



REPUBLIKA NG PILIPINAS  
KAGAWARAN NG KATARUNGAN  
PANGASIWAAN SA PATALAAN NG LUPAIN  
(LAND REGISTRATION AUTHORITY)

East Avenue cor. NIA Road  
Quezon City

**MEMORANDUM**

12 October 2023

FOR : **ALL PROSPECTIVE BIDDERS**

SUBJECT : **BID BULLETIN 1**

FOR : **REHABILITATION OF LRA DORMITORY (10 ROOMS)  
INCLUDING RECEPTION AREA AND DORMITORY LOBBY AT  
CENTRAL OFFICE, QUEZON CITY**

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This Bid Bulletin is hereby issued to all prospective bidders, for their information and guidance, on the submission of their respective proposals for the **Rehabilitation of LRA Dormitory (10 Rooms) including reception area and dormitory lobby at Central Office, Quezon City.**

These changes, revisions, modifications or clarifications shall become an integral part of the Contract and Bidding Documents and shall be taken into account in the submission of the prospective bidders' sealed proposals.

- I. Issue and concerns raised by the Prospective bidders through their written queries were as follows:

**Orientech Construction and Development Corporation**

1. "Item III. Civil Works of Bill of Quantities and Item 8 of Scope of Work

Flush Door, under Item III-Civil Works but as per your scope of work item no. 8, The door that was stipulated was a PVC Door. Which item are we going to consider Flush Door or PVC Door and what size of door?"

**ANSWER:** The PVC Door under item no. 8.0 of the Scope of Work shall be preferred. The measurement shall be the same as the existing dimension.

2. "During our ocular inspection the existing windows to be replaced are 12 sets, as per your BOQ there are only 10 sets. We need your confirmation on these window sets.  
There will be another 6 sets of Roller Blinds for the additional 2 sets of windows."

**ANSWER:** The additional set of windows and corresponding blinds necessary to complete the project shall be included in Item VII of the Bill of Quantities (BOQ).

3. "Item IV. Electrical Works of the Bill of Quantities.

- a. Additional Power Outlet under Item IV Electrical Works. We asked this during the ocular, and we did not get confirmation on this with

Engr Crispin. We need your drawing on this and the location.”

**ANSWER:** The provision for the additional power outlet will be placed at the cabinet’s area once removed.

- b. There is no quantity on your BOQ under the item of Electrical Works, it only specified “1x 18 watts LED Troffer with bulb”

**ANSWER:** The quantity shall be 1 set.

4. “There is no item on your BOQ regarding the removal of Tiles on CR”

**ANSWER:** The removal of tiles in the CR shall be included in Item VII of the Bill of Quantities (BOQ) as indicated on the item no. 13 of the Scope of Works.

5. “We asked about the ceiling in the Hallway of the Dormitory during Ocular as per our conversation we confirmed to Engr Crispin only the damaged portion of the ceiling will be repaired, under Item VI Common Areas.”

**ANSWER:** Only the damaged portion will be replaced/repaired but the whole ceiling shall be repainted as indicated on them item no. 19 of the Scope of Works.

6. “For the Indirect Cost we would like to confirm the pattern of OCM, Profit, and Tax”

**ANSWER:** A new template of the BOQ shall be attached on the Supplemental Bid Bulletin.

### **JEMN Builders**

7. The project has no List of contractor’s key personnel and List of contractor’s major equipment. Are you going to provide the lists or are we going to be the one to put the key personnel and equipment depending on the need of the project?

**ANSWER:** The list of key personnels shall be as follows:

<b>Personnel</b>	<b>Min. No.</b>	<b>Job Description</b>	<b>Work Experience</b>
Project Engineer	1	Full time from initiation of site mobilization activities up to final acceptance of the works	Duly licensed to practice their respective professions, with at least three (3) years-experience in their fields of specialization
Skilled Workers (Painter, Carpenter)	2	Full time	Building carpenters and painters (Finishing)
Project Foreman	1	Full time	With at least three (3) years of experience in

			construction
Mason	1	Fulltime	With at least one (1) year experience in masonry and tile-setting
Laborers	6	Fulltime	None required

As for the list for major equipment, no further instructions shall be given.

II. Other amendments and clarifications:

The new format of the Bill of Quantities is hereby attached in this Supplemental Bid Bulletin.

Please be reminded that all queries after the release of this Bid Bulletin will not be entertained. All provisions, conditions and statements in the bidding documents inconsistent with this Bid Bulletin are either modified or rendered ineffective, as the case may be.

End of Bid Bulletin No. 1 **Rehabilitation of LRA Dormitory (10 Rooms) including reception area and dormitory lobby at Central Office, Quezon City.**

*Issued on 12 October 2023*

**BIDS AND AWARDS COMMITTEE FOR INFRASTRUCTURE**

**ATTY. TRISTAN E. DE GUZMAN**  
Chairperson, LRA-BAC