

REPUBLIKA NG PILIPINAS
TANGGAPAN NG SANGGUNIANG PANLUNGSOD
LUNGSOD NG BAKOLOD
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CITY ORDINANCE NO. 197
Series of 1997

AN ORDINANCE CREATING THE OFFICE OF THE BUILDING OFFICIAL, PRESCRIBING ITS DUTIES, FUNCTIONS AND RESPONSIBILITIES AND FOR OTHER PURPOSES.

WHEREAS, Book III of the Local Government Code, Chapter 2, Section 454, (c) (2) empowers the Sangguniang Panlungsod to create such offices as maybe necessary to carry out the purposes of the City Government;

WHEREAS, the Sangguniang Panlungsod is likewise authorized to determine the powers and duties of officials and employees of the City, subject to the provisions of the Local Government Code and pertinent laws, under Book III, Article 3, Section 456 (i) (vii) and (viii) of the said Code;

WHEREAS, the City Engineer presently functions as the Ex-Officio Building Official in addition to his usual duties as mandated by the National Building Code;

WHEREAS, this new office is anticipated to relieve the City Engineer of the burden of his responsibilities as Ex-Officio Building Official, thereby ensuring that his efforts are concentrated on the City's infrastructure and development projects;

WHEREAS, the creation of the said office is deemed necessary to ensure strict compliance with the provisions of the National Building Code to guarantee that all aspects of the building construction and maintenance are regulated to secure and protect life and property as well as speed up the processing and approval of permits;

WHEREAS, under paragraph 4 of Art. 99 of the Rules and Regulations Implementing the Local Government Code the Sangguniang Panlungsod is empowered to regulate activities relative to the use of land, buildings and structures within the City in order to promote the General Welfare.


NOW, THEREFORE, BE IT ORDAINED by the Sangguniang Panlungsod of the City of Bacolod in session assembled, that:

Section 1. - Creation of Office. - The Office of the Building Official is hereby created with the following powers, duties, functions and responsibilities:

- a. Enforce the provisions of building ordinance and/or regulations of the City, Building Code of the Philippines, and pertinent provisions of the Accessibility Laws;

- b. Order the work stoppage when any building work is found to be contrary to the provisions of the Code and prescribes the terms and/or conditions when the work will be allowed to resume;
- c. Enter any building or its premises at all reasonable time to inspect and determine compliance with the requirements of the law, and the terms and conditions provided for in the building permit issued;
- d. Order the discontinuance of the occupancy or the use of any building or structure or portion thereof found to be occupied or used contrary to the provisions of the law;
- e. Undertake the final inspection, verification and/or review of the building based on the Certificate of Completion, logbook, plans, as-built plans, as the case may be, and specifications on the prescribed standard forms;
- f. Order the repair, vacation or demolition depending upon the degree of danger to life, health, or safety, any building or structure found or declared to be dangerous or ruinous;
- g. Review technical evaluation and assessment of fees and other payment for the full amount of fees;
- h. Coordinate with all the concerned agencies and offices involved in the building regulations;
- i. Process and approve applications for permits of building, extension, renovation and/or repair thereof, fencing with the use of hollow blocks, solid concrete, or other materials, major renovation and repair of the same occupancy, electrical and water installation permit;
- j. Others as maybe directed by the City Mayor or the Sangguniang Panlungsod relative thereto.

Section 2. - Organizational Set Up. The office shall be headed by a Building Official with the rank and salary of a Department Head and as Assistant Building Official rank and salary of a City Government Assistant Department Head II. It shall have the following divisions and corresponding personnel support thereto:

- a. ADMINISTRATIVE DIVISION - headed by an Administrative Officer IV and shall have the following Sections and personnel:
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- 1 Administrative Officer IV
- 1 Administrative Officer II
- 1 Clerk IV
- 3 Clerk I
- 1 Crafts & Trade Helper
- 2 Utility Workers
- 3 Drivers

1. Record Section

- 1 Record Officer II
- 1 Record Officer I
- 1 Clerk III
- 1 Craft & Trade Helper

2. Cash Section

- 1 Revenue Collecting Officer III
- 1 Revenue Collecting Clerk II

- b. PERMITS PROCESSING DIVISION - Headed by an Engineer IV and shall have the following Sections and personnel:

- 1 Engineer IV
- 2 Building Inspectors

1. Arch'l. Section

- 1 Arch III
- 1 Arch II
- 1 Draftsman

2. Line & Grade Section

- 1 Engr. III
- 1 Engr. I

3. Sanitary/Plumbing Section

- 1 Engr. III
- 1 Plumbing & Tinning Inspector III

4. Electrical Section

- 1 Engr. III
- 1 Engr. II
- 1 Electrical Inspector

5. Mechanical Section

- 1 Engr. III
- 1 Engr. II

- c. PERMITS ENFORCEMENT DIVISION - headed by an Engineer IV and shall have the following Sections and personnel:

1 Engr. IV
2 Building Inspectors

1. Arch'l. Section

1 Arch. III
1 Arch. II

2. Sanitary/Plumbing Section

1 Engr. III
1 Plumbing Inspector I

3. Electrical Section

1 Engr. III
1 Engr. II
1 Electrical Inspector

4. Mechanical Section

1 Engr. III
1 Engr. II

- d. INDUSTRIAL SAFETY INSPECTION DIVISION - headed by an Engineer IV and shall have the following Sections and personnel:

1. Structural Section

1 Engr. III
1 Engr. II
1 Engr. I

2. Electrical Section

1 Engr. III
1 Engr. II
1 Engr. I

3. Mechanical Section

1 Engr. III
1 Engr. II
1 Engr. I

- e. LEGAL DIVISION - headed by a Legal Officer IV and shall have an Anti-Illegal Structure and Enforcement Section and following personnel:

1 Legal Officer IV
1 Legal Officer III
1 Legal Assistant
1 Clerk

Pending inclusion of the foregoing organizational set-up in the personnel schedule of subsequent budget and in order that the Office of the Building Official shall immediately be operational, the Division Chief of the Building Regulations Division of the City Engineer's Office (CEO) shall act as OIC with all Engineers and other personnel working under the present force of the Building Regulations Division constituting as initial operating staff and personnel thereof.

Section 3. - Qualifications of the Building Official.

The Building Official must have the following qualifications:

- a. A Filipino citizen and of good moral character;
- b. A duly registered Architect or Civil Engineer;
- c. A member of good moral standing of duly accredited organization of his profession for not less than two (2) years;
- d. Has at least five (5) years of diversified professional experience in building design and construction.

Section 4. - Budgetary Appropriation. There shall be set aside yearly effective Calendar Year 1998, the sum of P5,000,000.00 or so much thereof as may be necessary for personal services, operating expenses and capital outlay and/or non-office outlay.

Section 5. - Status of existing funds under the current budget. The budgetary appropriation for current year, pertaining to the functions of the Building Regulations Division (CEO), and its operating personnel shall be transferred to the account, management and administration of the New Office of the Building Official.

Section 6. - Disposition of Funds. All fees and fines imposed and collected under the existing building ordinance, laws or regulations shall be collected by the City Treasurer and shall accrue to the General Fund of the City.

Section 7. - Separability Clause. If any of the provisions of this Ordinance is declared unconstitutional, null and void, it shall not affect the validity of the entire ordinance.

Section 8. - Effectivity Clause. This ordinance shall take effect upon its approval.

CARRIED BY THE VOTE OF:

Affirmative:

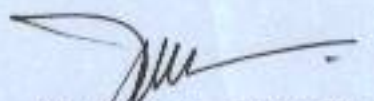
Councilors : Renecito S. Novero, Lorendo K. Dilag, Rolando V. Villamor, Juanito S. Amihan, Jr., Napoleon A. Cordova, Constancio G. Legaspi, Archie S. Baribar, Juan Ramon R. Guanzon, Pepito T. Malapitan, Christine Angelie V. Matus.

Main Authors : Councilor Rolando V. Villamor
Councilor Lorendo K. Dilag
Councilor Juanito S. Amihan, Jr.

Negative : Floor Leader Joaquin L. Torre
Councilor Celia R. Flor

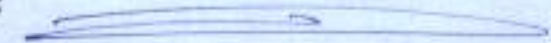
Passed : December 23, 1997 (Special Session)

Comments : P a s s e d .
Councilors Luzviminda S. Valdez and Ricardo L. Tan were absent during the Special Session.

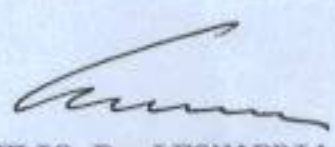

WILMAR L. DRILON
Vice Mayor
Presiding Officer

City Ord. No. 197 S 197

ATTESTED:


ATTY. NILO T. ALEJANDRINO
Secretary to the Sanggunian

APPROVED: JANUARY 19, 1997


EVELIO R. LEONARDIA
City Mayor

NTA/HPL/rgl

OFFICE OF THE MAYOR
BACOLOD CITY

DATE: 1/12/98

TIME: 2:25 P.M.

REC'D BY: [Signature]