



Office of the President of the Philippines  
PRESIDENTIAL MANAGEMENT STAFF  
Malacañang

**PMS BIDS AND AWARDS COMMITTEE**

**Resolution No. 44, Series of 2018**

**RECOMMENDING THE AWARD OF CONTRACT TO CAPITOL DRIVE REAL ESTATE LESSOR FOR THE LEASE OF OFFICE SPACE FOR THE PMS OFFICE FOR REGIONAL CONCERNS-REGIONAL FIELD UNIT XIII COVERING THE PERIOD 01 JULY 2018 - 30 JUNE 2019**

**WHEREAS**, the PMS Office for Regional Concerns-Regional Field Unit XIII (ORC-RFU XIII) prepared the Terms of Reference (TOR) and purchase request for the lease of its office space with an Approved Budget for the Contract (ABC) amounting to P30,000.00 per month, or a total of P360,000.00 for one (1) year, covering the period 01 July 2018 - 30 June 2019, inclusive of appropriate taxes and fees (**Annex A**), which is included in the Annual Procurement Plan (APP) of the PMS for CY 2018<sup>1</sup> (**Annex B**);

**WHEREAS**, under item No. 09, Annex H of the 2016 Revised IRR of R.A. No. 9184<sup>2</sup>, it is preferred that government agencies, such as the PMS, lease publicly-owned real estate and venue from other government agencies as this is more beneficial and economical to the government;

**WHEREAS**, after exhausting efforts to look for possible government-owned venues, it was found that there were no available government-owned properties that meet the requirements of the PMS. The PMS ORC-RFU XIII then scouted for possible private lessors which can meet the requirements based on the TOR;

**WHEREAS**, the PMS ORC-RFU XIII invited three (3) prospective lessors to submit their respective sealed price quotations/proposals (**Annex C**):

Prospective Lessor	Quotation	Remarks
a) Capitol Drive Real Estate Lessor (Marcon Building)	P25,000.00/Month (P337.84 per sq. m.)	<ul style="list-style-type: none"><li>• Area: 74 sq.m.</li><li>• Ready for occupancy</li><li>• With Parking Space</li><li>• Newly constructed building</li></ul>
b) Acerado Building 2	P35,000.00/Month (P466.67 per sq. m.)	<ul style="list-style-type: none"><li>• Area: 75sq.m.</li><li>• Ready for occupancy</li></ul>
c) Alba Real Estate Lessor	P33,750.00/Month (P450.00 per sq. m.)	<ul style="list-style-type: none"><li>• Area: 75sq.m.</li><li>• Ready for occupancy</li></ul>

However, only the Capitol Drive Real Estate Lessor submitted its price quotation along with the attached eligibility requirements.

**WHEREAS**, on 21 June 2018, the PMS Bids and Awards Committee (BAC) Secretariat received through the PMS ORC, the RFU XIII's evaluation which, among other things, found the offer of the Capitol Drive Real Estate Lessor to be compliant

<sup>1</sup> This procurement activity is a mere component of the projects under "Space Rental for PMS Regional Field Units" within the budget of PhP3,691,000.00, as reflected in the PMS Annual Procurement Plan for CY 2018 (Item No. 37).

<sup>2</sup> Otherwise known as the "Government Procurement Reform Act".


with the requirements of the PMS. Its price quotation amounting to P25,000.00 per month or a total of P300,000.00 for 1 year covering the period 01 July 2018 - 30 June 2019, inclusive of all government taxes and fees, which is within the ABC, is the most economical and advantageous to the Government, thereby rendering the same as the single lowest calculated responsive quotation (**Annex D**); and

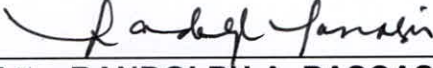
**WHEREAS**, Section 12 of R.A. No. 9184 mandates that the BAC shall recommend the award of contract to the Head of the Procuring Entity or his/her duly authorized representative.


**NOW, THEREFORE**, for and in consideration of the foregoing, **WE**, the members of the PMS-BAC, hereby **RECOMMEND** to the Acting PMS Deputy Head pursuant to Office Order No. 2018-011<sup>3</sup>, the following:


- (1) **AWARD OF CONTRACT** via Annex H of the 2016 Revised IRR of R.A. 9184 to the Capitol Drive Real Estate Lessor for the lease of office space for the PMS ORC-RFU XIII in the amount of P25,000.00 per month, or a total of P300,000.00 for 1 year covering the period 01 July 2018 - 30 June 2019, inclusive of appropriate taxes and fees; and
- (2) **GRANT OF AUTHORIZATION** to the BAC Chairperson to sign the Notice of Award and Notice to Proceed to implement this Resolution.


DONE in the City of Quezon this 26<sup>th</sup> day of June 2018.

  
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**GUILLERMA E. FLORES**  
Assistant Secretary and Chairperson

  
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**Atty. RANDOLPH A. PASCASIO**  
Director and Vice-Chairperson

  
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**MARIA TERESA M. ANTIMANO**  
Asst. Director and Member

  
\_\_\_\_\_  
**Atty. WILBURN L. TAN JR.**  
Asst. Director and Provisional Member  
(End-User Representative  
For Administrative Services)

  
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**JOAQUIN ROMEO S. SANTIAGO**  
Asst. Director and Provisional Member  
(Technical Expert  
for Administrative Services)

APPROVED/ DISAPPROVED:

  
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**ASEC. MARIETTA T. TAMONDONG**

Date: \_\_\_\_\_

<sup>3</sup> Entitled "Updating the Signing authorities for Various Matters in the PMS".