

NINETEENTH CONGRESS OF THE)
REPUBLIC OF THE PHILIPPINES)
Second Regular Session)

24 MAY -6 AIO :19

RECEIVED BY: 

SENATE
S. No. 2652

Introduced by Senator Loren B. Legarda

**AN ACT
DECLARING STA. ANA DISTRICT IN THE CITY OF MANILA A HISTORICAL-
CULTURAL HERITAGE ZONE, APPROPRIATING FUNDS THEREFOR, AND
FOR OTHER PURPOSES**

EXPLANATORY NOTE

The 1987 Constitution, particularly Article XIV, Section 15 states that the State is responsible for conserving, promoting, and popularizing the nation's historical and cultural heritage, as well as its artistic creations.

Sta. Ana has been considered a priceless piece of the past for the City of Manila. It was originally called Santa Ana de Sapa after its titular patroness St. Anne, the mother of the Virgin Mary, and the Tagalog word *sapa* ("creek," "stream," or "rivulet"), the local name of the area's main settlement, which sat beside a small stream connecting to the Pasig River. It was known for its 18th-century Sta. Ana Church and historic ancestral homes.

On 22 September 2011, the City of Manila has issued City Ordinance No. 8244 classifying Sta. Ana as a Histo-Cultural Heritage Overlay Zone. In a Resolution issued by the National Historical Commission of the Philippines (NHCP) on 12 May 2014, a portion of Sta. Ana was declared to be a heritage zone because of its unique streetscapes and riverscapes, as well as historic sites and structures including the

church complex, open spaces like Plaza Hugo, heritage houses, civic buildings, and shops. A buffer zone was designated to be maintained which will extend 10 meters from the center of all roads forming the perimeter of the core area. The requirement is that all new construction around the church that is located outside of the core and buffer zones and within a 200-meter radius must adhere to the established building character, height, and setback requirements with respect to the Sta. Ana Church.

Despite the issuance of the Ordinance and Resolution, the Histo-Cultural Heritage Overlay Zone of the neighborhood has now seen the construction of a 31-story condominium after the Manila City Council upheld the property developers' exemption from the local zoning restrictions. In 2019, the Sta. Cruz Building, a presumed Important Cultural Property.

This bill heeds the call of the Sta. Ana residents and heritage conservationists to put a stop to the continuous illicit acts which affront the cultural heritage that Sta. Ana represents. By providing national legislation and policies, the protection, restoration, development, maintenance, and management of the Sta. Ana Heritage Zone will be upheld.

In view of the foregoing, the immediate approval of this bill is earnestly sought.



LOREN LEGARDA

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NINETEENTH CONGRESS OF THE)
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24 MAY -6 A10 :20

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**AN ACT
DECLARING STA. ANA DISTRICT IN THE CITY OF MANILA A HISTORICAL-
CULTURAL HERITAGE ZONE, APPROPRIATING FUNDS THEREFOR, AND
FOR OTHER PURPOSES**

Be it enacted by the Senate and House of Representatives of the Republic of the Philippines in Congress assembled:

1 Section. 1. *Short Title.* - This Act shall be known as the "Sta. Ana Heritage Zone
2 Act."

3 Sec. 2. *Declaration of Policy.* - It is the State's policy to support the preservation,
4 enrichment, and dynamic evolution of the Filipino national culture, which is based on
5 the idea of diversity within unity.

6 The State likewise values the conservation, promotion, and popularization of
7 the nation's historical and cultural heritage, resources, and artistic creations. Towards
8 this end, the State shall institute historical-cultural heritage zones that promote,
9 maintain, and enhance the richness, quality, and remarkable culture of the
10 Philippines.

11 Sec. 3. *Definition of Terms.* - As used in this Act, the following terms shall be
12 defined as follows:

13 (a) "Cultural heritage" shall refer to the totality of cultural property
14 preserved and developed through time and passed on to posterity;

- 1 (b) "*Cultural property*" shall refer to all products of human creativity by
2 which a people and a nation reveal their identity, including churches,
3 mosques and other places of religious worship, schools and natural
4 history specimens and sites, whether public or privately-owned,
5 movable or immovable, and tangible or intangible;
- 6 (c) "*Heritage zone*" shall refer to historical, anthropological, archaeological,
7 artistic geographical areas and settings that are culturally significant to
8 the country, as declared by the National Museum and/or the National
9 Historical Institute;
- 10 (d) "*Historical landmarks*" shall refer to sites or structures that are associated
11 with events or achievements significant to Philippine history as declared
12 by the National Historical Institute;
- 13 (e) "*Historical monuments*" shall refer to structures that honor illustrious
14 persons or commemorate events of historical value as declared by the
15 National Historical Institute;
- 16 (f) "*Historical shrines*" shall refer to historical sites or structures hallowed
17 and revered for their history or association as declared by the National
18 Historical Institute;
- 19 (g) "*Historical street name*" shall refer to a street name which has been in
20 existence for at least fifty (50) years and over time has been considered
21 historic;
- 22 (h) "*Important cultural property*" shall refer to a cultural property having
23 exceptional cultural, artistic and historical significance to the
24 Philippines, as shall be determined by the National Museum and/or
25 National Historical Institute;

26 Sec. 4. *Scope.* - This Act shall be applicable to the following, such as but not
27 entirely limited to:

- 28 (a) Historical shrines;
29 (b) Historical monuments;
30 (c) Historical landmarks;
31 (d) Historical structures;

- 1 (e) Historical street names;
- 2 (f) Important cultural properties;
- 3 (g) Structures dating at least fifty (50) years old; and
- 4 (h) Documents or other works dating at least fifty (50) years old found in
- 5 the area.

6 Sec. 5. *Sta. Ana National Historical and Cultural Heritage Zone.* - The Sta. Ana
7 District in the City of Manila is hereby declared a heritage zone as defined in Section
8 3(c) of this Act.

9 For the purpose of carrying out the provisions of this Act, the local government
10 unit (LGU) concerned is directed to coordinate with the appropriate government
11 agencies in the maintenance of heritage zones, protection of the appearance of streets,
12 parks, monuments, buildings, and natural bodies of water, canals, paths, and
13 barangays within the bounds of the heritage zone.

14 The LGU concerned shall coordinate with the appropriate government
15 agencies, such as but not limited to:

- 16 (a) National Commission for Culture and the Arts (NCCA);
- 17 (b) National Historical Commission of the Philippines (NHCP);
- 18 (c) Department of Public Works and Highways (DPWH);
- 19 (d) Housing and Land Use Regulatory Board (HLURB); and
- 20 (e) Department of Tourism (DOT).

21 Sec. 6. *Sta. Ana Histo-Cultural Committee.* - The Sta. Ana Histo-Cultural
22 Committee shall be composed of the following members:

- 23 (a) Mayor of the LGU as Chairman;
- 24 (b) Vice-Mayor of the LGU as Co-Chairman;
- 25 (c) Representative from the Manila Historical and Heritage Commission as
- 26 Member;
- 27 (d) Representative from the Sta. Ana Heritage Tourism Association as
- 28 Member;
- 29 (e) Representative from the NCCA as Member;
- 30 (f) Representative from the NCPH as Member;
- 31 (g) Representative from the DPWH as Member;

- 1 (h) Representative from the HLURB as Member;
- 2 (i) Representative from the DOT as Member;
- 3 (j) Representative from the National Museum of the Philippines as
- 4 Member;
- 5 (k) Representative from the Manila City Planning and Development Office
- 6 as Member;
- 7 (l) Representative of the Department of Tourism, Culture, and Arts of
- 8 Manila (DTCAM) as Member; and
- 9 (m) City Engineer of the LGU as Member.

10 Committee members may designate their duly authorized representative who
11 shall have a rank not lower than an Assistant Secretary or its equivalent, as applicable.
12 These representatives shall attend Committee meetings on their behalf and shall
13 receive emoluments as may be determined by the Committee in accordance with
14 existing budget and accounting rules and regulations.

15 The Committee shall be organized within sixty (60) days from the effectivity of
16 this Act. The majority of the Committee members shall constitute a quorum.

17 *Sec. 7. Powers and Functions of the Sta. Ana Histo-Cultural Committee.* - The
18 Committee shall have the following powers and functions:

- 19 (a) Safeguard Sta. Ana's historic and cultural heritage, as embodied and
- 20 reflected in such historic areas, places, buildings and structures, and by
- 21 appropriate regulations;
- 22 (b) Promote economic stability and prosperity of the community by
- 23 encouraging the most appropriate use of such significant property in
- 24 Sta. Ana;
- 25 (c) Protect and enhance Sta. Ana's attractions to tourists and visitors as well
- 26 as provide support and stimulus to business and industry;
- 27 (d) Promote the education and patriotic heritage of present and future
- 28 residents of the City;
- 29 (e) Balance the rights of the public which justify the preservation of the Sta.
- 30 Ana's history and culture, with those of property owners who own and

- 1 control property and are entitled to reasonable use and return of their
2 assets;
- 3 (f) Guided by the legal mandates of the agencies concerned, direct
4 appropriate national government agencies and concerned LGUs to
5 implement policies and programs in furtherance of this Act;
- 6 (g) Coordinate with various sectors and agencies to ensure coherent
7 strategic direction and programs;
- 8 (h) In coordination with the concerned LGU, plan, formulate, coordinate,
9 execute policies and implement programs, projects, and activities of the
10 government affecting or relating to Sta. Ana;
- 11 (i) Enter into contractual arrangements with any private persons or
12 entity/ies or any government agency/ies, either domestic or foreign,
13 whenever necessary for the effective discharge of its functions and
14 responsibilities under such terms and conditions as it may deem proper
15 and reasonable under existing laws;
- 16 (j) Acquire through sale, expropriation, or other means, hold real and
17 personal property as it may deem necessary or convenient in the
18 successful prosecution of its work, and lease, mortgage, sell, alienate, or
19 otherwise dispose of such personal and real property in accordance with
20 existing laws;
- 21 (k) Receive, take and hold by settlement, grant, device, donation, gift,
22 purchase or lease, from foreign or domestic sources, either absolutely or
23 in trust for any of its purposes, any asset, grant or property, real or
24 personal, subject to such limitations as are provided in existing laws and
25 regulations; to convey such assets, grant or property; invest and reinvest
26 the same and deal with and expand its assets and income in such
27 manner as will best promote its objectives;
- 28 (l) Regularly monitor and observe the maintenance of the heritage zone;
- 29 (m) Conduct research necessary to: (1) help maintain the heritage zone; (2)
30 identify and distinguish cultural properties; and (3) assess the

1 effectiveness of policies and programs designed for the preservation of
2 the heritage zone;

- 3 (n) Perform other functions as may be necessary for the implementation of
4 this Act.

5 The Committee shall endeavor to use integrated, community-centered,
6 participatory, responsive, and sustainable principles in the development,
7 implementation, and assessment of policies and programs to benefit the heritage zone.

8 *Sec. 8. Sta. Ana Heritage Zone Development Plan.* - Aside from the above-
9 mentioned powers and functions of the Committee, the Committee must draft an
10 extensive Sta. Ana Heritage Zone Development Plan, taking into account the policies
11 and programs for the heritage zone. All parties interested in the protection,
12 preservation, conservation, restoration, and promotion of the city's cultural heritage
13 must participate in the plan's creation. Through the holding of open hearings and
14 drafting sessions where their input will be solicited, the participation of important
15 organizations and individual parties shall be assured.

16 The Development Plan shall include the following details, such as but not
17 limited to:

- 18 (a) Structural development and activities to be allowed to operate in Sta.
19 Ana which shall be limited to those that are consistent and compatible
20 with the historical character of the area and shall furthermore not be the
21 source of air, noise, water, or other types of pollution;
- 22 (b) Archaeological Impact Assessment mitigating the development impact
23 on important archaeological sites;
- 24 (c) Architectural design and character, height restrictions, and building
25 modifications to conform to the design and standards to be adopted in
26 the designated Histo-Cultural Zone;

27 The preparation of the plan shall be in coordination with the NCCA and its
28 affiliated cultural agencies, NHCP, DPWH, HLURB, and the DOT, and other
29 concerned agencies. Further details of the plan shall be in accordance with research
30 conducted on the heritage zone and such shall be incorporated into the plan to benefit
31 the preservation of the heritage zone.

1 Sec. 9. *Cultural Mapping.* – The City of Manila shall conduct a cultural mapping
2 project within the boundaries of the proposed Sta. Ana Heritage Zone to identify
3 historic sites and structures to be preserved. The result of the cultural mapping would
4 be the basis of decision-making on the district’s preservation and development.

5 Sec. 10. *Annual Report.* – The Committee shall submit comprehensive annual
6 reports to the Congress of the Philippines, which shall include its assessment of the
7 policies, programs, and services, and the status of its implementation, including, but
8 not limited to, progress reports, challenges, recommendations, review of the policies
9 involved, research and data, accomplishments, effects on the stakeholders, and other
10 reports integral to the implementation of this Act.

11 Sec. 11. *Implementing Rules and Regulations.* – The Committee, through its
12 Chairperson, shall issue the necessary rules and regulations for the effective
13 implementation of this Act within one hundred and twenty (120) days from its
14 approval. The Committee, in consultation with LGUs, appropriate government
15 agencies, non-government organizations, people’s organizations, and other key
16 stakeholders, shall lead the preparation of the implementing rules and regulations.
17 The rules and regulations issued pursuant to this Section shall take effect fifteen (15)
18 days after its publication in a newspaper of general circulation.

19 Sec. 12. *Appropriations.* – The funds necessary to carry out the initial
20 implementation of this Act shall be charged against the respective budget of the
21 concerned agencies for the current year. Subsequently, such amount as may be
22 necessary for the continued implementation of this Act shall be included in the annual
23 General Appropriations Act.

24 Sec. 13. *Sunset Review.* – Within three (3) years after the effectivity of this Act,
25 or as the need arises, the Congress shall conduct a sunset review. For purposes of this
26 Act, the term “sunset review” shall mean a systematic evaluation by the Committee
27 on Culture and Arts of the Senate of the accomplishments and impact of this Act, as
28 well as the performance and organizational structure of its implementing agencies,
29 for purposes of determining remedial legislation.

1 Sec. 14. *Separability Clause.* - In case any part, section, or provision of this Act
2 shall be held invalid or unconstitutional by a court with jurisdiction, no other part,
3 section, or provision thereof shall be affected thereby.

4 Sec. 15. *Repealing Clause.* - All laws, decrees, executive orders, rules and
5 regulations, issuances, or parts thereof inconsistent with the provisions of this Act are
6 hereby repealed, amended, or modified accordingly.

7 Sec. 16. *Effectivity.* - This Act shall take effect fifteen (15) days after its complete
8 publication either in the Official Gazette or in at least two (2) newspapers of general
9 circulation.

Approved,