



Republic of the Philippines
Department of Environment and Natural Resources
ENVIRONMENTAL MANAGEMENT BUREAU
NATIONAL CAPITAL REGION
National Ecology Center Compound, East Avenue, Diliman, Quezon City

ENVIRONMENTAL COMPLIANCE CERTIFICATE
(Issued under Presidential Decree 1586)
ECC-NCR-1512-0333

THIS IS TO CERTIFY THAT THE PROPONENT, **DD-MERIDIAN PARK DEVELOPMENT CORP.**, represented by its President, Mr. Ferdinand J. Sia, is granted this ECC for the proposed **DOUBLE DRAGON PLAZA**, located at EDSA Extension corner Diosdado Macapagal Avenue, Barangay 76, Zone 10, Pasay City, Metro Manila, by the Department of Environment and Natural Resources (DENR), through the Environmental Management Bureau - National Capital Region.

SUBJECT ONLY to the conditions and restrictions set in this ECC and in the attached document labeled as Annexes A and B.

This Certificate is issued with the following details:

PROJECT DESCRIPTION

The ECC covers the proposed **DOUBLE DRAGON PLAZA** to be located in a 47,474 square meter lot at EDSA Extension corner Diosdado Macapagal Avenue, Barangay 76, Zone 10, Pasay City, Metro Manila.

The project is an office-commercial building with a footprint area of 23,522.78 square meters. It will consist of four towers resting on a four-level podium with basement having a total gross floor area of 240,723.30 square meters. It will have leasable office spaces, commercial areas, parking and other amenities. It will be provided with a total of 2,216 parking slots. Below presents the tabulation of the project:

Building	Gross Floor Area (sq. m.)
Podium	98,730.57
Tower 1	38,193.26
Tower 2	35,077.89
Tower 3	35,077.89
Tower 4	33,643.69
Total	240,723.30
Open Area	23,951.22

This Certificate is issued in compliance with the requirements of Presidential Decree No. 1586, and in accordance to DENR Administrative Order (D.A.O.) No. 2003-30. Non-compliance with any of the provisions of this Certificate shall be a sufficient cause for the cancellation of this Certificate and/or imposition of a fine in an amount not to exceed Fifty Thousand Pesos (PhP 50,000.00) for every violation thereof without prejudice to imposition of fines and penalties under other environmental laws. The EMB-NCR, however,

is not precluded from reevaluating and correcting any deficiencies or errors that may be found after issuance of this Certificate.

Issued at EMB-NCR, National Ecology Center Compound,
East Avenue, Diliman, Quezon City this 06 JAN 2016.

Recommending Approval:


WILFREDO R. RAFANAN
Chief, Clearance and Permitting Division

Approved:


VIZMINDA A. OSORIO
Regional Director

Environmental Compliance Certificate
Double Dragon Plaza
EDSA Extension corner Diosdado Macapagal Avenue
Barangay 76, Zone 10, Pasay City, Metro Manila
DD-MERIDIAN PARK DEVELOPMENT CORP.

I. CONDITIONS

ENVIRONMENTAL MANAGEMENT

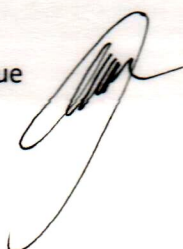
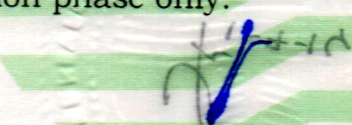
All commitments, mitigating measures and monitoring requirements, contained in the Environmental Impact Statement (EIS), for the proposed DOUBLE DRAGON PLAZA, particularly in the Environmental Management Plan/Environmental Monitoring Plan, including any modifications and/or additional information as approved by the EMB-NCR, shall be instituted to minimize any adverse impact of the project to the environment throughout its implementation, which shall include among others to wit:

1. Conduct an effective Information, Education and Communication (IEC) Program to inform and educate all stakeholders, especially its contractors, workers, and local residents about the mitigating measures embodied in its EIS, the conditions stipulated in this Certificate and the environmental and human safety measures of the project for greater awareness, understanding and sustained acceptance of the project. The program shall be submitted to EMB-NCR on an annual basis;
2. Implement a Comprehensive Social Development Program (SDP) and submit a separate report together with the Compliance Monitoring Report (CMR) to the EMB-NCR on a semi-annual basis;
3. That planting of native tree species/ornamental plants shall be undertaken for ecological enhancement purposes and in support of the National Greening Program.
4. Submit an Abandonment Plan to the EMB-NCR at least 30 days prior to the project's abandonment. The plan shall include rehabilitation measures/clean-up, remediation of areas affected by the project and proposed alternative projects in the area.

GENERAL CONDITIONS

5. That a billboard containing this message : "Notice to the Public, This Project, DOUBLE DRAGON PLAZA of DD-MERIDIAN PARK DEVELOPMENT CORP. has been issued an Environmental Compliance Certificate (ECC-NCR-0802-0022) by the Environmental Management Bureau – National Capital Region of the Department of Environment and Natural Resources on 06 JAN 2016" must be installed at the project site.
6. A Memorandum of Agreement (MOA) on the formation of a Multipartite Monitoring Team (MMT), and establishment of an Environmental Monitoring Fund (EMF) and an Environmental Guarantee Fund (EGF) shall be initiated by the Proponent in coordination with the EMB-NCR and shall be submitted to the EMB-NCR for approval within sixty (60) days from receipt of this ECC. The establishment and operation of EMF/MMT is for the duration of construction phase only.

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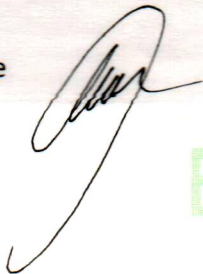
EMB - NCR

7. The operations shall conform with the applicable provisions of the following environmental laws, and other relevant policies, rules and regulations:
 - 7.1 RA 6969 (Toxic Substances and Hazardous and Nuclear Wastes Control Act of 1990);
 - 7.2 RA 8749 (Philippine Clean Air Act of 1999);
 - 7.3 RA 9003 (Ecological Solid Waste Management Act of 2000); and,
 - 7.4 RA 9275 (Philippine Clean Water Act of 2004).
8. Creation of an Environmental Unit (EU) within sixty (60) days from issuance of this Certificate that shall competently handle the environment-related aspects of the project. In addition to the monitoring requirements as specified in the Environmental Management Plan/Environmental Monitoring Plan, the EU shall have the following responsibilities:
 - 8.1 Monitor actual project impacts vis-à-vis the predicted impacts and Management measures in the EIS;
 - 8.2 Recommend revisions to the EMP/EMoP, whenever necessary subject to the approval of EMB-NCR;
 - 8.3 Ensure that data gathered during monitoring activities are properly documented, assessed, evaluated and reported to EMB-NCR in accordance with the standard formats; and,
 - 8.4 Ensure that monitoring and submissions of reports to EMB-NCR are carried out as required.
9. That the project proponent shall allow EMB-NCR personnel with proper identification card and mission/travel order to conduct inspection/monitoring in the entire premises without prior notice to oversee compliance to ECC conditions.

II. RESTRICTIONS

10. Submit to the EMB-NCR within 60 days after the approval of the ECC, a map providing the exact location with corresponding coordinates of the required open space for parks, playgrounds and evacuation area, in line with the continuing goal of the Bureau to protect and preserve the environment as well as promote climate change adaptation and disaster risk reduction program.
11. No other activities shall be undertaken other than what were stipulated in the EIS. Should there be any expansion of the project beyond the project description or any change in the activity or transfer of location shall be subject to a new Environmental Impact Assessment, and,
12. In case of transfer of ownership of this project, these same conditions and restrictions shall apply and the transferee shall be required to notify the EMB-NCR within fifteen (15) days from the transfer of ownership to allow the necessary changes brought about by such transfer.

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PROJECT ASSESSMENT PLANNING TOOL

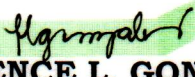
For the assistance of the Proponent and the Government agencies concerned in the management of the Project and for better coordination in mitigation of the impacts of the Project on its surrounding areas and the environment, and by way of recommendation, forwarding these recommendations to the parties and authorities concerned for appropriate action.

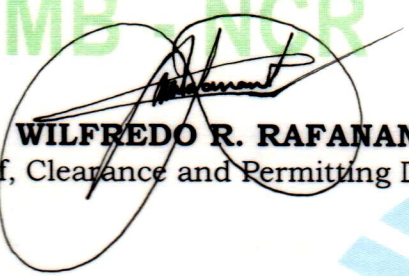
OTHER REGULATORY REQUIREMENTS/CONDITIONS	CONCERNED GOVERNMENT AGENCIES/ENTITIES
DD-Meridian Park Development Corp. shall:	
1. Ensure that a public participation is undertaken with the local government units and stakeholders prior to project implementation.	Local Government Unit Pasay City
2. Secure Locational Clearance prior to project implementation.	Local Government Unit Pasay City
3. Comply with the provisions of the National Building Code (PD 1096) and other national and local rules, regulations, and ordinance relative to the required floor to area ratio, parking space, height restrictions, road setbacks, easements, open space and other requirements prior to project implementation.	Local Government Unit Pasay City
4. Implement emergency response plan and disaster preparedness program in case of emergencies.	Local Government Unit Pasay City
5. Implement segregation, collection, recycling and disposal mechanism for solid waste.	Local Government Unit Pasay City
6. Implement safety rules and regulation in the project area.	Department of Labor and Employment
8. Develop a Traffic Management Plan to address the project contribution to local traffic.	Local Government Unit Pasay City

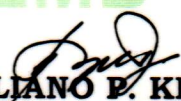
ENVIRONMENTAL PLANNING RECOMMENDATIONS FOR THE PROPONENT

DD-Meridian Park Development Corp. shall undertake close monitoring of the project to maintain a high level of safety and efficiency at all stages of the construction and operation, and to immediately address any environmental hazard/change that may take place. It is strongly recommended that the same be strictly complied.


LEDA G. FIRMANES
Project Development Officer I


FLORENCE L. GONZALES
Chief, Environmental Impact
Assessment Section


WILFREDO R. RAFANAN
Chief, Clearance and Permitting Division


EMILIANO P. KEMPIS, JR.
Chair, Environmental Impact
Assessment Review Committee


VIZMINDA A. OSORIO
Regional Director

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