

# CAVITE TAKES SPOTLIGHT IN MPTC'S BIYAHENG SOUTH EXPERIENTIAL TOUR 2025



*Ka-Biyaheros with Chery Tiggo vehicles as the tour's official mobility partner*

Cavite took the spotlight in the recently concluded Biyaheng South Experiential Tour 2025, featuring top destinations made more accessible through Metro Pacific Tollway Corporation's (MPTC) expressways—CAVITEX and CALAX. Successfully hosted by MPT South, a subsidiary of MPTC, in partnership with the Department of Tourism Region IV-A (DOT IV-A) and the Cavite Tourism Office, the tour highlighted the province's rich blend of history, culture, and culinary delights. Co-presented by mWell (by Metro Pacific Health Tech Corporation), the tour also highlighted wellness on the road, with participants wearing mWell watches to track their health and activity throughout the journey.



*Ka-Biyaheros with their MWell smart watch*

The Ka-Biyaheros, composed of influencers and media partners, enjoyed a seamless and immersive two-day experience aboard stylish and comfortable Chery Tiggo vehicles such as the Chery Tiggo Cross HEV, Chery Tiggo Grand Tour, and the newly introduced all-new Chery Tiggo REV LE, thanks to Chery Philippines, the tour's official mobility partner. Every stop—from museum and scenic views to must-visit local dining spots—was made smoother and more memorable by the reliable ride. The event was also made possible through the support of Quest Hotels, Profriends, Coffee Builders, and Sky-Ranch Tagaytay.

## Immersing in Cavite's History, Flavors, and Fun

The adventure began with a scenic drive along the Cavite-Laguna Expressway (CALAX), giving participants a firsthand look at how the expressway makes Southern Luzon more accessible. The first destination was Coffee Builders in Silang for breakfast, a café known for its artisan brews and cozy atmosphere. Participants indulged in some of the house favorites, which are beef salpicao, salted egg chicken, and fish and chips, paired with their signature drinks.



*Coffee Builder's refreshments and Chery Tiggo vehicles*

**\*\*How to get to Coffee Builders:** From Manila, take CAVITEX. From Kawit, go to CALAX Silang Aguinaldo Interchange, then exit at Silang East Interchange. Coffee Builders is just a few minutes away.

Following the hearty breakfast, the participants then had the opportunity to have a special look at CALAX Governor's Drive Interchange in General Trias, Cavite, which is set to open this 2025. This new segment will expand CALAX's operating section all the way to General Trias, providing motorists with faster, more convenient routes, easing congestion on Cavite's major roads.



*Ka-Biyaheros visited the construction of the CALAX Governor's Drive Interchange in General Trias*

Next on the list was the Geronimo Berenguer De Los Reyes (GBR) Museum in General Trias, a cultural gem dedicated to preserving and promoting the country's rich history and heritage. Upon entering, the group was immediately immersed in a powerful display of the Cavite Mutiny of 1872, one of the most relevant events in Philippine history. Among the museum's exhibits, the World Aviation History Exhibit stood out, featuring remarkable replicas such as the Wright Brothers' "Flying Machine" and NASA's Lunar Roving Vehicle. Afterward, Ka-Biyaheros enjoyed lunch at Cabezera Ridge View Restaurant in Tagaytay City, a dining spot that pairs Cavite flavors with sweeping views of Taal Lake.



*Ka-Biyaheros as they listen to the history of the GBR Museum*

# WEDNESDAY CHRONICLE

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**\*\*How to get to GBR Museum:** From Manila, take CAVITEX. From Kawit, go straight to Centennial Road going to NIA Road, General Trias. Continue driving along Prinza Street to the GBR Museum.

Fun and excitement awaited the Ka-Biyaheros at Sky Ranch Tagaytay, one of the city's most popular leisure destinations. Participants enjoyed a mix of thrilling rides and family-friendly attractions like the Sky-Eye Ferris Wheel, Drop Tower, and Cartoonville, Sky Ranch's newest attraction. The day closed with a comforting hotpot dinner at Nabe Hotspot, a local favorite for its warm flavors and cozy vibe.



*Ka-Biyaheros enjoying Cartoonville and other rides at Sky Ranch Tagaytay*

**\*\*How to get to Sky Ranch Tagaytay:** From Manila, take CAVITEX. From Kawit, go to Carsadong Bago going to Aguinaldo Highway. Then turn right, going to Tagaytay-Nasugbu Highway. Sky Ranch Tagaytay is just a short drive from there.

The participants then went to check in at Quest Hotel, a top choice for travelers seeking accessibility and convenience in the city. The group settled into modern, cozy rooms before indulging in treats at Baker J Café, the hotel's signature French-inspired bakery known for its pastries and artisanal breads, before unwinding in the outdoor pool. With its modern facilities, panoramic views, and exceptional service, the hotel offered a warm and relaxing stay for the Ka-Biyaheros.

**\*\*How to get Quest Hotel:** From Manila, take CAVITEX. From Kawit, go to Carsadong Bago in Imus going to Aguinaldo Highway in Tagaytay City. Drive on from there until you arrive at the Quest Hotel.



*Ka-Biyaheros posed at the facade of Quest Hotel Tagaytay*

## Discovering Tagaytay's Natural and Cultural Charm

The second day opened with breakfast at Quest Hotel. Energized for the day ahead, the group's first stop was People's Park in the Sky, one of Tagaytay's most iconic landmarks. Perched at the highest point

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# WEDNESDAY CHRONICLE

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CAVITE...

Trece Martires City, Cavite — Creativity and collaboration took center stage as the Cavite Creative Fiesta 2025: Lumikhang Magkakasama was held on September 28, 2025, at SM City Trece Martires, in celebration of Philippine Creative Industries Month.

Organized by the Cavite Creative Community in partnership with the Department of Trade and Industry-Cavite, Department of the Interior and Local Government, Department of Tourism, Bacoor Arts Community, and the Cultural Center of the Philippines, the event

brought together artists, cultural workers, and enthusiasts from across the province for a day filled with art and innovation.

The fiesta featured a vibrant lineup of activities, including live performances, art exhibits, workshops, and open mic sessions. Audiences enjoyed a showcase of diverse art forms—ranging from acoustic and hip-hop music, poetry, theater, and dance to cosplay, comedy, and drag performances—highlighting the breadth of Caviteño talent.

By uniting different creative disciplines

and communities, the celebration aimed to strengthen Cavite's cultural network, encourage collaboration, and boost the growth of the local creative economy. Supported by both national and local agencies, the event underscored Cavite's commitment to nurturing a dynamic cultural scene and promoting inclusive development through the arts. /PR



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DSWD...

CALAMBA CITY, Laguna (PIA) — The Department of Social Welfare and Development (DSWD) continues to provide support to local government units affected by recent severe weather disturbances, with more than 4.99 million worth of assistance already extended to affected families in the region.

According to DSWD IV-A, a total of 24,814 families have been affected in Calabarzon by Typhoon Opong, as well as previous weather disturbances Mirasol, Nando, and the southwest monsoon.

Of these, more than 16,000 families remain in

795 evacuation centers across the region, most of which are located in Quezon province.

In Laguna, over 300 families received family food packs during a distribution activity held in Sta. Rosa City on September 27, 2025. These families, who are currently staying at the evacuation center in Barangay Sinalhan, were displaced from their homes due to Typhoon Opong.

The food packs are part of the more than 800,000 worth of assistance provided by the DSWD to Sta. Rosa City. According to the local government's report to

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DICT..

CALAMBA CITY, Laguna (PIA) – The Department of Information and Communications Technology (DICT) has coordinated with social media giant Meta to strengthen efforts in combating the growing threat of artificial intelligence (AI)-generated scams and online disinformation.

DICT Secretary Henry Rhoel Aguda and Meta officials have discussed strategies to counter the misuse of emerging technologies that enable the rapid creation and spread of fabricated content, including disinformation and misinformation, phishing attempts, and other digital scams targeting Filipino users.

"Part of the talks also focused on ways to eliminate and filter AI-generated videos on Facebook, since more Filipinos use this platform compared to other social media sites," DICT Calabarzon Information Officer II Clark Christopher Sarmiento said during the Philippine Statistics Authority (PSA) Calabarzon Na-

tional Information and Communications Technology Household Survey (NICTHS) Regional Data Dissemination Forum.

The partnership comes amid rising global concern about the impact of generative AI tools, which can produce hyper-realistic text, images, and videos that blur the line between fact and fiction.

According to the PSA 2024 NICTHS result presented on Sept. 29, individuals in Calabarzon who experienced any cyber incidents (text scams, phishing, and hacking) increased from 30 percent in 2019 to almost double at 58.5 percent in 2024.

The DICT said its Cybercrime Investigation and Coordinating Center (CICC) is closely working with law enforcement agencies and private sector partners to monitor, investigate, and take down AI-generated scams and malicious content circulating online.

The agency emphasized

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that CICC's role is vital in ensuring that cases of cyber fraud and disinformation are properly addressed, while also raising public awareness on how to avoid falling victim to such schemes.

"CICC facilitates and manages incidents involving fake news and online scams, especially those that target our countrymen. They guide victims on the proper steps to take, including whether to file a complaint. The CICC is also in close coordination with the Philippine National Police Anti-Cybercrime Group," Sarmiento said.

While the 2024 NICTHS also revealed that awareness on cybersecurity or data privacy increased by six percentage points among Filipinos in Calabarzon, DICT still encourages the public to remain vigilant online, verify information from trusted sources, and report suspicious content through official government and platform reporting channels. (AM/PIA 4A)

REPUBLIC OF THE PHILIPPINES FOURTH JUDICIAL REGION REGIONAL TRIAL COURT OFFICE OF THE CLERK OF COURT CITY OF IMUS, CAVITE

MARITIME BANK CORPORATION (A RURAL BANK), Mortgagee,

EXTRA-JUDICIAL FORECLOSURE OF REAL ESTATE MORTGAGE UNDER ACT 3135 AS AMENDED BY ACT 4118

FC Case No. 19550-25

SPS. ARTURO I. ABELLO and ELIZABETH ABELLO, Respondents-Mortgagors,

NOTICE OF EXTRA-JUDICIAL SALE

Upon Extra-Judicial Petition for Sale under Act 3135, as amended by Act 4118, filed by MARITIME BANK CORPORATION (A RURAL BANK), mortgagee, with principal office at Ria's Building, Gen. Aguinaldo Highway, Bacoor City, Cavite against SPS. ARTURO I. ABELLO and ELIZABETH ABELLO, mortgagors, with residence and postal address at 147 Avenida Rizal St., Phase 4B, Brgy. Pinagbuklod, Imus City, Cavite, and/or No. 26 6th Street, New, Manila, Quezon City to satisfy the mortgage indebtedness which as of August 31, 2025, amounts to ONE MILLION NINE HUNDRED NINETY-SEVEN THOUSAND NINE HUNDRED FIFTY-FOUR PESOS AND 35/100 (PhP1,997,954.35), Philippine Currency, including interest and penalty charges, but excluding attorney's fees, sheriff's fees and all other charges incidental to this foreclosure and sale, the undersigned Sheriff IV will sell at public auction on November 18, 2025 at 10:00 a.m. or soon thereafter at the main entrance of the Office of the Clerk of Court, RTC-Imus Bulwagan ng Katarungan, Aguinaldo Highway, Imus City, Cavite to the highest bidder, for CASH and in Philippine Currency the following properties with all the improvements therein, to wit:

TRANSFER CERTIFICATE OF TITLE No. (T-168811) 057-2023036666

IT IS HEREBY CERTIFIED that certain land situated in MUN. OF IMUS, PROV. OF CAVITE, ISLAND OF LUZON, bounded and described as follows: A PARCEL OF LAND (LOT 5, BLK. 53, OF THE CONSOLIDATION-SUB. PLAN (LRC) PCS-17115, BEING A PORTION OF CONSOLIDATION OF LOTS 5484-A, 5484-F, 5484-H & 5484-G, PSD-73147; 5502, FLS-766-D; FLS-1232-D, 5503, 5504, 5505, 5506, 5520, 5527, 5528, 5562 & 6286, (LRC) PSD-141414, (Continued on next page)

is registered in accordance with the provision of the Property Registration Decree in the name of Owner: ARTURO I. ABELLO, OF LEGAL AGE, FILIPINO, MARRIED TO ELIZABETH ABELLO Address: NO 26 6TH STREET, NEW MANILA, QUEZON CITY

TECHNICAL DESCRIPTION (Continued from page 1) (LRC) REC. NO. 8843), SITUATED IN THE MUN. OF IMUS, PROV. OF CAVITE, ISLAND OF LUZON. BOUNDED ON THE NE., PTS. 2-3 BY RD. LOT 29; ON THE SE., AND ON THE NW., PTS. 1-2 BY LOT 3, BLK. 53, ALL OF THE SUBD. PLAN. BEGINNING AT A POINT MARKED "1" ON PLAN, BEING N. 83 DEG. 19'W., 1,369.70 M. FROM MON. 177, IMUS ESTATE; THENCE N. 31 DEG. 00'W., 20.00 M. TO PT. 2; THENCE N. 59 DEG. 00'E., 12.00 M. TO PT. 3; THENCE S. 31 DEG. 00'E., 20.00 M. TO PT. 4; THENCE S. 59 DEG. 00'W., 12.00 M. TO THE POINT OF BEGINNING CONTAINING AN AREA OF TWO HUNDRED FORTY (240) SQUARE METERS, MORE OR LESS, ALL PTS. REFERRED TO ARE INDICATED ON THE PLAN AND ARE MARKED ON THE GROUND BY P.S. CYL. CONC. MONS. 15 X 60 CMS., BEARINGS TRUE; DATE OF THE ORIGINAL SURVEY, JULY 27, 1905 TO JUNE 1908 AND THAT OF THE SUBD. SURVEY WAS EXECUTED BY VICTORINO ESPINOLA, JR., GEODETIC ENGINEER ON JAN. 24 TO MARCH 4, 1974.

All sealed bids must be submitted to the under-

signed 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 November 25, 2025 at 10:00 a.m. without prior notice.

Prospective bidders/buyers are hereby enjoined to investigate for themselves the title to the said properties and encumbrances thereon if any there be.

Imus City, Cavite, Philippines, September 16, 2025.

(SGD) BRYAN C. CERVANTES Sheriff IV

APPROVED:

(SGD) ARMIE A. FRANCISCO Clerk of Court VI

COPY FURNISHED:

MARITIME BANK CORPORATION (A RURAL BANK) Ria's Building, Gen. Aguinaldo Highway, Bacoor City, Cavite

ATTY. CARLOS EMMANUEL C. MONTOYA Counsel for the Mortgagee Bank Rm. 202 PRB Bldg., Gen. Aguinaldo Hi-way Palico, Imus, Cavite

SPS. ARTURO I. ABELLO and ELIZABETH ABELLO 147 Avenida Rizal St., Phase 4B, Brgy. Pinagbuklod, Imus City, Cavite, and/or No. 26 6th Street, New, Manila, Quezon City

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PH...

From Page 1

MUNTINLUPA CITY (PIA) – The Philippine government, through the Department of Environment and Natural Resources (DENR), has reaffirmed its commitment to work closely with the ASEAN Centre for Biodiversity (ACB) in safeguarding the nation's rich biological heritage for future generations.

During the ACB's 20th founding anniversary celebration in Muntinlupa City on September 25, DENR Undersecretary for Legal and Administration Ernesto Adobo Jr. said the Philippines "takes great pride" in being a partner of the Centre since its establishment.

"We reaffirm our commitment to work closely with the Centre and with our fellow ASEAN member states to ensure that the biological heritage of our region—one of the most diverse on Earth—remains protected for

generations to come," Adobo said.

He emphasized that the ACB plays a critical role in uniting the region to address pressing environmental challenges such as biodiversity loss, climate change, and unsustainable resource use.

"For the past twenty years, the ACB has stood as a unifying platform for ASEAN member states, policymakers, scientists, communities, and development partners. Together, you have nurtured partnerships that remind us that the conservation of biodiversity is not the work of governments alone, but a shared responsibility across sectors," the undersecretary added.

The ACB dates back to 1998, when the 10 ASEAN Member States, including the Philippines, launched the ASEAN Regional Centre for Biodiversity Conservation

(ARCBC) Project with funding support from the European Union. Recognizing its potential to sustain gains and respond to regional biodiversity challenges, the member states agreed to establish the ACB in 2005. Since then, the Philippines has hosted the ACB and its headquarters in Los Baños, Laguna. The Host Country Agreement was ratified on September 1, 2006, and subsequently concurred by the Senate on September 14, 2009.

Looking ahead, the ACB is set to support the Philippines as it assumes the ASEAN chairmanship in 2026.

"The Philippines will chair ASEAN next year. We are preparing for this to support the country and to be an important partner of the government as it takes on the ASEAN chairmanship," said ACB Executive Director Dr. Jerome Montemayor in an interview with the Philippine Information Agency CALABARZON.

Montemayor highlighted the ASEAN Summit as a key platform for the ACB to engage member states and development partners in advancing biodiversity conservation, promoting sustainable use of biological resources,

es, and ensuring the fair and equitable sharing of benefits derived from biodiversity.

"The participation of the ACB in ASEAN bodies has been vital in promoting and reporting the Centre's programs and accomplishments, which further inspires our ASEAN member countries to strengthen and expand their biodiversity initiatives," he said.

Over the past two decades, the ACB, through its partnerships with governments and private institutions, has restored and protected 108,879 hectares of forest, implemented 29 conservation projects worth USD 59.5 million since 2014, and invested more than USD 22 million in biodiversity conservation and livelihood programs.

It also oversees 69 ASEAN Heritage Parks—national parks and nature reserves recognized for their outstanding wilderness and biodiversity values—14 of which are located in the Philippines.

Montemayor expressed optimism that ACB's multi-sectoral approach on mainstreaming biodiversity bears a more progressive and greener ASEAN region. (CH/PIA-Laguna)

ANCIENT HEALING KNOWLEDGE, METHODS & PRODUCTS for WELLNESS. E-mail: helen8ancienthealing@gmail.com Cellphone: 0998-882-7152 Messenger: Helen Alejo-Reyes

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Republic of the Philippines
Fourth Judicial Region
Regional Trial Court of Cavite
Office of the Clerk of Court & Ex-Officio Sheriff
New Justice Hall, J.P. Rizal Avenue, Kaybagal South,
Tagaytay City

NINETY-SEVEN (5,797) Square Meter, is registered in the name of:

Owner: SPOUSES DINA B. ALMEDA AND JENNISIS F. ALMEDA, AMERICAN CITIZENS, BOTH OF LEGAL AGE

Address: 1900 KNIGHTS FERRY DRIVE CHULA, VISTA, CALIFORNIA 91913, UNITED STATES OF AMERICA

In the event the public auction should not take place on the said date, it shall be held on October 28, 2025 without further notice.

Prospective bidders or buyers are hereby enjoined to investigate and verify for themselves the CONDOMINIUM CERTIFICATE OF TITLE NO. 076-2019000034 the encumbrances thereon, if any there be.

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

Tagaytay City, Philippines, July 18, 2025.

(SGD)ATTY. VARBRA ANN A. VARIAS-DIMAYUGA
Clerk of Court VI & Ex-Officio Sheriff

(SGD) RHIZ SAÑEL C. TOLEDO
Sheriff-In-Charge

WARNING :

IT IS ABSOLUTELY PROHIBITED TO REMOVE, DEFACE, OR DESTROY THIS NOTICE OF SHERIFF'S SALE ON OR BEFORE THE DATE OF THE AUCTION SALE UNDER THE PENALTY OF LAW

Note:
Publication was awarded to: Wednesday Chronicle News Publishing Services
Date of Publication: September 17, 24 & October 1, 2025

Copy Furnished:

BDO LIFE ASSURANCE COMPANY Mortgagee-Assignee
30F Petron Megaplaza Building 458 Gil Puyat Avenue, Makati City

SPS. DINA B. ALMEDA AND JENNISIS F. ALMEDA Debtors-Mortgagors
(1) 725 Resthaven St., Dalahican, Cavite City
(2) Unit 0610 6/F Tower 5, Wind Residences Emilio Aguinaldo Highway, Brgy. Marhalika West, Tagaytay City
(3) 1900 Knights Ferry Drive, Chula Vista, California 91913, United States of America

RONALD MADLANGBAYAN BANAYAD
Attorney-in-Fact
725 Resthaven St., Dalahican, Cavite

CONDOMINIUM CERTIFICATE OF TITLE NO. 076-2019000034
Registry of Deeds for Tagaytay City

IT IS HEREBY CERTIFIED that the unit identified and described as:
WIND RESIDENCES TOWER 5
FLOOR LEVEL : SIXTH FLOOR
UNIT NUMBER : UNIT-0610
UNIT TYPE : RESORT RESIDENTIAL UNIT 1
UNIT AREA : 28.19 SQUARE METERS

In the diagrammatic floor plan appended to the enabling or master deed of the condominium project annotated on TRANSFER CERTIFICATE TITLE 2012004161 which embraces and describes the land located at BRGY. SALABAN, MAHARLIKA WEST (NOW), CITY OF TAGAYTAY with an area of FIVE THOUSAND SEVEN HUNDRED

Enchanted Kingdom PAG-IBIG LOYALTY CARD
15% OFF on published Regular Day Pass rate.
5% OFF on EK owned Merchandise and Food outlets.
ELDAR THE WIZARD

OVER 500 IMUS RESIDENTS BENEFIT FROM FREE MEDICAL AND DENTAL MISSION



Imus City, Cavite — More than 500 residents of Imus received free medical, dental, and wellness services during a one-day Medical and Dental Mission held on September 25, 2025, at Narra Homes Subdivision, Pag-asa I.

The activity was spearheaded by the Provincial Government of Cavite in partnership with the Office of the Provincial Health Officer, as part of its continuing effort to expand access to healthcare services, particularly in rural and underserved areas.

A total of 502 individuals availed of general medical consultations, while 10 patients underwent X-rays and 30 patients received electrocardiograms (ECGs). The dental team also provided 33 tooth extractions for residents in need.

Provincial officials emphasized that these outreach programs are vital in bridging gaps in healthcare access, especially for communities that may find it difficult to afford or reach hospital services.

The Provincial Government has been conducting similar missions in various localities across Cavite, reaffirming its commitment to delivering accessible, quality, and responsive healthcare for every Caviteño. /PR

Republic of the Philippines PNA PHILIPPINE NEWS AGENCY
Philippine Information Agency PIA

REPUBLIC OF THE PHILIPPINES
REGIONAL TRIAL COURT
FOURTH JUDICIAL REGION
NAIC CAVITE
OFFICE OF THE CLERK OF COURT
AND EX-OFFICIO SHERIFF

In the event the public auction should not take place on the said date, it shall be held on November 03, 2025 at the same time and at the same place mentioned above without further notice.

Municipality of Naic, Province of Cavite, September 11, 2025

HOME DEVELOPMENT MUTUAL FUND (HDMF),
Petitioner-Mortgagee,

(SGD)JANELLE V. LAGADON, MBA
Sheriff IV

-versus-

FNC- 2024-048

ADRIANE A. LIPUMANO,
Respondents-Mortgagors.
x ----- x

NOTICE OF EXTRA-JUDICIAL SALE

WHEREAS upon Extra-Judicial Foreclosure Sale under Act 3135, as Amended by Act No. 4118, filed by HOME DEVELOPMENT MUTUAL FUND (HDMF) Mortgagee, with postal address at Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City, against ADRIANE A. LIPUMANO with postal address at 9167 B. POBLACION IA, TERNATE, CAVITE, to satisfy the mortgage indebtedness which as of February 20, 2024, amounted to FIVE HUNDRED EIGHTEEN THOUSAND TWO HUNDRED FORTY SEVEN PESOS & 22/100 (P518,247.22), Philippine Currency, excluding penalties, Attorney's Fees and expenses of the foreclosure, the undersigned authorized Sheriff IV, will sell at public auction on October 27, 2025 at 9:00 in the morning or soon thereafter at the Regional Trial Court, Naic, Cavite, to the highest bidder in CASH or MANAGER'S CHECK and in the Philippine Currency the property with all the improvements thereon, to wit:

TRANSFER CERTIFICATE OF TITLE
NO. 057-2019008450

IT IS HEREBY CERTIFIED that certain land situated in BARANGAY OF TIMALAN, MUNICIPALITY OF NAIC, PROVINCE OF CAVITE, ISLAND OF LUZON, bounded and described as follows:
LOT NO: 27, BLOCK NO: 14, PLAN NO: Pcs-04-031172
PORTION OF: CONS-SUBD. OF LOTS 2977 & 2978, FLS-986-D, NAIC ESTATE (VS-04-000597)
LOCATION: BARANGAY TIMALAN, MUNICIPALITY OF NAIC, PROVINCE OF (Continued on next page)

Page 2 057-2019008450

TECHNICAL DESCRIPTION (Continued from page 1)
CAVITE, ISLAND OF LUZON

Table with columns: Boundaries, LINE, DIRECTION, ADJOINING LOT (S), BEARING, DISTANCE TO CORNER

TIE POINT: MON. NO. 17, NAIC ESTATE, PROVINCE OF CAVITE

Table with columns: LINE, BEARING, DISTANCE TO CORNER

AREA: TWENTY EIGHT SQUARE METERS (28) MORE OR LESS

Prospective bidders So the encumbrance existing thereon, if any there be.

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

Copy Furnished:

HOME DEVELOPMENT MUTUAL FUND (HDMF) -
Petron Mega Plaza Building, No. 358 Sen. Gil Puyat Avenue, Makati City

ADRIANE A. LIPUMANO - 9167 B. POBLACION IA, TERNATE, CAVITE

LOT 27, BLOCK 14, PASINAYA HOMES NORTH, PHASE 1, BARANGAY TIMALAN, NAIC, CAVITE

MARIA VICTORIA D. CAPIRAL C/O JEFFREY A. RAMIENTAS, Attorney-in-Fact, GREATSOURCE CORPORATION
2546 A. Bonifacio St., Bangkal, Makati City

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Bacoor Opens General Virtual Assistance Training at New Digital Transformation Center



Bacoor City, Cavite — The five-day General Virtual Assistance (GVA) Training officially opened on Monday, September 29, 2025, at the newly inaugurated Digital Transformation Center (DTC) located in Ciudad de Strike Multipurpose Building, Barangay Molino 1.

The DTC, jointly launched last September 15 by the City Government of Bacoor and the Department of Information and Communications Technology (DICT), serves as a hub for digital skills development and innovation. Among its first initiatives is the free training program on virtual assistance, one of the country's fast-growing industries in today's digital economy.

Mayor Strike B. Revilla emphasized that the program reflects the city's continuing commitment to provide employment opportunities for Bacooreños. He requested DICT to conduct the training anew to prepare residents for potential careers in the digital sector and help them secure clients upon completing the course.

The training is facilitated by DICT experts including Dennis Paguio, a Bacoor native and former GVA trainee who is now recognized as one of the country's top trainers, alongside Engr. John Philip Tan and John Vandrick Diaz of DICT Cavite.

City officials also extended their gratitude to the E-Governance Department and the Bacoor Computer Center for supporting the initiative, which aims to empower the local workforce and strengthen Bacoor's participation in the growing digital economy. /PR

CAYETANO...

From Page 1

Senate Minority Leader Alan Peter Cayetano on Tuesday said building more community-based health facilities is one way to address the worsening congestion in public hospitals, after the Department of Health (DOH) admitted that hospitals nationwide are operating far beyond capacity.

During the organizational meeting of the Senate Committee on Health and Demography on September 23, 2025, DOH officials revealed that government hospitals are running at 136 percent occupancy, with an authorized bed capacity of more than 118,000 but only around 28,000 actually in use, leaving a shortage of about 90,000 beds.

Cayetano said many patients are forced to seek hospital care for minor illnesses and preventive services that could otherwise be managed at the community level.

"It can help ease the burden on patients who would otherwise need to travel to distant hospitals for basic treatments or consultations," he said.

The senator is pushing his Super Health Centers in All Cities and Municipalities Act (SB 420), which mandates at least one 24/7 facility

in every city and municipality to provide outpatient services, stock essential medicines and vaccines, and deliver preventive care.

He is also battling for his Health Centers in All Barangays Act (SB 421), which requires every barangay to establish its own health center within three years, noting that only 26,500 of the country's 42,011 barangays have one, leaving more than 15,000 communities without basic healthcare.

"As the saying goes, prevention is better than cure. Chronic medical conditions can be prevented through accessible healthcare and early detection. This underscores the importance of investing in making primary healthcare accessible, available, and affordable," he said.

Cayetano pointed to Taguig City's three Super Health Centers, which operate round the clock, as proof that these models are viable.

"Taguig is proof that it works. Kung kaya sa Taguig, we should do it in all our cities and municipalities," he said.

Both measures are among his top priority bills in the 20th Congress. ###

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### More than a coffee shop



Marianne Agutaya and Moreen Agutaya from Calapan City, Oriental Mindoro, stand proudly at MoreDan Coffee's second branch in Sta. Maria Village. It is a thriving family business built on love, collaboration, and a shared passion for quality.

Marianne Agutaya, 50, embodies the values of perseverance, passion, and unwavering entrepreneurial spirit. Her life is a journey of resilience, transformation, and the determination to create a better future, not only for herself but for her entire family.

#### A tough beginning

Marianne had to grow up quickly. While many of her age were focused on finishing their studies and discovering their paths, she was already raising a child and working to support her family. With so many responsibilities on her shoulders, she was unable to complete her college degree, managing to finish only up to her third year. At 16, she took her first steps into entrepreneurship by making her own barbecue food business, and this early exposure to business shaped her business path.

Although she was raised in a family with stable careers, Marianne never relied on privilege. Instead, she chose to carve out her own way through hard work, grit, and determination.

After separating from her legal husband, with whom she had three children, Marianne began a new chapter in life with her partner, Ismael, a man whose talent and passion for cooking perfectly complemented her business mindset. Together, they started a modest food business from home, aiming to meet the growing needs of their blended family, which also included her two children from her previous marriage to Ismael — one in college and another in senior high school.

As support for their income, Marianne opened a small convenience store at home. However, she eventually decided to close it so she could focus entirely on their growing food business. They began preparing rice meals and offering them for schools, companies, and community events. The industry is primarily promoted through online platforms and word of mouth, which has gained momentum quickly.

#### The birth of MoreDan Coffee

Marianne's business mindset was passed down to her children, especially her daughter, Moreen Agutaya, 30, who holds a degree in Business Administration. In 2023, Moreen and her husband, Daniel, an IT professional, officially launched MoreDan Coffee, a name inspired by the combination of their first names.

MoreDan Coffee is a family collaboration that blends

Marianne's well-loved rice meal products with Moreen's specialty waffles, cakes, pastries, and a variety of refreshing drinks, creating a unique menu that reflects their shared passion and creativity.

As a business-minded person like her mom, Moreen first became a client of CARD Bank, Inc., a microfinance-oriented rural bank. She began with a personal loan. For over 10 years, as a client, she has responsibly managed her finances to help expand the business and support her family's needs.

Afterwards, inspired by Moreen's clientship, Marianne was encouraged and also became a client of the bank. She currently holds an active loan of PHP 30,000, which she reinvested into the family business and used to support her children's education and other daily needs. MoreDan Coffee soon evolved into more than just a café. It became a symbol of family unity and entrepreneurship, offering a well-loved menu that includes rice meals, flavorful drinks, and their signature waffles. Their customer base initially included students from nearby schools. Still, as the business grew, they began serving corporate employees as well, many of whom placed online and advance orders, particularly those working night shifts.

Even amid intense market competition and the effects of inflation, the Agutaya family stayed true to their values. They remained committed to affordability, consistency in quality, and warm, personalized service. These principles helped them earn customer loyalty and solidify MoreDan Coffee as a trusted name in Calapan City's local food and beverage scene.

#### Looking Ahead

Thanks to their dedication, life for the Agutaya family has become more stable and comfortable. But Marianne isn't content to stop there. She now envisions transforming the rooftop of their home into an air-conditioned VIP dining space. It is a dream that would allow them to accommodate more customers and elevate their service. Today, with regular staff and part-time workers helping with day-to-day operations, MoreDan Coffee has grown beyond its initial vision, built on years of hard work, sacrifice, and family unity.

MoreDan Coffee has grown into a two-branch operation in Calapan City. One in Bulusan, managed by Moreen and her husband, and another in Sta. Maria Village, managed by Marianne herself.

Both branches are open for bulk and advance orders, either for pick-up or delivery. Their customers can reach them and place their orders through their official FB pages @MoreDan Coffee SMV and @MoreDan Coffee-Bulusan.

Marianne and her family's story is a reminder that success does not happen overnight. It is built on patience, resilience, and a deep love for the work you do. Their journey proves that no matter how humble the beginning, progress is always possible for those who believe in their dreams and dare to keep going. As Marianne shares, "Venturing into business is no easy feat. You will face countless challenges, but with passion and perseverance, anything is possible." /PR



in the city, the park offered a sweeping 360-degree view of Taal Lake and Laguna de Bay. Lunch was served at Siglo Modern Filipino, a restaurant that pays homage to the country's rich culinary traditions with unique takes on classic Filipino dishes.

\*\*How to get to People's Park in the Sky: From Manila, take CAVITEX. From Kawit, go to Carsadong Bago going to Aguinaldo Highway. Then turn left, going to Tagaytay-Calamba Highway. People's Park in the Sky is just a short drive from there.

In the afternoon, the tour shifted to a different kind of discovery with a one-of-a-kind Lancaster Community tour by Profriends. Participants were given closer look at key landmarks inside the township. These include St. Edward School, showcasing the academic and sports achievements of its youth, and where the Galing LNC youth volunteers are nurtured. The community tour included the site where Westwind is being constructed, the commercial hub which is The Square, and the spiritual hub, the Parish of the Holy Family.



Ka-Biyaheros visited the vast Lancaster Estates by Profriends

\*\*How to get to Lancaster: From Manila, take CAVITEX. From Kawit, go straight to Centennial Road, turn left to Advincula Ave, and then turn left to Lancaster Blvd.

Arlette V. Capistrano, Vice President for Communication and Stakeholder Management of MPT South, said, "This tour is a celebration of what Cavite has to offer. Through the Biyaheng South Experiential Tour, we are not only showcasing Cavite's diverse attractions but also reinforcing our commitment to support local tourism and communities." /PR

About Metro Pacific Tollways Corporation

MPTC is the leading toll road developer and operator in the Philippines and the holding company of premier tollways including NLEX, SCTEX, CAVITEX, CALAX, NLEX Connector, and CCLEX in Cebu.



## PhilHealth Trece Martires Conducts Orientation on UHC and Benefits for Private Employees



**UHC, YAKAP, PhilHealth GAMOT and Other Recent Updates on PhilHealth Benefits for the Employees of GJ Palmea Steel Fabrication LHIO Trece Martires City / September 25, 2025**

PhilHealth Regional Office IV-A | PhilHealthRegion4A | region4a@philhealth.gov.ph  
www.philhealth.gov.ph | PhilHealthOfficial | xteamphilhealth | actioncenter@philhealth.gov.ph

**Trece Martires City, Cavite** — The Local Health Insurance Office (LHIO) of Trece Martires City held an orientation for employees of GJ Palmea Steel Fabrication on September 25, 2025, to raise awareness on Universal Health Care (UHC) and recent updates on PhilHealth programs and benefits.

During the session, participants were briefed on the PhilHealth Yaman ng Kalusugan Program (YAKAP), the PhilHealth Guaranteed Accessible Medications for Outpatient Treatment (GAMOT), and other enhanced benefit packages designed to provide wider access to affordable healthcare.

The initiative forms part of PhilHealth's continuing effort to educate private sector employees on their rights, privileges, and the expanding scope of services available under the national health insurance program. /PR



## Cavite Holds Consultative Meeting on Rabies Prevention in Support of World Rabies Day



**Trece Martires City, Cavite** — In support of World Rabies Day, the Office of the Provincial Health Officer (OPHO) spearheaded a Consultative Meeting on Rabies Prevention and Control Program on September 23, 2025, at the Cavite Collaboration Center for Public Health.

The activity gathered doctors, nurses, and health professionals from various Animal Bite Treatment Centers (ABTCs) across the province to strengthen Cavite's unified response against rabies.

In his welcome remarks, Dr. Nelson C. Soriano, Provincial Health Officer I, underscored Cavite's ongoing efforts to eliminate rabies through coordinated programs and community partnerships.

Ms. Charlene E. Rosanes, Provincial Rabies Prevention and Control Program Coordinator, presented updates on human rabies cases in the province. This was followed by Mr. Jomell V. Mojica, Regional RPCP Coordinator of DOH-CHD



IV-A, who led a discussion on the Department of Health's interim guidelines (DM No. 2025-0368) regarding the administration of suspected and confirmed counterfeit anti-rabies vaccines.

Highlighting public safety concerns, Ms. Janissa Therese G. Gutierrez of the Food and Drug Administration (FDA) stressed the dangers of counterfeit medicines and explained the proper protocols for reporting such cases.

The meeting aimed to enhance advocacy against rabies, raise awareness on safe vaccination practices, and address the critical issue of counterfeit vaccines.

The event concluded with an open forum and closing message from Dr. Armand J. Dotollo, Medical Officer III and Head of OPHO Infectious Cluster, who emphasized Cavite's steadfast commitment to protecting communities from rabies and ensuring the integrity of vaccines provided to the public. /PR

## 30 Cavite Farmers Complete Training on Vegetable Production and Marketing



**Tanza, Cavite** — Thirty farmers successfully completed the "Farmer Training on Vegetable Production, Postharvest Handling Technologies, and Marketing" held at Profeta's Integrated Farm in Tanza, Cavite, aimed at enhancing their knowledge and skills for more sustainable and productive vegetable farming.

The training, conducted under the Farm-

er Field School (FFS) program, highlighted modern techniques and practical approaches to boost vegetable yield, improve postharvest handling, and strengthen market linkages. Mr. Jhoslee Ganan and Mr. Jerome Profeta, FFS facilitators, shared the positive outcomes experienced by participants throughout the course.

In support of the graduates, the event was attended by Mr. Alvin Cayetano, Municipal Nutrition Officer of Tanza; Mr. Domingo Austria, Municipal Agriculturist of Tanza; and Mr. Felix Joselito Noceda, OIC-Chief of the Field Operations Department of DA CALABARZON.

Closing the program, Dr. Rolando Maningas, Center Director of DA-ATI CALABARZON, congratulated the farmer-graduates and emphasized the importance of sharing their newly acquired knowledge with fellow farmers to further strengthen and expand the region's vegetable industry. /PR



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