



NATIONAL HOUSING AUTHORITY  
Elliptical Road, Diliman, Quezon City

## NHA TO IMPOSE STRICTER CONTRACT TERMS, CONDITIONS

*“REVIEW the contracts, impose the terms and conditions (of contracts).”*

This was the instruction of National Housing Authority (NHA) General Manager Marcelino P. Escalada Jr. during the agency’s flag-raising ceremony on February 26, 2018, to all Operations Managers after news broke out about the collapse of a duplex mid-February in Brgy. Tulungatong, Zamboanga City.

The unit was part of the 300 housing units built by the NHA under the Zamboanga City Roadmap to Recovery and Reconstruction (Z3R) Program.

GM Escalada’s pronouncement came amidst claims by individuals that the units were sub-standard, which caused the crashing of the house.

*“As far as this particular technology (is concerned), no one should introduce any improvement at all... otherwise, ma-compromise siya (unit durability),”* he said, referring to the permaform technology used in the shelter.

It was learned and confirmed by the Local Inter-Agency Committee (LIAC) and Housing Division that the beneficiary of the house sold the unit to an individual, who later introduced changes in it without authorization from the NHA. The act was in gross violation of the contract signed between the awardee and NHA which states that, *“... Sale or transfer of the lot/unit shall not be allowed except through heredity succession; and the borrower-assignor shall not change nor convert the use of residential lot/unit without the written consent from NHA.”*

GM Escalada explained the technology used in the shelter was designed only for that particular house model and cannot be subjected to any improvements or changes.

NHA, upon investigation, discovered that some improvements were introduced to the duplex by the buyer who acquired the unit from the beneficiary, the reason why it collapsed. *“The owner-buyer compromised the structural walling of the duplex which is a common wall that supports the partition,”* GM Escalada said.

He issued a stern warning to NHA beneficiaries not to engage in such activity as stricter penalties await them.

*“File a case against the awardee for selling it and the buyer for destroying the property of the National Housing Authority (NHA). That will send a strong signal to all living in that particular place,”* GM Escalada ended.