

PCMC Requirement	Issues Raised by the Bidder	BAC/End-user's Comments/Reactions
	<p>PCMC's concern that construction schedule might be stretched and our PM contract may already end. normally happens for several reasons, but we still do our part and no additional compensation for this extension. Any extension way beyond our contract we do not leave it unfinished at no additional cost.</p> <p>Noted, for us construction of phase II will go on smoothly because of the following reasons: the space is already confined, there will be no weather issues, we have already resolved major utilities during the phase I construction.</p> <p>We will still stick to the plan to do a schedule for the Phase II based on the 20 months, even if our contract is way beyond that and we will present this in our technical presentation</p>	<p>For purposes of documentation we need this documented. It would be both best for PCMC and ORRA if ever you are the winning bidder for this project. Instead of theoretically saying ORRA accepts extension at no additional cost though you have proven your track record to PCMC.</p> <p>Noted</p>

There having been no other remaining topics for discussion, the pre-bid conference adjourned at 11:22 A.M.

Prepared by:

Jerona M. Silagan
Jerona M. Silagan
 Clerk III – BAC Secretariat

Checked and Reviewed by:

Zenaida V. Talagtag
ZENAIDA V. TALAGTAG
 Head, BAC Secretariat

Noted by:

Lucila S. Encina
LUCILA S. ENCINA, MHSA
 OIC, Procurement Division

4. Discussion on the requirements in the Bid Data Sheet and bidder's queries on the Terms of Reference;

B. Noted comment/reaction from the representatives of the Eligible and Shortlisted Bidder (ORRA), BAC, TWG and End-user:

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Terms of Reference		
<p>VII. TIME FRAME For Project Management Services, the following time frame shall be followed: A. The Consultant's services shall Commence three days after the date of its Receipt of a written Notice to Proceed (NTP)</p> <p>B. The required Professional Services' scope of work for the construction of architectural and engineering fit-out of the New Building shall be submitted to PCMC within the following time per phase three (3) days after contractor receipt of NTP</p> <p>Pre-Construction Phase : Shall not exceed 60 calendar days Construction Phase: Shall not exceed 750 calendar days Post-Construction Phase: Shall not exceed 30 calendar days</p>	<p>There is a discrepancy on the schedule. In the TOR contract duration is 840 calendar days. Our job is to oversee the Performance of the Phase II. It has been previously discussed that the schedule of the construction of Phase II is 1 month for the Pre-Construction Phase, 18 months for the Construction Phase and 1 month for the Post-Construction Phase, total of 20 months. It seems that the contract of the PM consultant is longer than the contractor, though in construction extension is inevitable but for this case, the Phase II construction, we think that extension is very minimal since work is in an enclosed area, the building is already confined, the water pipes are installed as completed in Phase I. Phase II construction may overlap the Phase I construction. Project Management is more or less 8 months longer than the construction. Can we reduce the contract duration?</p> <p>The advantage would be you can use the facility earlier. Phase II construction is only 20 months. We are working on this schedule already and we have already said this to the InfraCom years ago when we were doing the planning of Phase I and II. Our office also did the design of the Phase II so we are complete with the specifications of the materials and the schedules for phase II even if that is the scope of the Project Management. Our original contract is PM only for the phase I. It is a bit too long, maybe we can take out 4 months to coincide with the construction of the Phase II.</p>	<p>Considering that you are the existing PM consultant of the Phase I. What will be the advantage of PCMC if we reduce the contract duration of the Project Management services for the Phase II construction? This requirement is made by the end-user, Project Manager and the consultant and the Infrastructure Committee. You want is shorten at the same rate of 9M.</p> <p>Noted. BAC cannot confirm that we can shorten the contract duration. Per cost analysis, it would be advantageous to PCMC if we can maintain the PM at a longer rate instead of reducing the period because for now PCMC has no assurance who will be the contractor for the Phase II. During the construction phase, along the way, unavoidable circumstances will happen may it be internal. Internal circumstances in construction is very critical and this is during this time that the PCMC will be needing the consultant most. The consultant will be the one to assist PCMC on that matter. BAC do not know what the Infracom may say but for BAC will stick to the contract duration.</p>


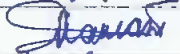







MINUTES OF PRE-BID CONFERENCE

Name of Project / ABC :

ITEM DESCRIPTION	TOTAL AMOUNT (Php)
One (1) Lot Consulting Services for Project Management Services for the Construction of PCMC New Building – Phase II	9,000,000.00

Date / Time : July 1, 2019, 10:30 A.M.

Venue : Audio Visual Room

Present were:		
Name	Designation	Signature
1. Sheila Ann D. Masangkay, MD	BAC Chairperson	
2. Emma A. Mariano, CPA, MGM-ESP	BAC, Vice-chairperson	
3. Marichu D. Battad, MD	BAC Member	
4. Ma. Cristina Estrelin C. Natonton RN	BAC Member	
5. Ellen D. Teves, MHSA	BAC Member	
6. Engr. Daniel E. David	Provisional Member	
7. Engr. Ronnie M. Aurelio	TWG Chairperson	
8. Rigmor R. Dygico, RT	TWG Vice-chairperson	
9. Sheila Irlandez	Clerk III – J.O.	

PROSPECTIVE BIDDER: Eligible and Shortlisted Bidder

Present were:	
Name of Company	Representative/s
1. Oscar R. Ruivivar and Associates (ORRA)	Eng'r. Enrique Cortes
	Rosalia V. Tan
	Jessica E. Sta. Ines

A. Business Matters:

1. This Pre-bid Conference was called to order at 10:45 A.M. and was presided by the BAC Chairperson, Dr. Sheila Ann D. Masangkay;
3. Presentation and clear explanation of the technical and financial requirements to be submitted by the bidder by Ms. Cristina Estrelin Natonton;