



LRA BAC INFRASTRUCTURE RESOLUTION NO. 2023-30

**DECLARING KAEL CONSTRUCTION AND SUPPLY AS THE SINGLE
CALCULATED AND RESPONSIVE BID (SCRB) TO LRA'S COMPETITIVE
BIDDING FOR THE DESIGN AND CONSTRUCTION OF REGISTRY OF
DEEDS BUILDING OF ALAMINOS, PANGASINAN**

WHEREAS, the Land Registration Authority, through the LRA Bids and Awards Committee on Infrastructure, pursuant to the provision of Republic Act No. 9184, invited bidders through posting in the LRA and Philippine Government Electronic Procurement System (PhilGEPS) websites on 28 September 2023, for the **Design and Construction of Registry of Deeds Building of Alaminos, Pangasinan** with an Approved Budget by the Contract (ABC) in the amount of **ELEVEN MILLION SEVEN HUNDRED FOURTEEN THOUSAND SEVEN HUNDRED NINETY-SEVEN PESOS AND 50/100 (Php 11,714,797.50), VAT Inclusive;**

WHEREAS, the Pre-Bid Conference was conducted on 11 October 2023 at the LRA Conference Room with the following prospective bidders: **1) Kirskat Venture; 2) Prince Johan Iron Works and Construction; 3) San Lazaro Construction (Online); 4) RM Mangubat Construction (Online); 5) Jobel Enterprise (Online); and 6) T2B3 Builders (Online).**

WHEREAS, two (2) prospective bidders purchased the bid documents to wit: **1) Kirskat Ventures; and 2) Kael Construction and Supply;**

WHEREAS, before 08:30 AM of the 06 November 2023 deadline, two (2) sealed envelopes were received by the BAC-Secretariat for Infrastructure, to wit: **1) Kirskat Ventures; and 2) Kael Construction and Supply**

WHEREAS, both sealed envelopes were consecutively opened and presented during the LRA-BAC (Infra) meeting, called for the purpose, on 06 November 2023 at the LRA Conference Room;

Bidders	TECHNICAL ENVELOPE	FINANCIAL ENVELOPE	Total Bid Price (Vat Inclusive)	Rank
Kirskat Ventures	PASS	PASS	Php 9,130,454.18	1
Kael Construction and Supply	PASS	PASS	Php 10,682,000.00	2

WHEREAS, per preliminary evaluation of the BAC-TWG for Infrastructure using a non-discretionary "pass / fail" criterion, the two (2) bidders were in full compliance with all the eligibility and technical components and financial component;

WHEREAS, per detailed evaluation of the BAC-TWG for Infrastructure, only one (1) bidder was in full compliance with all the eligibility and technical components and financial component;

Bidders	Total Bid Price (Vat Inclusive)	Total Calculated Price (Vat Inclusive)	Rank
Kael Construction and Supply	Php 10,682,000.00	Php 10,706,778.26	1
Kirskat Ventures	-	-	-

WHEREAS, the bidder, **Kirskat Ventures**, failed the eligibility requirements due to the following reasons, *to wit*:


- a. Did not include principal architect for the design phase;
- b. The notary public who notarized the Omnibus Sworn Statement and Bid Securing Declaration has no signature;
- c. There were no detailed estimates. The contractor only submitted a generic cost estimate. It failed to indicate the Detailed Estimates for this particular project;
- d. Non-submission of Geotechnical investigation – not indicated either in the Bill of Quantities or the Detailed Estimates Form;
- e. No detailed design and architectural design;
- f. Did not include furnitures and fixtures; and
- g. List of key personnel for the design and construction was too generic – did not indicate the specific personnel who will be deployed for each project.


WHEREAS, the BAC-TWG for Infrastructure, proceeded to conduct the Post Qualification Evaluation on 13 November 2023 to the second lowest bidder, **Kael Construction and Supply** having passed the Detailed Evaluation. Subsequently, on 28 November 2023 the BAC-TWG for Infrastructure submitted the Post Qualification Report recommending that **Kael Construction and Supply** passed the technical and financial requirements as well as the criteria for post qualification;

NOW THEREFORE, for and in consideration of the foregoing. The Chairperson and Members of the Bids and Awards Committee on Infrastructure, RESOLVE as it is hereby RESOLVED to:

1. DECLARE the bid of **Kael Construction and Supply** as the **Single Calculated and Responsive Bid (SCRB)**; and
2. RECOMMEND the Award of Contract for the **Design And Construction Of Registry Of Deeds Building Of Alaminos, Pangasinan**, to **Kael Construction and Supply** with a calculated bid price amounting to **TEN MILLION SEVEN HUNDRED SIX THOUSAND SEVEN HUNDRED SEVENTY-EIGHT PESOS AND 26/100 (Php 10,706,778.26)**, VAT Inclusive.

RESOLVED this 4th day of December 2023 at the Land Registration Authority, Quezon City.


ENGR. CRISPIN O. DE LUNA
End User


MS. MARILYN C. CUSTODIO
Member


ENGR. GLORIETA P. LACAMBRA
Member


ENGR. MARY ANNE M. MORTEL
Member


MR. ANGELO CHRIS LUIS M. DELLOSA
Vice-Chairperson


ATTY. TRISTAN E. DE GUZMAN
Chairperson

Approved/Disapproved:


GERARDO PANGA SIRIOS
Administrator

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