJECT MATTER

4. This is a Complaint for Partition of a parcel of land covered by Transfer Certificate of Title No. 643416-R issued on 27 November 2006 by the Registry of Deeds of Pampanga, registered in the name of GERARDINA S. TALAO, of legal age, Filipino, married to VIRGILIO H. TALAO, and which is more particularly described as follows:

Transfer Certificate of Title No. 643416-R Registry of Deeds for the Province of Pampanga

A parcel of land (Lot No. 67-A (LRC) Psd-44357 of the Cadastral Survey of San Luis, Cad. Cen. No. 52, LRC Cad. Rec. No. 1972), situated in the Barrios of Sto. Tomas, San Sebastian, and Poblacion, Municipality of San Luis, Province of Pampanga, Bounded on the NE. *xxxx*

5. The foregoing technical description of the title was copied from the Certified⁶ True Copy of the Owner's Duplicate of the title and properly supported by the duly issued Technical Description issued by the Land Registration Authority and the approved plan⁷.

⁶ Certified true copy of the Owner's Duplicate of TCT No. 643416-R is herewith attached as **Exhibit F**, **F-1**, **F-2**, and **F-3**.

⁷ The Technical Description of the property is attached as **Exhibit G**, **G-1**, and **G-2**. The approved plan is **Exhibit H**.

Page 3 of 18

COMPLAINT (For Judicial Partition of Real Property with Ancillary Reliefs)

PLAINTIFFS, through the undersigned Counsel, and unto this Honourable Court, most respectfully allege that:

Page 1 of 18

6. Transfer Certificate of Title No. 643416-R is covered by the Tax Declaration⁸ with an assessed value of P55,010.00 and an area of 1,528 sq. meters. The real property taxes on the land are paid up to the current year, as evidenced by hereto attached Tax Clearance Certificate⁹ with a tax receipt issued by the Treasurer's Office of the Municipality of San Luis, Pampanga.

III JURISDICTIONAL ALLEGATIONS

7. This is a real action for partition and ancillary reliefs. The latest Tax Declarations show that the property has an area of One Thousand Five Hundred Twenty-Eight (1,528) square meters;

8. The aggregate assessed value is P55,010.00, which does not exceed P400,000.00; hence, this Honourable Court has exclusive original jurisdiction. Plaintiffs attach tax declarations to fix jurisdiction, in line with: "an action for partition... falls under the jurisdiction of either the first or second level courts depending on the amounts specified... [and] a failure... to indicate the assessed value... is dismissible..." In the case of Agarrado, et al. v. Librando-Agarrado, et al., G.R. No. 212413 (June 6, 2018), the Supreme Court has held that the case involves a petition for partition of a real estate property in Facolod City, Negros Occidental. The petitioners, the children of the late spouses Rodrigo and Enilia Agarrado, sought to challenge the Court of Appeals' decision affirming the partition of the property among the co-owners. The main issue raised is the failure to indicate the assessed value of the property in the complaint filed before the Regional Trial Court. The Supreme Court ruled that the complaint lacked jurisdiction and should be dismissed.

⁸ The Tax Declaration of the property is attached as **Exhibit F**.

⁹ Tax Clearance and Tax Receipt attached as **Exhibit J** and **Exhibit K**.

Page 4 of 18

without prejudice to its refiling in the proper court. The decision of the Court of Appeals and the Regional Trial Court were both set aside. Statutory thresholds – Based on internal knowledge of Philippine law (B.P. Blg. 129, Sec. 33(3), as amended by RA. 11576).

IV APPLICABLE LAWS

9. The applicable law is found under *Rules of Court, Rule 69, Sec. 1*, which states:

Section 1. Complaint in Action for Partition of Real Estate.

"A person having the right to compel the partition of real estate may do so... setting forth in his complaint the nature and extent of his title... and joining as defendants all the other persons interested in the property." – *Rules of Court, Rule 69, Sec. 1*.

10. If the parties cannot agree, the Court appoints up to three commissioners; upon agreement or report, the Court confirms the partition and records it in the Registry of Deeds: *Rules of Court, Rule 69, Secs. 2-3; 1997 Rules of Civil Procedure*, Rule 69, Secs. 2-3; cf. Act No. 190, Secs. 183-184.

11. In the case of Manarin vs. Manarin, et al., G.R. No. 247564, January 11, 2023, which states that: "The petitioner, Seafin Manarin, filed a Complaint against respondent heirs for not including him in an extrajudicial settlement of estate for a property located in Carmen, Cavite. A compromise agreement was reached, and despite the final and executory decision of the court, there were issues regarding the possession and surrender of the owner's duplicate certificate of title. The Regional Trial Court issued several orders to

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clarify the situation, which were subsequently nullified by the Court of Appeals. However, the Supreme Court found that the orders were necessary for the execution of the final decision and were in accordance with the law. Therefore, the CA decision was reversed, and the RTC orders were reinstated.

12. In implementing partition when the owner's duplicate title is withheld (ancillary relief often pleaded with partition):

"The RTC did not err in... directing the surrender of the owner's duplicate certificate of title, since it is essentially in accordance with Sec. 107 of P.D. No. 1529... If the person withholding the duplicate certificate is not amenable... the court may order the annulment... and the issuance of a new certificate of title in lieu thereof." – *Manarin vs. Manarin, et al.*, G.R. No. 247564, January 11, 2023.

13. In the case of Agarrado, et al. v. Librando-Agarrado, et al., G.R. No. 212413 (June 6, 2018), the Supreme Court has held that: "An action for partition of real estate is at once an action for the determination of the co-owners... and an action for the eventual conveyance... While this subject matter is incapable of pecuniary estimation, the proper court... would still depend on the subject property's assessed values in accordance with Secs. 19(2) and 33(3) of [B.P. 129]."

"Clearly, therefore, jurisprudence has ruled that an action for partition... falls under the jurisdiction of either the first or second level courts, depending on the amounts specified in Secs. 19(2) and 33(3) of B.P. 129, as amended. Consequently, a failure by the plaintiff to indicate the assessed value... is dismissible because the court which would exercise jurisdiction... could not be identified."

14. In the case of Barrido vs. Norato, G.R. No. 176492, October 20, 2014, the Supreme Court has held that: "since the property's assessed value was only P8,080.00, it clearly fell within the MTCC's jurisdiction."

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15. In the case of Vidal-Plucena vs. Balgos, Jr., et. al, G.R. No. 25531, July 10, 2023, the Supreme Court has held that: "what determines jurisdiction is assessed value of the 'property involved' or 'interest therein'... The assessed value of the entire... property... could not be the basis..."

III PLAINTIFFS' TITLES/INTERESTS AND POSSESSION

16. Plaintiffs lawfully acquired undivided portions of the property from defendants, as follows:

16.1 Evangelina Calma Cortez and her late husband Constantino T. Cortez purchased 224 sq. meters from the defendants pursuant to a Deed of Absolute Sale¹⁰ with acknowledgment receipt dated April 29, 2011;

16.2 Ofelia Cortez Taruc purchased 102 sq. meters pursuant to a Deed of Absolute Sale¹¹ with acknowledgment receipt dated April 29, 2011;

16.3 Spouses Roberto P. San Diego and Benilda B. San Diego purchased 136 sq. meters per Deed of Absolute Sale¹² dated June 15, 2012;

16.4. Victoria S. Miranda purchased 800 sq. meters per the Agreement of Purchase and Sale¹³ dated July 21, 2008.

17. Since their respective purchases, plaintiffs have been in actual, peaceful possession and use of their portions. The subject property has no known encumbrance and has not been otherwise sold, mortgaged, or encumbered by defendants in favor of third persons.

IV

¹⁰ Deed of Absolute Sale dated April 29, 2011, with Acknowledgment receipt, for Spouses Constantino and Evangelina Cortez attached as Exhibit "K" and Exhibit "K-1".

¹¹ Deed of Absolute Sale for Ofelia Cortez Taruc, with Acknowledgment Receipt dated April 29, 2011, is hereto attached as Exhibit "L" and Exhibit "L-1".

¹² Deed of Absolute Sale for Spouses Roberto and Benilda San Diego is hereto attached as Exhibit "M".

¹³ Agreement of Purchase and Sale for Victoria S. Miranda is hereto attached as Exhibit "N".

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11. To facilitate transfer and registration, Plaintiffs Evangelina and Ofelia secured in 2011 the Capital Gains Tax (CGT) Return¹⁴, Documentary Stamp Tax (DST) Return¹⁵, and the Certificate Authorizing Registration (CAR)¹⁶. Plaintiffs acknowledge the need to revalidate due to expiry and will submit a current Certificate.

V PRIOR DEMAND; REFUSAL

18. On January 31, 2018, plaintiffs Evangelina and Ofelia, through counsel, sent a demand letter¹⁷ to respondents requiring surrender of the duplicate of the title and cooperation in effecting transfer and partition within five (5) days from receipt;

19. Respondents received the demand letter but failed and refused, and continue to fail and refuse, to surrender the duplicate certificate of title without any lawful cause;

VI BARANGAY CONCILIATION

20. On July 2, 2025, plaintiffs Evangelina and Ofelia secured a Certificate¹⁸ to File Action from the Barangay Sta. Cruz Poblacion of the Municipality of San Luis to comply with the Barangay Justice System requirement;

¹⁴ Capital Gains Tax Return dated 04/29/2011 for the amount of P9,272.32 is attached as Exhibit "O" and "O-1"; Capital Gains Tax Return dated 04/29/2011 for the amount of P7,500 is attached as Exhibit "P" and "P-1"; Capital Gains Tax Return dated 04/29/2011 for the amount of P4,163.40 is attached as Exhibit "Q" and "Q-1".

¹⁵ Documentary Stamp Tax Declaration/Return dated 04/29/2011 for the amount of P2,320 is attached as Exhibit "R" and "R-1"; Documentary Stamp Tax Declaration/Return dated 04/29/2011 for the amount of P1,875 is attached as Exhibit "S" and "S-1"; Documentary Stamp Tax Declaration/Return dated 04/29/2011 for the amount of P1,050 is attached as Exhibit "T" and "T-1".

¹⁶ Capital Gains Tax Return dated 04/29/2011 with DST No. 08432001, and 08432021 is attached as Exhibit "U" and Exhibit "V".

¹⁷ Demand Letter dated January 31, 2018, is attached as Exhibit "W". The acknowledged date with the defendant's signature is attached as Exhibit "W-1".

¹⁸ Certificate to File Action is attached as Exhibit "X".

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VII CAUSE OF ACTION; RIGHT TO PARTITION

21. Plaintiffs, as purchasers and possessors of undivided portions of the property, are co-interested in the same and have the right to compel partition as prescribed by Rule 69, Section 1 of the Rules of Court. If parties do not agree on partition, the Court shall appoint commissioners to make the partition (Rule 69, Sec. 3). Upon confirmation, the partition and court order shall be recorded with the Registry of Deeds (Rule 69, Sec. 2), Rules of Court (1964). The Civil Code governs effects of partition and delivery of titles (Arts. 1087-1092) Civil Code (1949). The Supreme Court, in Logrosa v. Azares et al., G.R. No. 217611, March 27, 2019, directed the trial court to issue an order of partition after finding co-ownership.

"Petitioner Rogelio Logrosa filed a Petition for Review on Certiorari assailing the dismissal of his complaint for partition by the Regional Trial Court (RTC) and the Court of Appeals (CA). The subject properties include eight parcels of land. The CA held that the evidence presented by petitioner Logrosa was insufficient to prove co-ownership, but the Supreme Court found that he is a co-owner based on the certificates of title and a notarized Deed of Absolute Sale. The Court also found that the respondents failed to provide convincing evidence to repudiate co-ownership. As a result, the decision of the RTC and CA was reversed, and the RTC was directed to issue an Order for the partition of the subject properties."

VIII ANCILLARY RELIEFS NECESSARY TO EFFECTUATE PARTITION

13. To implement partition, ancillary orders are warranted:

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- (a) appointment of not more than three (3) competent, disinterested commissioners;
- (b) authority to cause a relocation/subdivision survey by a licensed geodetic engineer;
- (c) upon confirmation, direction to the Registry of Deeds of Pampanga to cancel TCT No. 643416-R and issue new titles to the parties for their adjudicated portions; and
- (d) an order requiring defendants to produce/surrender the owner's duplicate certificate of title to the Court/Registry of Deeds for cancellation and issuance of derivative titles.

IX NO OTHER SUITS; CONDITION PRECEDENT

14. Plaintiffs have not commenced any other action involving the same issues and parties; they undertake to submit a verified Certification against Forum Shopping, Verification, and copies of Judicial Affidavits, per the Judicial Affidavit Rule.

V. TESTIMONIAL AND DOCUMENTARY EVIDENCE

15. The Attorney-in-fact of all the Plaintiffs, and representing herself as plaintiff in this case, Ofelia Cortez Taruc, shall testify in this case to support the allegations in the complaint and identify the documents in support thereof. The judicial Affidavit of each plaintiff, as represented by Ofelia Cortez Taruc and representing herself, is hereto attached as Annex "A", "B", "C", and "D".

16. The following documentary evidence shall be presented:

ANNEX	Nature of Document	Purpose
A	Judicial Affidavit of OFELIA CORTEZ TARUC	To serve as the direct testimony of OFELIA CORTEZ TARUC and to testify on the material

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ANNEX	Nature of Document	Purpose
		allegations as embodied in the petition.
B	Judicial Affidavit of EVANGELINA CALMA CORTEZ as represented by CALMA CORTEZ and to Ofelia Cortez Taruc	To serve as the direct testimony of EVANGELINA CALMA CORTEZ as represented by CALMA CORTEZ and to testify on the material allegations as embodied in the petition.
C	Judicial Affidavit of SPOUSES ROBERTO P. SAN DIEGO and BENILDA B. SAN DIEGO as represented by Ofelia and BENILDA B. SAN DIEGO	To serve as the direct testimony of SPOUSES ROBERTO P. SAN DIEGO and BENILDA B. SAN DIEGO and to testify on the material allegations as embodied in the petition.
D	Judicial Affidavit of VICTORIA S. MIRANDA as represented by Ofelia Cortez MIRANDA	To serve as the direct testimony of VICTORIA S. MIRANDA as represented by Ofelia Cortez MIRANDA and to testify on the material allegations as embodied in the petition

EXHIBIT	Nature of Document	Purpose
A	Death Certificate of Constantino T. Cortez	To prove that EVANGELINA CALMA CORTEZ is widow and the wife of the late Constantino T. Cortez
B	Birth Certificate of Ofelia Cortez Taruc	To prove that Ofelia C. Taruc is the daughter of Evangelina C. Cortez and the late Constantino T. Cortez
C	Special Power of Attorney of EVANGELINA CALMA CORTEZ as represented by Petitioner OFELIA CORTEZ TARUC	To prove the authority of executed by Petitioner OFELIA CORTEZ TARUC as EVANGELINA CALMA Attorney-in-Fact of the CORTEZ, in favor of OFELIA Petitioner, EVANGELINA CORTEZ TARUC
	CALMA CORTEZ to file and	

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EXHIBIT	Nature of Document	Purpose
		prosecute the present complaint.
D	Special Power of Attorney executed by SPOUSES OFELIA CORTEZ TARUC as ROBERTO P. SAN DIEGO Attorney-in-Fact of the and BENILDA B. SAN DIEGO, in favor of OFELIA DIEGO and BENILDA B. CORTEZ TARUC	To prove the authority of executed by SPOUSES OFELIA CORTEZ TARUC as ROBERTO P. SAN DIEGO Attorney-in-Fact of the and BENILDA B. SAN DIEGO, in favor of OFELIA DIEGO and BENILDA B. CORTEZ TARUC
E	Special Power of Attorney executed by VICTORIA S. OFELIA CORTEZ TARUC as MIRANDA, in favor of Attorney-in-Fact of VICTORIA S. MIRANDA	To prove the authority of executed by VICTORIA S. OFELIA CORTEZ TARUC as MIRANDA, in favor of Attorney-in-Fact of VICTORIA S. MIRANDA
F, F-1, F-2, and F-3	Certified true copy of the owner's duplicate of TCT No. 643416-R	To show that the owner's duplicate of the title is in the possession of the respondents.
G; G-1; and G-2	Technical Description of the lot	To show that there is an approved technical description of the subject property
H	Approved Plan containing the lot	To show that the lot was part of an approved plan by the LRA
I	Tax Declarations on the land and improvements	To show that the subject lot has been declared for taxation purposes
J; J-1	Tax Clearance and Tax Receipt	To prove that all the tax dues pertaining to the lot have been paid and settled
K; K-1	Deed of Absolute Sale dated April 29, 2011, for Spouses Constantino and Evangelina	To show that the plaintiff lawfully purchased the subject lot

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EXHIBIT	Nature of Document	Purpose
	Cortez; and Acknowledgment Receipt	
L-L-1	Deed of Absolute Sale dated April 29, 2011, for Ofelia lawfully purchased the Cortez Taruc; and subject lot Acknowledgment Receipt	To show that the plaintiff
M	Deed of Absolute Sale for SPOUSES ROBERTO and lawfully purchased the BENILDA SAN DIEGO subject lot	To show that the plaintiff
N	Agreement of Purchase and Sale for VICTORIA S. lawfully purchased the MIRANDA subject lot	To show that the plaintiff
O:O-1	Capital Gains Tax Return dated 04/29/2011 for the amount of P9,272.32	To show compliance with tax and regulatory requirements
P;P-1	Capital Gains Tax Return dated 04/29/2011 for the amount of P7,500	To show compliance with tax and regulatory requirements
Q;Q-1	Capital Gains Tax Return dated 04/29/2011 for the amount of P4,163.40	To show compliance with tax and regulatory requirements
R;R-1	Documentary Stamp Tax Declaration/Return dated 04/29/2011 for the amount of P2,320.00	To show compliance with tax and regulatory requirements
S;S-1	Documentary Stamp Tax Declaration/Return dated 04/29/2011 for the amount of P1,875.00	To show compliance with tax and regulatory requirements
T;T-1	Documentary Stamp Tax Declaration/Return dated 04/29/2011 for the amount of P1,050.00	To show compliance with tax and regulatory requirements

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EXHIBIT	Nature of Document	Purpose
U	Capital Gains Tax Return dated 04/29/2011 with DST and regulatory requirements No. 08432001	To show compliance with tax and regulatory requirements
V	Capital Gains Tax Return dated 04/29/2011 with DST and regulatory requirements No. 08432021	To show compliance with tax and regulatory requirements
W and W-1	Demand Letter dated January 31, 2018, with acknowledgment	To prove that the defendant cannot deny knowledge of date and respondent's the demand, and the signature
X	Certificate to File Action	To prove that the plaintiffs complied with the jurisdictional requirement that the dispute must first be brought before the Barangay Lupon for conciliation.

17. Should there be additional documents that may be required from the plaintiffs for the allowance of this complaint, the plaintiffs undertake to submit such additional documents as may be required during the trial of this case or at such time as may be required by the Court or government agencies concerned.

VI.

EMAIL ADDRESS AND STATEMENT OF RELATIONSHIP

The plaintiffs and undersigned counsels may be served with notices, orders, motions, pleadings, and other papers and are amenable to an online hearing with notice at:

officemglaw@gmail.com

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<p>MGL LAW OFFICE Attorneys and Counsellors at Law Counsel for the Plaintiffs 4th Flr. Junhyon Bldg, Friendship Hi-way, Brgy. Pampang, City of Angeles, 2009, Pampanga (Landmark: 52 Stone)</p> <p>By:  ATTY. MARK VIRGIL P. LAXA Roll of Attorney's No. 77809 IBP No. 470134; 10-09-2024; Pampanga PTR 2025 No. AC-2193814 - 12-16-2024; Angeles City; MCLE Compliance No. VIII-0009340 until April 14, 2028 email address: officemglaw@gmail.com Cell No. 09563741978</p> <p>ATTY. RANULPH L. MANABAT Roll of Attorney's No. 86412 IBP No. 495184; 01-02-2025; Pampanga PTR 2025 No. AC-2199431 - 01-06-2025; Angeles City; MCLE Compliance No. VIII-0003701 Cell No. 09776034126 (on leave)</p> <p>ATTY. ANNE FRANCES G. GESMUNDO Roll of Attorney's No. 90664 IBP No. 484842; 12-18-2024; Pampanga PTR 2025 No. AC-2159811 - 12-16-2024; Angeles City; MCLE Compliance No. VIII-0009324 until April 14, 2028 Cell No. 09761692525 (on leave)</p>

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VERIFICATION AND CERTIFICATION AGAINST FORUM SHOPPING	
A. VERIFICATION	
I.	OFELIA CORTEZ TARUC, of legal age, Filipino, with residence and postal address at 234 Sta. Cruz, Poblacion, San Luis, Pampanga, Philippines, 2014, after having been duly sworn to in accordance with law, do hereby depose and state that:
1.	That I am the Attorney-in-Fact of the following Plaintiffs in this case: (a) EVANGELINE CALMA CORTEZ; (b) SPOUSES ROBERTO P. SAN DIEGO and BENILDA B. SAN DIEGO; and (c) VICTORIA S. MIRANDA, by virtue of Special Powers of Attorney (SPAs) duly executed in my favor. Certified copies of said SPAs are attached to the Complaint as Annexes "SPA-C," "SPA-D," and "SPA-E," respectively.
2.	By these SPAs, I am expressly authorized to file and prosecute suits on their behalf, to sign and execute the verification and certification against forum shopping, and to represent them before courts and government offices.
3.	That I caused the preparation of the Complaint for Partition of Real Property with Ancillary Reliefs. I have read and understood its allegations, which are true and correct, based on my personal knowledge and/or based on authentic documents in our possession.
4.	This pleading is not filed to harass, cause unnecessary delay, or needlessly increase the cost of litigation; and the factual allegations have evidentiary support, or, if specifically identified, will have evidentiary support after a reasonable opportunity for discovery.
B. CERTIFICATION AGAINST FORUM SHOPPING	
5.	On behalf of said Plaintiffs and under my SPAs:
a.	We have not commenced any action or filed any claim involving the same issues in any court, tribunal, or

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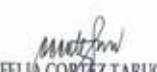
<p>The plaintiffs and undersigned counsels are not related in any way, by consanguinity or affinity, to any of the Branch Clerks of Court of the Municipal Circuit Trial Court of the Municipality of Mexico-San Luis, Pampanga.</p> <p>PRAYER</p> <p>WHEREFORE, it is most respectfully prayed for this Honorable Court that judgment be rendered:</p> <p>a) FINDING that plaintiffs have the right to compel partition of the real property covered by TCT No. 643416-R, with an area of 1,528 sq. meters, located in San Luis, Pampanga;</p> <p>b) ORDERING the PARTITION of the property among all parties in interest according to their respective shares/interests as established in evidence;</p> <p>c) If the parties cannot agree on partition, APPOINTING not more than three (3) competent and disinterested COMMISSIONERS to make the partition pursuant to Rule 69, with authority to cause a relocation/subdivision survey and to submit a report within the period fixed by the Court;</p> <p>d) UPON confirmation of the commissioners' report or a partition by agreement, DIRECTING the Registry of Deeds of Pampanga to CANCEL TCT No. 643416-R and ISSUE new certificates of title to the parties for their respective adjudicated lots, upon presentation of the owner's duplicate and compliance with registration requirements;</p> <p>e) DIRECTING defendants to PRODUCE/SURRENDER the owner's duplicate of TCT No. 643416-R to the Court/Registry of Deeds for the implementation of the judgment;</p> <p>f) Ordering the defendants' SPOUSES VIRGILIO H. TALAO, JR. and GERARDINA S. TALAO to pay the plaintiffs One Hundred Thousand Pesos (Php100,000.00) as Attorney's Fees and Five Thousand Pesos (Php5,000.00) per court appearance; and litigation, expenses, and costs amounting to Sixty-Two Thousand Nine Hundred Ninety-Nine Pesos and Eighty Centavo (Php62,999.80).</p> <p>Plaintiffs pray for such other reliefs as may be deemed just and equitable under the circumstances.</p> <p>October 29, 2025, Angeles City, for San Luis, Pampanga.</p>
--

quasi-judicial agency; to the best of my knowledge, no such action or claim is pending therein;

b. If there is such other pending action or claim, a complete statement of its current status will be promptly submitted; and

c. If we hereafter learn that the same or similar action or claim has been filed or is pending, I undertake to report that fact within five (5) calendar days to this Honorable Court.

IN WITNESS WHEREOF, I have hereunto affixed my signature this ____ day of 29-2025 at Angeles City, Pampanga, Philippines.


OFELIA CORTEZ TARUC
Affiant
Attorney-in-Fact of:

- EVANGELINA CALMA CORTEZ
- SPOUSES ROBERTO P. SAN DIEGO & BENILDA B. SAN DIEGO
- VICTORIA S. MIRANDA (per attached SPAs)

10/29/2025
SUBSCRIBED AND SWORN to before me this ____ day of October 2025 at Angeles City, Pampanga, Philippines, Affiant exhibited to me her Unified Multi-Purpose ID-CRN-0002-177966-1.


ATTY. RAFAEL CHRISTIAN S. NAVARRO
Notary Public
Commission Serial 24-1245
Valid until December 31, 2026
Notary Public's No. 79642-03-06/2023
SP No. 430846; 01/01/2023; Pampanga
PTR No. AC-2307912; 01/01/2025; Angeles City
MCLE Compliance No. VIII valid until April 14, 2028
Cell No. 09176034126
Email: rafaelchristiannavarro@gmail.com

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Rotary Clubs' P5.7-M project brings clean water to Aeta community, school in Floridablanca

FLORIDABLANCA, PAMPANGA — Clean and safe water has become easily accessible to residents of the remote highland community of Sitio Camachile and pupils of Camachile Elementary School with the formal inauguration of a new water system on Jan. 31.

Named the Camachile Water Resources and Sanitation Facilities, the project is a joint effort of the Rotary Club of Dolores in Pampanga and the Rotary Club of Saesongtan in South Korea. It was carried out through Rotary International Global Grant No. 2569386.

Costing P5,742,984, the project covered the water reservoir study, construction work, hygiene and sanitation kits, and professional supervision to make sure the system was built properly.

Rotary District 3750 governor Moon-Ok Kang said her district acted quickly after learning about the water problems in the community. She said she was proud of the members of the Rotary Club of Saesongtan and happy that they could share the project with the students and residents of Sitio Camachile.

Kim Jeong Hoon, International Exchange Standing Committee chairman of RC Saesongtan, said water is one of Rotary's main priorities because it is essential to life. He stressed that helping communities gain access to clean water is an important mission, especially in areas facing water shortages.

The new facilities are meant to provide a long-term solution to the lack of basic services in the area. The project includes a high-capacity submersible pump, overhead water tanks, and five water refilling stations for community use.

The school also received a handwashing area, a drinking station, and newly built and renovated toilets for students and teachers.

Completed over two Rotary years, the project broke ground in 2025 under the leadership of then-district governor Ariel Jersey and Rotary Club of Dolores president Maureen Gueco.

Rotary Club of Dolores president Albert Lacanlale said the project took years of hard work as it involved technical studies, many meetings, and strict budget reviews before construction could begin, even as its main goal was simple: to give the community and the students reliable access to clean water.

Aside from the water system, the Rotary Clubs of Dolores and Saesongtan also distributed hygiene kits to students and residents. The Korea Saesongtan and Songtan Mindeulre Rotary Clubs also donated cash to help build a covered court at the school.

Jae Ho Lee, president of PAGE 19 PLEASE



A Commitment Beyond Hospitality: Clark Marriott Hotel Adopts a Community for Sustainable Impact

IN MANY rural areas of the Philippines, children live in communities where schools are located several kilometers from their homes. The walk to class often involves dirt roads that become muddy during the rainy season, river crossings without bridges, and steep paths carved into hillsides. Some schools operate with limited classrooms, shortages of desks and textbooks, and inadequate access to electricity and clean water.

Teaching supplies such as visual aids, laboratory equipment, and reading materials are limited or outdated. In some schools, the absence of a reliable mobile or internet signal limits the use of computers, digital learning platforms, and online educational resources,

reducing students' exposure to technology and opportunities to develop essential digital literacy skills.

These conditions shape daily life for many children and affect their education, health, and future opportunities.

Recognizing the importance of supporting local communities, Clark Marriott Hotel has adopted Malasa Integrated School in Tarlac as part of its ongoing commitment to sustainable impact. This initiative is rooted in the hotel's Kindness Travels Christmas 2025 campaign and implemented in partnership with the Hann Foundation, the corporate social responsibility arm of Hann Philippines Inc., which continues to empower Indigenous Peoples in

PAGE 19 PLEASE



Pampanga's Gabrielle Galapia shines as Miss World PH 2026 Second Princess

BY GERALD GLOTON

THE PROVINCE of Pampanga celebrates another golden moment as Gabrielle Galapia of Magalang rises as Second Princess of Miss World Philippines 2026.

At just 22, Gabrielle, fondly known as Jiji, is more than a beauty queen. She is a musician, songwriter, multimedia artist, host, model, and tarot reader whose journey has been deeply personal and profoundly creative. For her, art was never an accessory. It was a lifeline.

"Art saved me," she shared.

In her darkest moments, music became both refuge and release. Through songwriting, she learned how to heal aloud, transforming pain into melodies that remind others they are not alone. Healing, as she believes, can sound beautiful.

Her creativity extends beyond music. Whether on stage, on screen, or in quiet one on one moments of reflection through tarot, Galapia embraces storytelling in all its forms. Each role she takes on is rooted in purpose, expression, and connection.

Behind her rise is a lineage of strong Filipinas. Inspired by her mother, her tita, and her lola, Gabrielle grew up surrounded by women who taught her to be brave, to be driven, and to be as much as she can be. Their strength echoes in her own resolve, now amplified on the national stage.



P414.8-M Pampanga...

FROM PAGE 1

Agriculture Secretary Francisco Tiu Laurel Jr. on Tuesday, Feb. 3 joined Gov. Lilia "Nanay" Pineda, Vice Gov. Dennis "Delta" Pineda, and Mayor Esmeralda Pineda in an on-site inspection of the P414.8-million facility currently undergoing final site development works and equipment installation.

The Provincial Government of Pampanga allocated more than P270 million for site development, road concreting, and construction of the rice complex, while the Department of Agriculture provided P50 million for the procurement of machinery and equipment.

For its part, the Philippine Center for Postharvest Development and Mechanization (PhilMech) supplied two rice mills and five circulating dryers as counterpart support, along with six tractors, four harvesters, and four precision seeders to further assist farmers once the facility becomes operational.

The Pampanga Food Security Complex is a joint project of the DA, PhilMech, and the Provincial Government of Pampanga, designed as a one-stop postharvest service center equipped with mechanical dryers, rice milling systems, and modern storage facilities.

Once operational, the complex is expected to reduce postharvest losses, improve rice quality, and increase rice production efficiency, while helping eliminate middlemen and

improve farmers' incomes.

The DA said the project supports the government's broader food security strategy by strengthening production, processing, and storage capacities, complementing affordable rice distribution initiatives such as the "Benteng Bigas, Meron Na!" program which was rolled out on the same day at the Lubao Municipal Government compound.

'Benteng Bigas' MOA

Coinciding with the rollout was signing of a memorandum of agreement between the Food Terminal Inc. and the provincial government assuring Pampanga of a steady and sustained supply of rice from the national government and specifically clarifying that no subsidy will be provided by the local government unit.

Under the agreement, rice priced at P33 per kilo will be sold directly to beneficiaries at P20 per kilo through the national government's program.

The DA reported that there are currently 508 Benteng Bigas sites nationwide, serving more than 2.6 million families across 82 provinces.

In Pampanga, the program targets 350,000 households, benefiting more than one million residents.

The Benteng Bigas program is set to run until June 30, 2028, ensuring continued access to affordable, quality rice while supporting the government's broader food security agenda. **Marie Joy S. Carbungco/PIA-3**

Capitol inaugurates...

FROM PAGE 1

particularly to the youth who represent the future of the province.

The inaugurated projects included the new Arayat National High School building in Barangay Arenas with a cost of P8,312,176.80; the newly built classrooms at Justino Sevilla High School in Barangay Mangga Cacutud amounting to P11,410,056.40; the newly constructed school building at Suclayin Elementary School worth P11,297,500.30; the new building at San Juan Baño Elementary School costing P8,060,581.17; and the new facility at San Juan Baño High School valued at P11,114,381.60.

The newly completed facilities are expected to provide safer, more comfortable, and more conducive learning environments for both

students and teachers, supporting improved educational outcomes and overall student welfare.

The vice governor also highlighted the full support of Gov. Lilia "Nanay" Pineda in prioritizing education as a key pillar of provincial development. The provincial government continues to invest in quality educational infrastructure to enhance learning conditions and expand opportunities for Kapampangan youth.

Joining Pineda during the inauguration at the different schools were Mayor Jeffrey Luriz, the vice governor's chief of staff Angelina Blanco, school administrators, teachers, and students, who expressed their appreciation for the provincial government's sustained commitment to strengthening public education. **Pampanga PIO**

PAL moves...

FROM PAGE 1

Committee composed of the Department of Transportation, Manila International Airport Authority, Civil Aviation Authority of the Philippines, Civil Aeronautics Board, and the New NAIA Infra Corp., the San Miguel Corp.-led operator of NAIA to "efficiently and safely maximize the operations at the NAIA."

The phaseout of turboprop planes at NAIA

will open more slots for jet aircraft.

Earlier, Cebu Pacific has also started moving its turboprop flights to the CRK.

Punto News Team/PR



A Commitment...

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Pampanga and Tarlac through programs that support education, livelihoods, and overall community well-being.

Malasa Integrated School serves a diverse student population that includes both local children and Indigenous Peoples students from the surrounding communities. Many students follow roads that stretch farther than their mornings should, and some begin the school day hungry, carrying the physical strain of travel alongside unmet basic needs.

"Education is the foundation of progress," said Edna Al Sharhan, Director of Human Resources at Clark

Marriott Hotel. "By supporting Malasa Integrated School, we hope to create opportunities that empower children and strengthen the communities where they live. Through this initiative we are reminded that true hospitality reaches beyond our doors and flows into the lives of others, bringing hope and care to those who need it most."

During a recent visit to the school, Paolo Vinuya, PR & Strategic Alliances Manager at Clark Marriott Hotel, observed the students and their daily lives. He said, "Visiting the school and hearing the stories of these children was truly eye-opening. The Kindness Travels campaign was

born from the belief that kindness travels, stays, and continues its journey, and when it does, it has the power to transform lives."

The initiative also carries the mission of the Hann Foundation. Ronnel Golimlim, Manager of the Hann Foundation, explained, "Partnerships like this are vital in our mission to empower Indigenous Peoples and rural communities. Working with Clark Marriott Hotel allows us to reach more children and provide programs that enhance education, livelihoods, and the overall development of the community."

Clark Marriott's adoption of the school reflects its commitment

to the Serve 360 platform, which promotes community impact, empowerment, and sustainable practices. As part of this partnership, Clark Marriott is supporting the education of select students while planning for broader, holistic support for the school community, including initiatives that benefit students, teachers, and the environment, fostering long-term growth and sustainability.

This effort embodies Marriott's brand values of putting people first, acting with integrity, embracing diversity, and serving communities, lighting a spark of hope in the hearts of children.

Rotary Clubs' P5.7-M project...

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the Rotary Club of Saesongtan, said seeing the children drink clean water for the first time was very moving, noting that it made him realize how the project will help the children grow up healthy and strong.

To make sure the water system continues to operate, the Rotary Clubs

signed a memorandum of agreement with the local government of Floridablanca in November 2025 where Mayor Michael Galang committed that the LGU will take care of the system's operation and maintenance.

Camachile Elementary School principal Maria Theresa A. Galasinao thanked Rotary for the

project, saying it greatly supports the health and well-being of the students.

The inauguration was attended by Mayor Galang, representatives of the Philippine Air Force, and Rotary leaders from both districts. Rotary Club of Dolores officials present included District Rotary Foundation chair Jesus Sama, club president

Albert Lacanlale, and Global Grant manager Jose Lysander Galang. The Korean delegation was led by District 3750 governor Moon-Ok Kang, District Rotary Foundation chair Jung Suk Lee, Rotary Club of Saesongtan president Jae Ho Lee, and Global Grant manager Kim Ku Dong.

Press release

Komentaryo

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alternatibong lider, mas nanginbabaw ang paninira kaysa sa makabuluhang talakayan. Samantalang malinaw naman na pareho ang hangarin ng dalawang lider: ang mas maayos na pamamahala at ang mas malawak na pagtulong sa mga Fernandino upang patuloy na umunlad ang lungsod San Fernando.

Totoo, ginagantiyahan tayo ng Saligang Batas ng karapatang magpahayag ng saloobin. Ngunit sana'y gamitin natin ang kalayaang ito nang may pananagutan—hindi bilang sandata sa personal na panlalait, kundi bilang daan sa mas mataas at mas makabuluhang diskurso. Sa social media, may mga totoong taong nagpapahayag ng opinyon, at mayroon ding mga troll na ginagamit upang palalain ang hidwaan. Nawa'y maging mapanuri tayo sa ating binabasa, sinusulat, at pinapaniwalaan.

Hangad sana na maiangat ng mga tagasuporta ng magkabilang panig ang antas ng usapan: iwasan ang personal na pag-atake at sa halip ay ituon ang pansin sa mga nagawa, ginagawa, at maaari pang magawa ng mga lider na ito para sa kapakanan ng Lungsod ng San Fernando. Sa ganitong paraan, ang palitan ng kuro-kuro ay magiging kapaki-pakinabang—hindi lamang sa mga sangkot, kundi pati sa mga tahimik na nagmamasid at nagbabasa.

Sa aking limitadong pagmamasid noong nakaraang kampanya, wala akong nabasa o narinig na personal na pag-atake si Mayor Vilma laban kay Ms. Mylyn, at gayundin naman, wala rin akong natatandaang personal na pag-atake si Ms. Mylyn laban kay Mayor

Vilma o sa kanyang pamilya. Sana'y ito rin ang maging pamantayan ng lahat ng tagasuporta ng dalawang Lady Leaders.

Gaya ng kanilang parehong pahayag, hintayin natin at igalang ang magiging resulta ng rebisyon at manual counting—maging ito man ay ayon o taliwas sa ating inaasahan.

Mahalaga ring malaman ng publiko na ang revision at manual counting ay hindi ginagawa nang basta-basta. Parehong may sariling revisors at mga abogado ang protestant at protestee na naroroon at nagbabantay sa bawat hakbang ng pagbibilang. Ang buong proseso ay mahigpit na mino-monitor ng mga opisyal ng Comelec at nakapailalim sa CCTV coverage bilang opisyal na dokumentasyon—isang malinaw na patunay na ito ay bukas, patas, at transparent para sa lahat ng panig.

At bilang pahabol: nawa'y kung gaano tayo kasigasig sa pagpapahayag ng opinyon tungkol sa halalan sa San Fernando, ay ganoon din ang ating sigasig sa mas malalaking usapin na kinakaharap ng ating bansa—tulad ng malawakang korupsiyon na kinasasangkutan ng ilang mambabatas (Kongresista at Senator), opisyal ng gobyerno, at maging ng mga ganid na personalidad sa pribadong sektor. Ang tunay na malasakit sa bayan ay hindi nagtatapos sa eleksyon; ito'y nagpapatuloy sa araw-araw na paninindigan para sa katotohanan, pananagutan, at kabutihang panlahat.

Sa huli, iisa lang ang mahalaga: ang pagkakaisa ng mga Fernandino para sa mas maayos, mas makatarungan, at mas maunlad na San Fernando.

The Public Space

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guys, we did need vote a lawyer for president but a former dictator's son who, by the way, has deleted the usual EDSA Revolution commemoration in February in the list of national holidays.

Maybe next year, who knows. Or when the corrupt people in government are finally brought behind bars as PBBM wished they would spend the rest of their lives.

Don't lose hope, considering that most Filipinos believe that 2026 will bring better news. For one thing, we have an Ombudsman who believes the best is yet to come to the anti-graft body ever since a former senator was wary of shaking the hands of a former graft buster for fear of losing some of his fingers.

This new kid on the block, another lawyer loyalist of PBBM along with another brother in the Cabinet, impresses many so much that the long farm law may finally catch up with lawbreakers in due time, preferably before 2028 expires. It's more than a political deadline for the Marcos government considering his well-wishers. PBBM is a default choice as the highest official of the land until his terms ends because of the alternative(s).

Right now, PBBM is facing a possible impeachment by those whose greatest validation in history is to see the second Marcos leave his presidency unfinished. His enemies want to see this dream happen preferably before 2028.

Or it's possible that the vice president will go first. It politics is about numbers, you can guess who wield

the upper hand. The older Marcos once scoffed at his rivals for struggling with the stir-ups while he was already jockeying on the saddle.

Who say PBBM is still president of the Philippines?

So for PBBM, the political calculus is clear and simple: the con-man culture must go. Which means, he must jail those involved in public works mess as pledged. He may have to extend his deadline anew, being a non-lawyer. Another three Christmases may be sufficient. Patience is still a Filipino virtue while forgetfulness may still be dicey.

To do away with a con-man culture, the root of it all, which is politics, must change. Political dynasty must end, with the President leading the way, not in just going through the motion. It must be the real deal, or we can talk about a bleaker future.

A prominent lawyer from an Ivy League university is proposing a practical political miracle to this route.. The bright idea is to allow one elected official only per family, vertical or horizontal. If, for instance, one is elected mayor, governor, congressman or president, the rule is: nothing follows. Strict and simple as an affidavit.

PBBM can start the ball rolling. It's the greatest challenge of a lifetime. If he will do it, Filipino politicians who love their country will follow his example. Those who will think twice, the voters will know what to do. No need for a Constitutional amendment. The CHARTER IS CLEAR ABOUT IT. The choice must trump the culture.



WHERE THE CANYONS OPEN TO LIGHT

Inside Hann Casino Resort's Newest Chapter in Clark



A Canyon Inside Clark

Stepping into the new wing feels like entering a world drawn from a painter's palette — earthy sandstone hues, textures of carved stone, streams of light that fall like sun through canyon walls. The interiors are not loud; instead, they invite slow appreciation. Tiered pathways open into generous spaces, ceilings stretch upward, and lighting casts soft glows around the gaming areas.

The design echoes the grandeur of nature, but it is not nature mimicked for spectacle. It is nature translated for movement. Guests flow in steady, intuitive rhythms, the floor plan guiding them gently from one experience to the next.

This new environment houses 12,208.20 square meters of space, accommodating up to 446 guests. The gaming inventory is sizable: 584 slot machines, 34 table games, and seamless integration into Hann's full lineup of 1,721 slot machines, 274 table games, and 72 electronic games — making the resort one of the most extensive in North and Central Luzon's gaming landscape.



ON MOST DAYS, Clark Freeport hums with a quiet confidence — airplanes rising from the horizon, hotels slowly filling with families and business travelers, workers flowing through modern office parks that didn't exist a decade ago. But on certain evenings, the Freeport seems to lift its shoulders a little higher, as if aware that something new has taken shape in its

ever-shifting skyline.

One such evening arrived when Hann Casino Resort opened the doors to its 1.22-hectare expansion, a new wing carved out from its steadily growing 11-hectare property. It was not just another ribbon cutting. It felt like the unveiling of a chapter long in the making — one that tells a story about ambition, design, community, and Clark's deepening

transformation into Central Luzon's most vibrant leisure corridor.

Now in its fourth year, Hann has learned to grow with its surroundings. And as Clark welcomes more flights, more travelers, and more investors, the resort has expanded not only in size but in character, taking on the cadence of a place that knows its role in a region on the rise.

The Sounds of Celebration

Opening nights carry their own rhythm — the rustle of dresses, the soft echoes of footsteps across polished floors, the sudden swell of cheers when a ceremonial ribbon falls. At Hann's expansion launch, the energy was amplified by the Buffalo floor activation from Aristocrat Gaming: live interactions, prizes, and entertainment bringing the new gaming floor to life.

It was less of a spectacle and more of a gentle declaration: this space is ready for its guests.

Spaces for Taste and Gathering

Beyond gaming, the expansion introduces two distinct dining sanctuaries that run 24 hours a day — a nod to Clark's round-the-clock rhythm.

The Canyon Café & Winery is a study in quiet duality. By day, it is a haven for coffee drinkers, pastry lovers, and visitors taking a break between meetings or gaming breaks. By night, it softens into a warm wine lounge — intimate, relaxed, layered with possibility. With seating for 52, it feels personal rather than imposing.

On the other hand, Three Woks bursts with the casual vibrancy of East Asia: dim sum, sushi, Korean barbecue plates, and comforting bowls that speak to late-night cravings and shared meals. With space for 148 guests, it embraces the Freeport's diversity and its constant flow of travelers, workers, and guests seeking a familiar taste away from home.

Together, these new outlets join Hann's portfolio of 20 restaurants, cafés, and bars, enriching the resort's growing culinary map.

A Freeport, a Resort, and a Rising Region

Hann Casino Resort holds the distinction of being Central Luzon's first fully integrated resort, home to over 800 rooms from Swissôtel Clark and Clark Marriott, alongside the 8th Avenue Lifestyle Mall — where regional firsts and well-loved dining names have found a home.

With its expansion now open, Hann is positioning itself for the next wave of growth in Clark. But more than the added machines, rooms, or restaurants, the expansion speaks to something more enduring: the sense that Clark is becoming a place where ideas meet opportunity, and where spaces continue to evolve for the communities and travelers that move through it.

In the quiet glow of the new wing, with its canyon-like contours and warm light falling from above, it becomes clear that Hann's expansion is not only about building bigger. It is about building forward — in tune with a Freeport that is still writing its story, one landmark at a time.



Worlds Within Machines

Much of the excitement that evening centered around a gleaming row of freshly installed slot machines from Aristocrat Gaming — 270 units in total. Gamers familiar with titles like Dragon Link™, Buffalo Gold™, and Bao Zhu Zhao Fu™ Chapter 2 lit up at the sight of familiar favorites. The debut of Tian Ci Jin Long™ in the Philippines added an electric sense of "newness" to the floor.

For a resort that aims to keep pace with global standards in gaming technology, the partnership carries weight. It marks Hann as a destination not only for leisure travelers but for players seeking world-class entertainment options right in Clark.



What Leaders Say When the Lights Go On

During the opening program, Daesik Han, Chairman and CEO of Hann Resorts, spoke quietly but with conviction.

"Whenever we venture into something new, there are no guarantees of success," he said. "But what drives us forward is the courage to innovate and the unwavering support of the people who believe in our vision."

Around him stood Atty. Agnes VST Devanadera, President of the Clark Development Corporation; Mr. Dennis Andreaci, Senior Vice President of Casino Operations; and Mr. Rod Hackman, Vice President of Gaming Operations. Their presence framed the moment with the unmistakable contours of partnership — private sector ambition meeting public sector stewardship in a Freeport shaping itself for the future.