

PROPOSED SMILE ESTATE

PRIVATE RETREAT FARM

PREPARED BY:

TAP»

MARCH 31, 2025

CAGAYAN VALLEY, PAMPLONA,
PHILIPPINES





INTRODUCITON

is a 5 ha property located in the Northeastern tip of Luzon, Cagayan Valley Region, Pamplona.

SITE LOCATION

Municipality: Pamplona

Province: Cagayan Valley

Region: Region II

Income Classification: 4th Class

TVAP»

PROJECT TITLE:

PROPOSED SMILE ESTATE

PRIVATE RETREAT FARM

CAGAYAN VALLEY, PAMPLONA, PHILIPPINES

AR. TOBI ANTHONY VASQUEZ

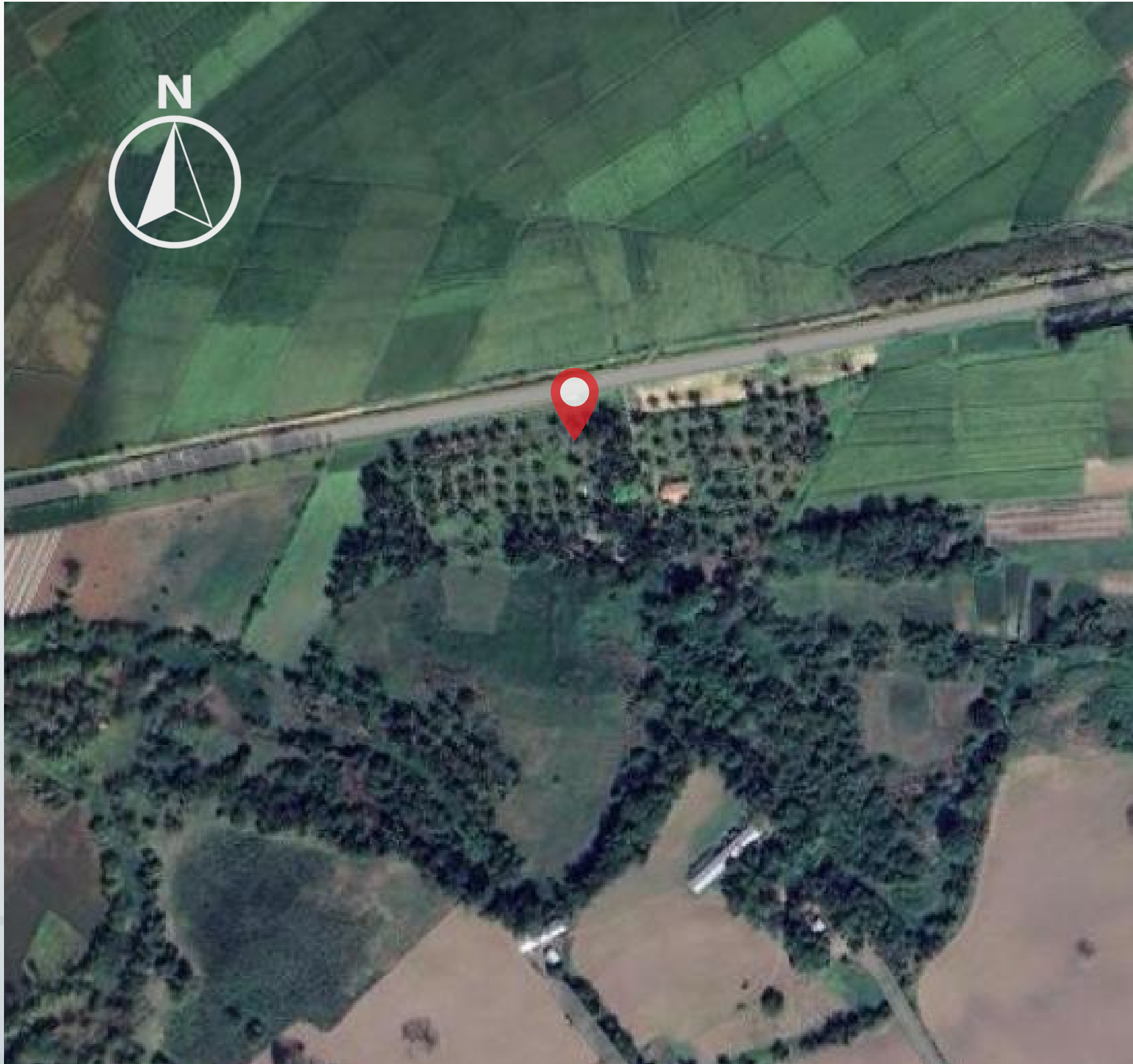
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SHEET CONTENT:

INTRODUCTION

01



- **FLAT AGRICULTURAL TERRAIN:** PREDOMINANTLY FLAT TO GENTLY ROLLING LAND WITH EXTENSIVE RICE AND CORN FIELDS, TYPICAL OF ISABELA’S FERTILE PLAINS.
- **WATER BODIES & IRRIGATION:** A WINDING RIVER OR STREAM PROVIDES NATURAL IRRIGATION FOR AGRICULTURAL ACTIVITIES.
- **TREE COVER & INFRASTRUCTURE:** COCONUT PLANTATIONS, RIPARIAN VEGETATION, RURAL FARMSTEADS, AND A MAJOR ROAD FOR TRANSPORT.
- **AGRICULTURAL & ENVIRONMENTAL BALANCE:** PRODUCTIVE FARMLAND WITH GOOD WATER ACCESS, SUPPORTING BOTH FARMING AND RURAL HABITATION.

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SHEET CONTENT:

INTRODUCTION



BUILDING A COMPLETE COMMUNITY

- 1 Sustainable and Resilient
- 2 Connectivity on street and Pedestrian Design
- 3 Healthy and Livable
- 4 Inclusive and Active

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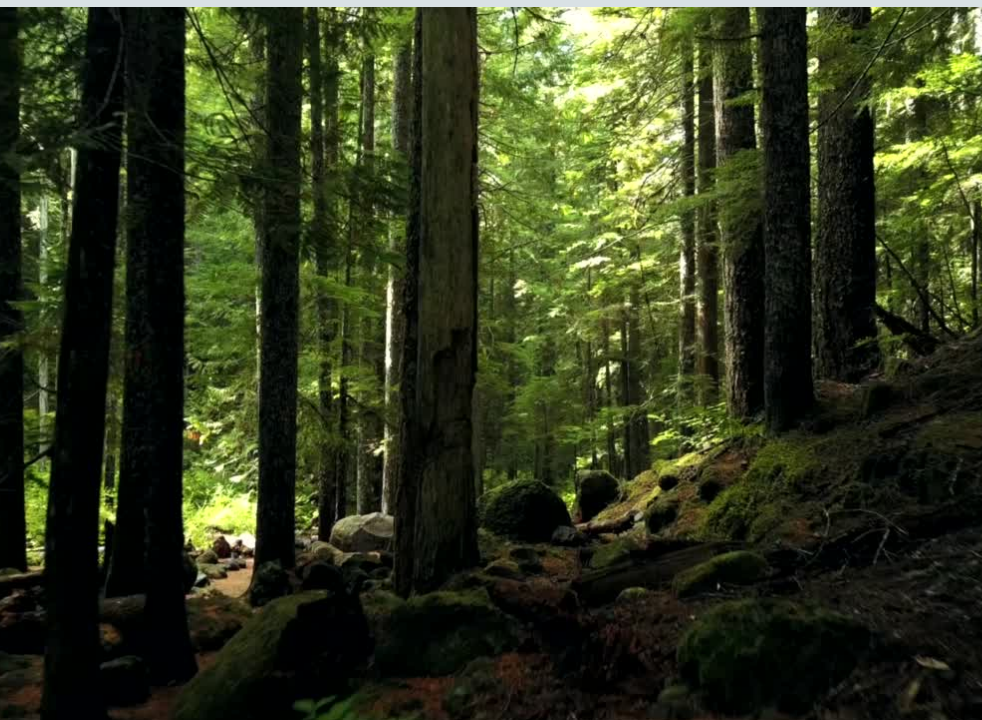
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SHEET CONTENT:

VISION



CORE VALUES

- 1 Pedestrian over vehicles
- 2 Sensibility over trends
- 3 Site context over application
- 4 Community character and sense of place over individual ownership

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SHEET CONTENT:

ZONES

RETREAT
FARM

BAMBOO
FARM

COCONUT
FARM

PROPOSED
SARACH
ESTATE

PROPOSED PRIVATE RETREAT AND LEISURE ESTATE



RETREAT FARM

- 1 Villas
- 2 Retreat House
- 3 Garden / Open Spaces
- 4 Trail
- 5 Farm

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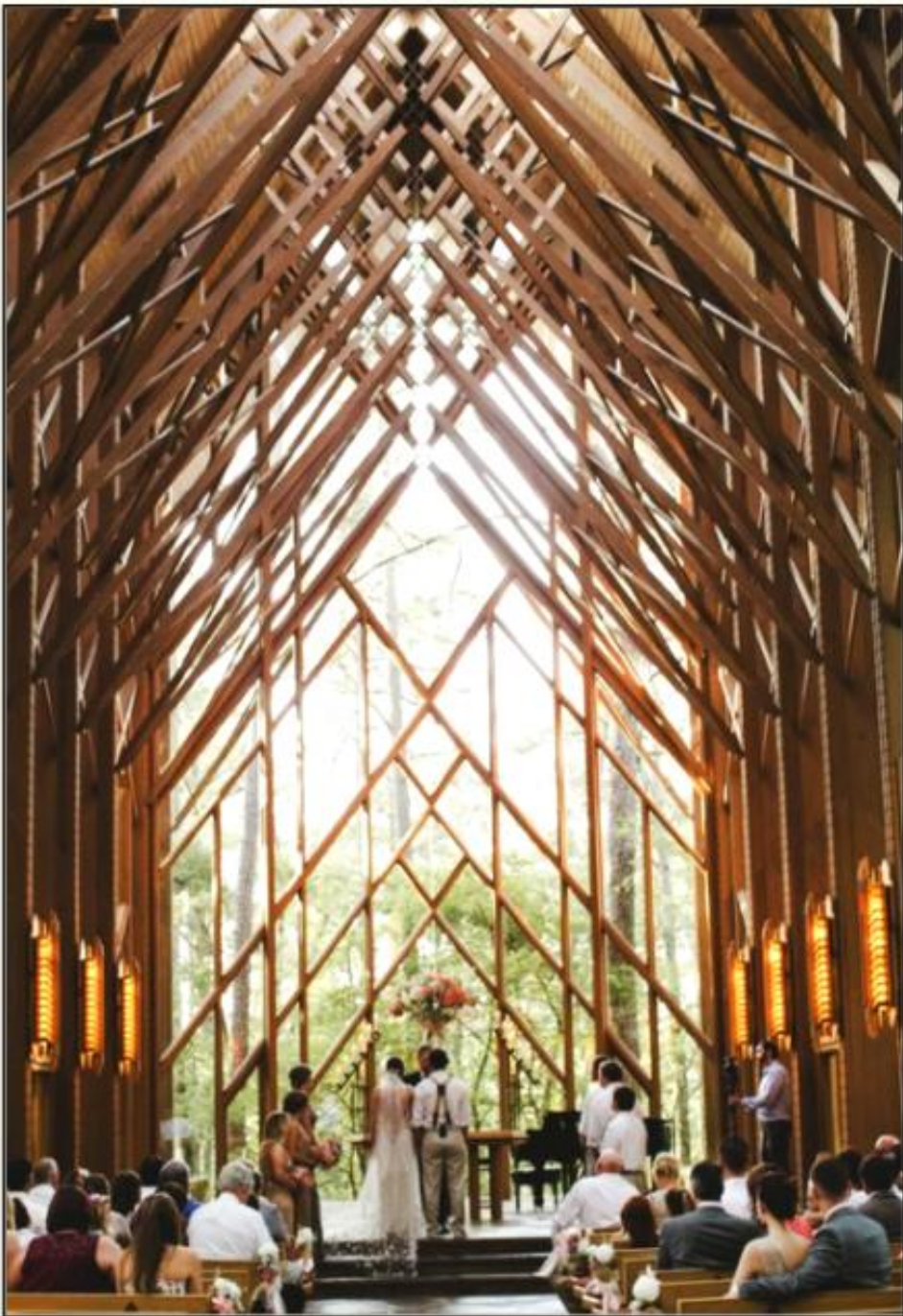
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SHEET CONTENT:

AMENITIES



PLACES OF WORSHIP

- 1 Catholic Chapel
- 2 Open Spaces

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SHEET CONTENT:

AMENITIES



COCONUT FARM

- 1 Coconut Plantation
- 2 Trail
- 3 Main House
- 4 Farm

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SHEET CONTENT:

AMENITIES



BAMBOO FARM

- 1 Bamboo Plantation
- 2 Trail
- 3 Retreat House
- 4 Farm

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TRANSPORTATION LINKS

connecting places

- 1 Path walk and trail
- 2 E-Golfcarts and E-bikes

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SHEET CONTENT:

LINKS



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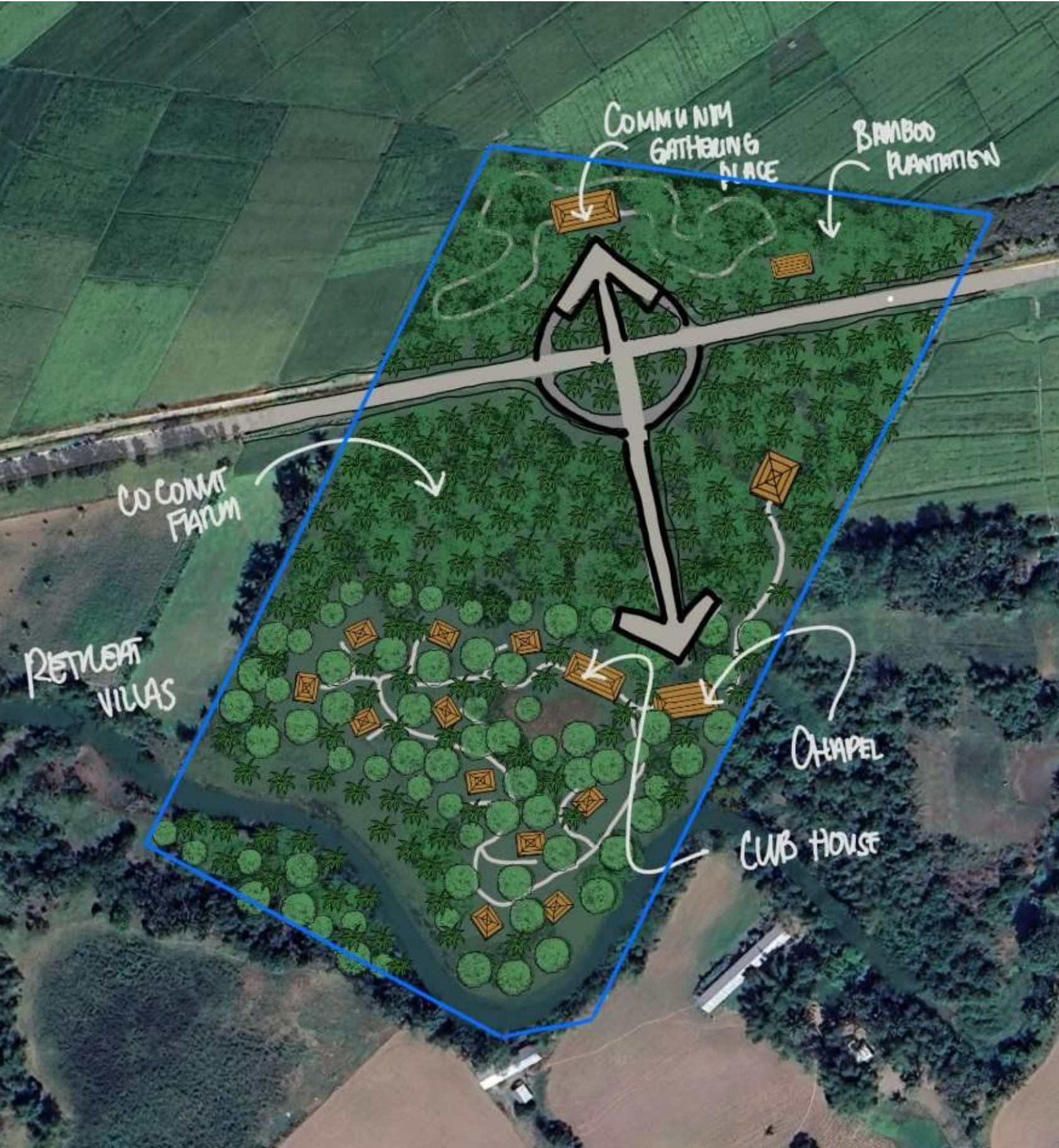
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SHEET CONTENT:

SITE PICTURES



CONCEPT: INTERSECTION

More often than not, intersection is a place where you make a decision. However, how do you make the decision? Of course, you accept the invitation to know God first. Which brings us to Point A, God the Father. Once you decide to follow that path, you will reflect and know His immense love for us, Point B which is God the Son. Once you are part of the mission, you go left and right to spread the Good News. Points C and D which symbolizes the Holy Spirit.



HABAGAT

W

SUNSET

N

AMIHAN

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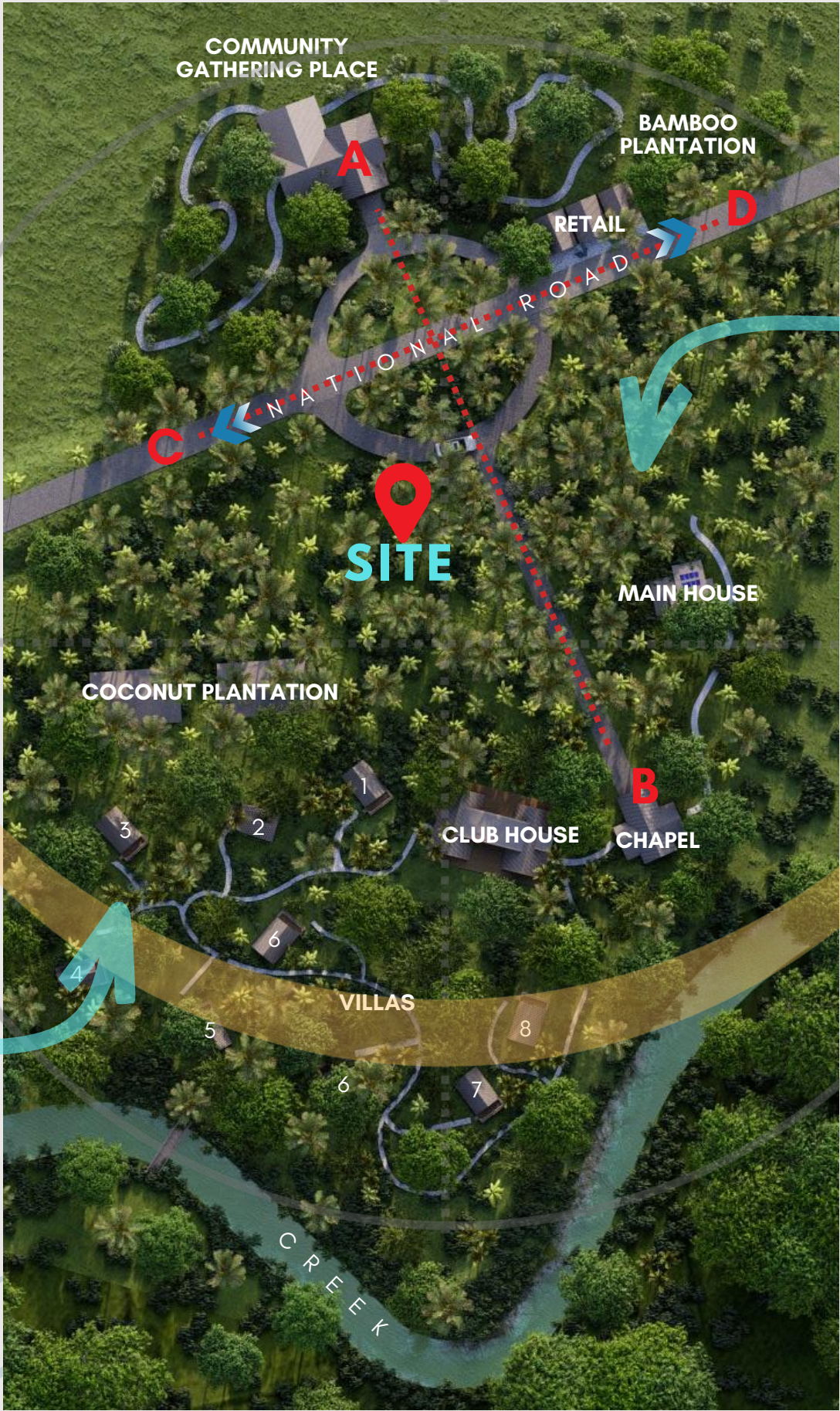
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SHEET CONTENT:
SCHEME 01

14





LEGEND:

- COCONUT FARM & PLANTATION
- RETREAT FARM
- BAMBOO FARM & PLANTATION



RETAIL

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SHEET CONTENT:

INITIAL
PERSPECTIVE
STUDY

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COMMUNITY GATHERING PLACE

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SHEET CONTENT:

**INITIAL
PERSPECTIVE
STUDY**



CHAPEL

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SHEET CONTENT:

**INITIAL
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STUDY**



CLUB HOUSE

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SHEET CONTENT:

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AERIAL VIEW OF RETREAT FARM

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SCHEME 01



RETAIL



COMMUNITY GATHERING PLACE



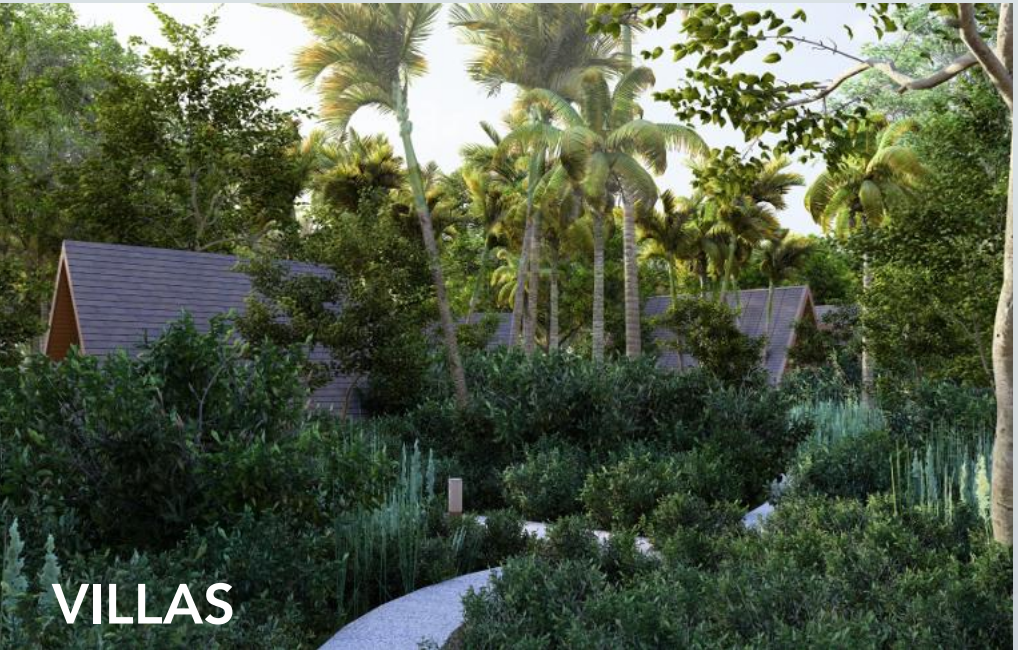
CLUB HOUSE



CHAPEL



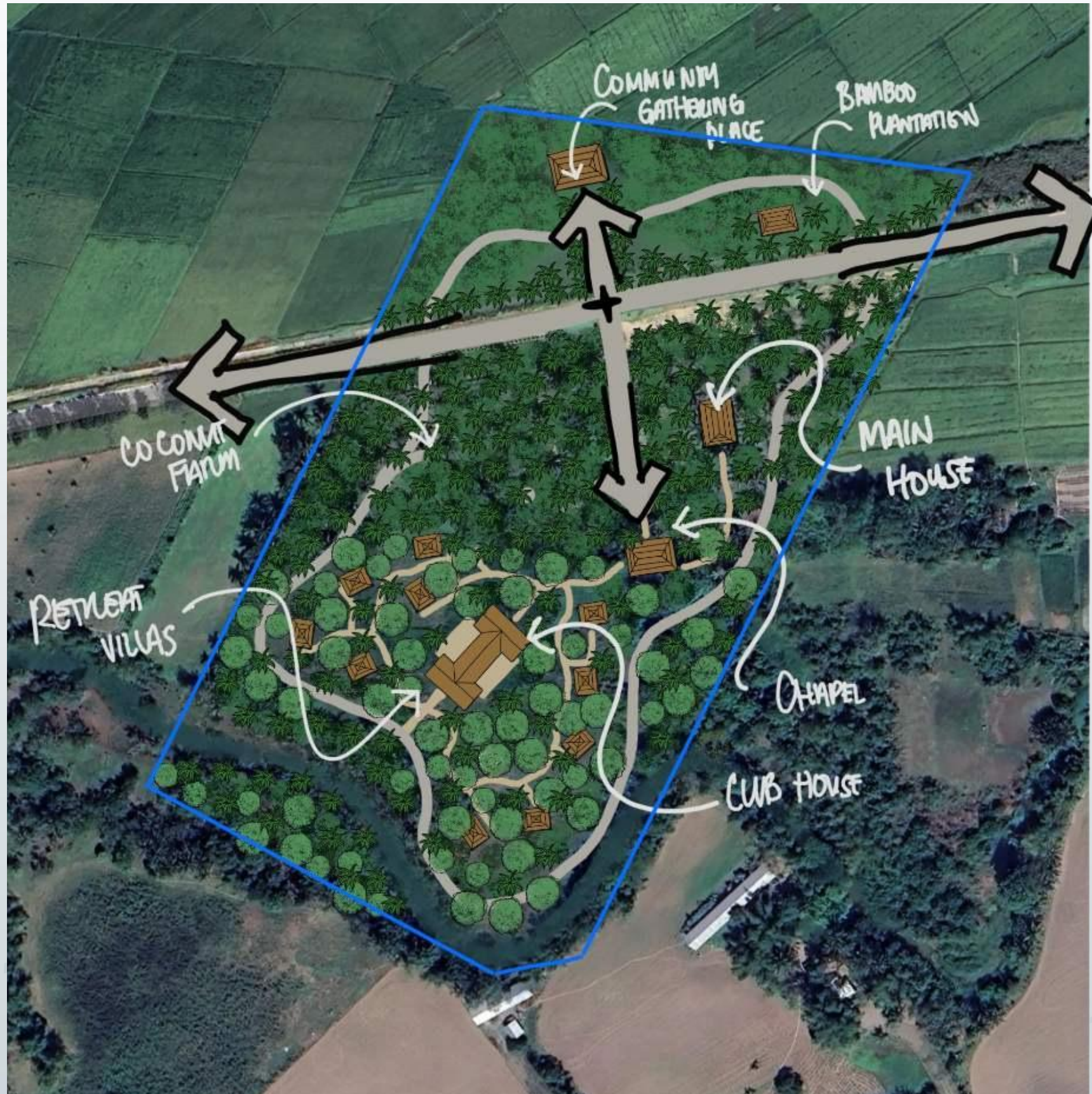
AERIAL VIEW OF RETREAT FARM



VILLAS

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SHEET CONTENT:

SCHEME 02

CONCEPT: INTERSECTION

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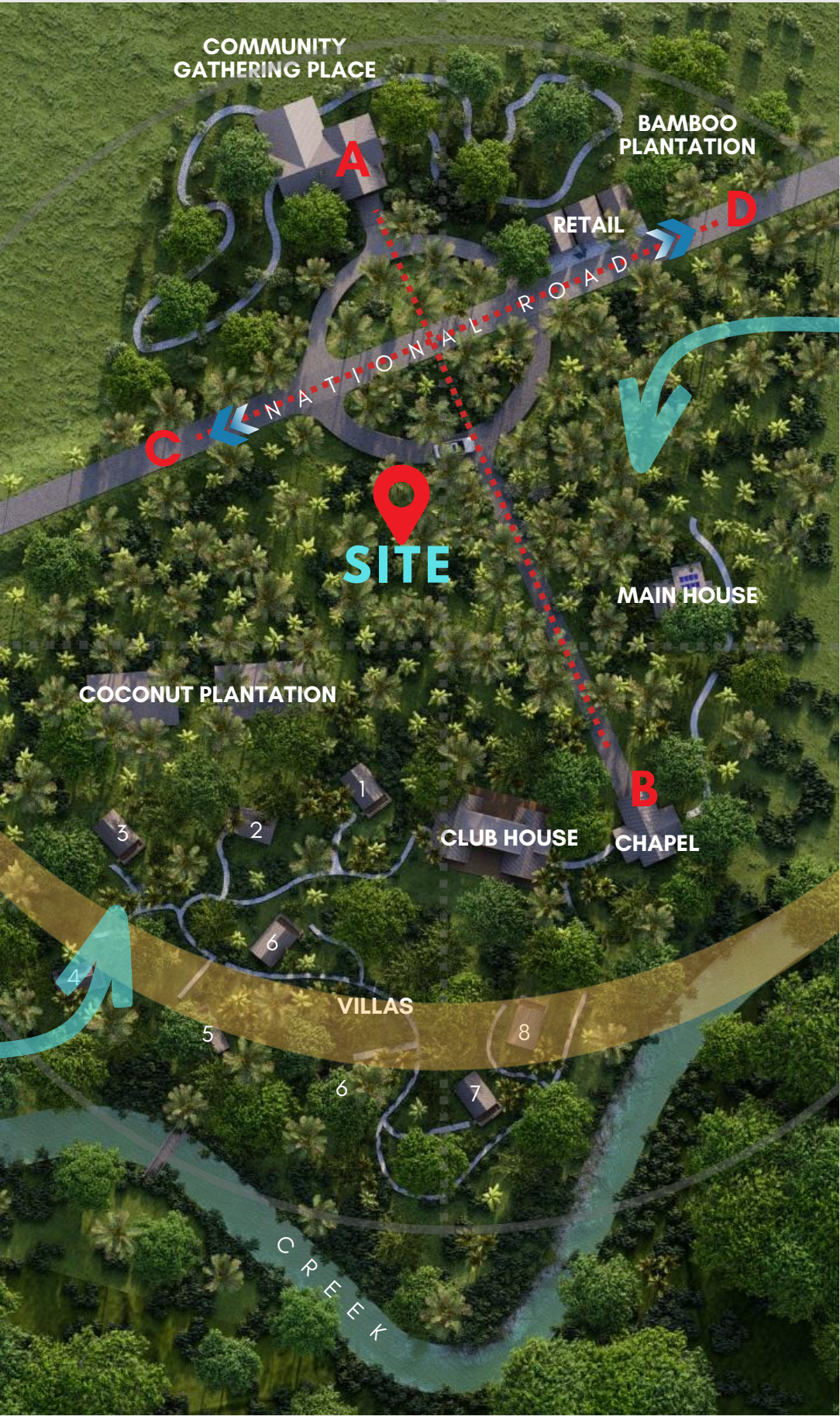
AR. TOBI ANTHONY VASQUEZ

REPUBLIC ACT 9266
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SHEET CONTENT:
SCHEME 02

24



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LEGEND:

- COCONUT FARM & PLANTATION
- RETREAT FARM
- BAMBOO FARM & PLANTATION



RETAIL

PROJECT TITLE:

PROPOSED
SMILE ESTATE

PRIVATE RETREAT FARM

CAGAYAN VALLEY, PAMPLONA, PHILIPPINES

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SHEET CONTENT:

INITIAL
PERSPECTIVE
STUDY



COMMUNITY GATHERING PLACE

PROJECT TITLE:

**PROPOSED
SMILE ESTATE**

PRIVATE RETREAT FARM

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SHEET CONTENT:

**INITIAL
PERSPECTIVE
STUDY**



CHAPEL

PROJECT TITLE:

PROPOSED
SMILE ESTATE
PRIVATE RETREAT FARM

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SHEET CONTENT:

INITIAL
PERSPECTIVE
STUDY



CLUB HOUSE

PROJECT TITLE:

PROPOSED
SMILE ESTATE

PRIVATE RETREAT FARM

CAGAYAN VALLEY, PAMPLONA, PHILIPPINES

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STUDY



PROJECT TITLE:

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SHEET CONTENT:

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PERSPECTIVE
STUDY



AERIAL VIEW OF RETREAT FARM

PROJECT TITLE:

PROPOSED
SMILE ESTATE
PRIVATE RETREAT FARM

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Presidential Decree 49

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Republic Act 9266

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MARCH 31, 2025

