



REPUBLIKA NG PILIPINAS  
KAGAWARAN NG KATARUNGAN  
**PANGASIWAAN SA PATALAAN NG LUPAIN**  
**(LAND REGISTRATION AUTHORITY)**  
East Avenue cor. NIA Road, Diliman, Quezon City

**SPECIAL BIDS AND AWARDS COMMITTEE (BAC)**  
**MINUTES OF THE MEETING**  
Pre-Bid Conference  
**(Supply, Delivery, Installation, Configuration, Testing,  
and Commissioning of a Data Center)**  
4<sup>th</sup> Floor, Conference Room  
28 November 2024 @ 10:00 AM

Attendees:

**BAC MEMBERS**

1. Atty. SALVALENTE THADDEUS B. ELIZALDE, *Chairperson*
2. Atty. RONALD A. RICABLANCA, *Vice Chairperson*
3. Atty. CHRISTIAN EMERSON V. GERMAN, *Member*
4. Atty. ROSEMARIE L. KHOLOMA, *Member*
5. Atty. PAOLO ERIC B. TAMAYO, *Member*

**TECHNICAL WORKING GROUP**

1. Mr. NESTOR I. MISALUCHA, *Head*
2. Atty. JAYFERSON F. MEDRANO, *Assistant Head*
3. Ms. CHRISTINA V. PAGTULINGAN, *Member*
4. Mr. KRISTIAN MALVIN B. SALCEDO, *Member*
5. Mr. ERIC JAY T. ILANO, *Member*
6. Ms. PAULINE JOY M. BICERA, *Member (via Zoom)*

**SECRETARIAT**

1. Mr. ANTHONY BRANDON G. JUAN, *Assistant Head, Secretariat*
2. Mr. JUSTINE EDWARD H. HAPA, *Member*
3. Ms. BERNADETTE D. URAGA, *Member*
4. Ms. GRACE-ANN A. LICO, *Member*

**ABSENT/ON LEAVE**

1. Atty. ALYANNA LOUISE B. MENDOZA

**OBSERVERS**

1. None

**PROSPECTIVE BIDDERS**

1. DANIEL JUAN - Ardent Networks Inc.
2. KRISHIA BERNALES - Ardent Networks Inc.
3. MERILYN CANDIDO - Microgenesis Software Inc.
4. MELAH VILLAMIN - Microgenesis Software Inc.
5. LINUS ANTONIO - Ebizolution Inc.
6. JHONYL BALDOSTANION - GOCOM Systems and Solutions Corp.
7. RODEL CONCEPCION - GOCOM Systems and Solutions Corp.



8. JESTONI ALARCON - Philcox Philippines Inc.
9. JERRY DOMINADO - Microgenesis Business Systems
10. CARL DIMAYUGA - Microgenesis Business Systems
11. RANDAL ROGELIO EVANGELISTA - Land Registration Systems Inc.
12. CHRIS IGAY - Land Registration Systems Inc.
13. AIRENE CARLOS - Infobahn Communications Inc.
14. JOSE P. BALLEENICO
15. BRYAN VALENCIA - Superserve Corporation
16. MIRASOL FAJARDO - iSolutions Int. Inc.
17. MIGUEL PILAPIL - iSolutions Int. Inc.
18. JOHN CARL DESPI - Ebizolution Inc.
19. LAWRENCE PASCUA - Ebizolution Inc.
20. BRYANNE SALONGA - iSolutions Int. Inc.
21. ROLL GUIJO JAVIER - Microgenesis Business Systems
22. RONA DEMETRIA - Land Registration Systems Inc.
23. ERNEST CAMARILLO - Land Registration Systems Inc.

Agendum	Discussion Points	Action Items
<b>Call to Order</b>	<p><b>Speaker:</b> Atty. Elizalde</p> <ul style="list-style-type: none"> <li>● Apologized for the late start of the meeting.</li> <li>● Welcomed participants and acknowledged their intent to bid.</li> <li>● Turned over the floor to Mr. Juan.</li> </ul>	
<b>Opening Remarks and Presentation</b>	<ul style="list-style-type: none"> <li>● <b>Speaker:</b> Mr. Juan, Assistant Head for Special BAC Secretariat <ul style="list-style-type: none"> <li>○ Officially welcomed participants to the pre-bid conference.</li> <li>○ Briefed participants on the scope of the project: supply, delivery, installation, configuration, testing, and commissioning of a data center.</li> <li>○ Mentioned the approved budget of PHP 272 million and the availability of bid documents on PhilGEPS, the LRA website, and a shared Google Drive.</li> </ul> </li> </ul>	
<b>Key Dates and Submission Guidelines</b>	<ul style="list-style-type: none"> <li>● <b>Posting of Bid Documents:</b> November 20, 2024 (officially reflected after 24 hours of initial posting on November 19).</li> <li>● <b>Written Queries Submission Deadline:</b> November 28–29, 2024 (until 12:00 NN).</li> <li>● <b>Posting of Supplemental Bid Bulletin:</b> December 3, 2024.</li> <li>● <b>Submission of Bids:</b> December 10, 2024, at 9:00 AM.</li> <li>● <b>Bid Opening:</b> December 10, 2024, at 10:00 AM.</li> </ul>	

	<p><b>Submission Process:</b></p> <ul style="list-style-type: none"> <li>● Bids must be submitted in two envelopes: <ul style="list-style-type: none"> <li>○ <b>Technical Component</b></li> <li>○ <b>Financial Component</b></li> </ul> </li> <li>● Each envelope must have original copies and two duplicate copies (labeled as Copy 1 and Copy 2).</li> <li>● All bids must be properly labeled, including: <ul style="list-style-type: none"> <li>○ Name of the contract</li> <li>○ Name and address of the bidder</li> <li>○ Name of the procuring entity</li> </ul> </li> </ul> <p><b>Supplemental Guidelines:</b></p> <ul style="list-style-type: none"> <li>● Written queries only, addressed to <a href="mailto:spbac.secretariat@lra.gov.ph">spbac.secretariat@lra.gov.ph</a>.</li> <li>● Bid documents can be purchased at the LRA building (cashier located at the One-Stop Shop during office hours).</li> </ul>	
<b>Project Overview</b>	<p><b>Speaker:</b> Atty. Elizalde</p> <ul style="list-style-type: none"> <li>● Highlighted the purpose of the data center to house essential information related to collaterals or properties encumbered under a security guarantee agreement.</li> <li>● Explained that the system aims for efficiency and will involve bank and non-bank institutions, cooperatives, and lending companies.</li> </ul> <p><b>Technical Specifications</b></p> <ul style="list-style-type: none"> <li>● <b>Speaker:</b> Atty. Ricablanca <ul style="list-style-type: none"> <li>○ Asked if there were any questions regarding the technical descriptions.</li> <li>○ Noted that the technical specifications span over 30 pages.</li> <li>○ Reminded participants to submit official inquiries to Special BAC email address.</li> </ul> </li> </ul>	
<b>Acknowledgment of Participants</b>	<p><b>Speaker:</b> Atty. Elizalde</p> <ul style="list-style-type: none"> <li>● Acknowledged attendees and confirmed they had downloaded the bid documents.</li> <li>● Noted that invitations were sent to observers, including the Makati Business Club, Philippine Institute of Certified Public Accountants, and Commission on Audit, but none of the invitees attended.</li> </ul>	
<b>Open Forum</b>	<ul style="list-style-type: none"> <li>● <b>Facilitator:</b> Atty. Elizalde</li> </ul>	



	<ul style="list-style-type: none"> <li>○ Opened the floor for questions or concerns.</li> <li>○ Stated that queries could be addressed immediately or referred to relevant authorities.</li> </ul> <p><b>No inquiries or clarifications were raised by participants.</b></p>		
<b>Adjournment</b>	<p><b>Speaker: Atty. Elizalde</b></p> <ul style="list-style-type: none"> <li>● Concluded the meeting after confirming there were no further questions.</li> <li>● Thanked participants for attending.</li> </ul>		

Prepared by:

**Mr. JUSTIN EDWARD M. HAPA**  
Member, LRA SPBAC Secretariat

Reviewed by:

**Mr. ANTHONY BRANDON G. JUAN**  
Assistant Head, LRA SPBAC Secretariat

Approved by:

**Atty. SALVALENTE THADDEUS ELIZALDE**  
Chairperson, LRA SPBAC