



LRA-SPECIAL BAC RESOLUTION NO. 2024-14

RECOMMENDING THE TERMINATION OF CONTRACT

WHEREAS, the Land Registration Authority (LRA), through the LRA Special Bids and Awards Committee (LRA-SPBAC), pursuant to Section 53.5, *Agency-to-Agency*, of the Revised Implementing Rules and Regulations (IRR) of Republic Act (R.A.) No. 9184 and GPPB Resolution No. 05-2010 dated October 29, 2010 which provides for the procurement and of printing of accountable forms and sensitive high quality / volume printing requirements shall only be undertaken by recognized government printers, namely: Bangko Sentral ng Pilipinas (BSP), National Printing Office (NPO), and APO Production Unit, Inc (APO) with an Approved Budget for the Contract (ABC) in the amount of **Ten Million Pesos Only (PHP 10,000,000.00), VAT inclusive.**

WHEREAS, on 19 June 2024, the LRA-SPBAC sent a Request for Quotation to the three (3) Recognized Government Printers (RGPs) mandated to handle the printing of accountable forms of government agencies for the **Printing, Supply, and Delivery of Transaction Claim Stub (TCS) Accountable Forms Paper.**

WHEREAS, on 24 June 2024, the National Printing Office (NPO) and APO Production Unit, Inc. (APO) submitted their quotations in sealed envelopes, while the Bangko Sentral ng Pilipinas (BSP) opted not to submit its quotation for this project;

WHEREAS, in the course of the evaluation of the quotations submitted, the following results were obtained:

Servicing Agency	Technical Specifications Compliance	Quotation Offered
1. National Printing Office (NPO)	PASSED	PHP 9,750,000.00
2. APO Production Unit Inc. (APO)	FAILED Submitted a total bid price which exceeds the Approved Budget for the Contract (ABC) and failure to include a Sample Paper as a requirement.	PHP 21,280,000.00

WHEREAS, the LRA-SPBAC Technical Working Group (TWG) conducted a detailed evaluation of the submitted documents where it yielded the following results:

Servicing Agency	Quantity	Unit Price	Total Bid
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			Price
1. National Printing Office (NPO)	5,000,000 pieces	PHP 1.95	PHP 9,750,000.00
2. APO Production Unit Inc. (APO)	5,000,000 pieces	PHP 4.256	PHP 21,280,000.00

WHEREAS, the offer of NPO is deemed to be more advantageous to the government as the same is the SCRQ;

WHEREAS, the LRA-SPBAC has determined that the recommendation of the LRA-SPBAC TWG is in strict compliance with Republic Act (RA) No. 9184 and its 2016 Revised Implementing Rules and Regulations. Consequently, a Notice of Award dated 27 June 2024 was issued to NPO, which was duly accepted on 28 June 2024.

WHEREAS, following the awarding of the project to NPO, a Memorandum of Agreement was executed between the LRA and NPO on 8 July 2024.

WHEREAS, pursuant to the agreement, a Notice to Proceed was issued by this Authority. Subsequently, the Property and Supply Section (PSS) issued a Purchase Order, which NPO duly accepted on 15 July 2024.

WHEREAS, the PSS submitted a letter dated 10 December 2024, stating that this Authority no longer needed the transaction claim stub accountable forms paper. Attached herewith as Annex "A".

WHEREAS, Section 41 of the IRR of RA No. 9184, also referred to as the "reservation clause" authorizes the HoPE to reject any and all bids, declare a failure of bidding, or not award the contract if any of the following situations exist:

Xxx

Xxx

c) For any justifiable and reasonable ground where the award of the contract will not redound to the benefit of the Government as follows: (i) **if the physical and economic conditions have significantly changed so as to render the project no longer economically, financially or technically feasible as determined by the head of the procuring entity;** (ii) **if the project is no longer necessary as determined by the head of the procuring entity;** and (iii) if the source of funds for the project has been withheld or reduced through no fault of the procuring entity.

WHEREAS, this Authority intended to procure the printing, supply, and delivery of claim stub due to a shortage of judicial forms from the original supplier of the LRA, the Bangko Sentral ng Pilipinas, which encountered production issues. In light of this shortage and the urgent need for judicial forms, this Authority opted for an alternative solution by utilizing transaction claim stub accountable forms paper as a temporary substitute for the judicial forms. Consequently, this necessitated the procurement of

the Printing, Supply, and Delivery of transaction claim stub accountable forms paper.

WHEREAS, in view of the letter dated 10 December 2024, in which the PSS has stated that there was ample supply of judicial forms, it appears that the provisioning of temporary solution of using transaction claim stub accountable forms paper is no longer necessary. Consequently, this Authority can revert to the standard forms provided by the Bangko Sentral ng Pilipinas and terminate the contract for the Printing, Supply and Delivery of transaction claim stub accountable forms paper with the National Printing Office.

NOW THEREFORE, We, the members of the LRA-SPBAC, hereby RESOLVE to TERMINATE THE CONTRACT with National Printing Office for the **Printing, Supply, and Delivery of Transaction Claim Stub (TCS) Accountable Forms Paper**.

RESOLVED this 26 December 2024, at the Land Registration Authority, Quezon City.


Atty. CHRISTIAN EMERSON V. GERMAN

Member


Atty. ROSEMARIE L. KHOLOMA

Member


Atty. PAOLO ERIC B. TAMAYO

Member


Atty. RONALD A. RICABLANCA

Vice-Chairperson


Atty. SALVALENTE THADDEUS B. ELIZALDE

Chairperson

Approved:


GERARDO PANGA SIRIOS

Administrator

RESOLUTION No. 2024-14



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

10 December 2024

HON. GERARDO PANGA SIRIOS
Administrator
This Authority

THRU: The SPECIAL BIDS AND AWARD COMMITTEE (SPBAC)
This Authority

Dear Administrator Sirios:

Greetings!

This has reference to the procurement for the printing, supply, and delivery of Five Million (5,000,000) pieces of **TRANSACTIONAL CLAIM STUB (TCS) ACCOUNTABLE FORMS PAPER** under P.O. No. S-025-07-2024 pursuant to LRA-Special BAC Resolution No. 2024-008.

Anent thereto, we respectfully inform your Good Office that the issuance by you of a Memorandum dated 15 October 2024 in regard to the use of the **CBS1 SENSTIZED SECURITY PAPER** for Registry transactions and DAR-SPLIT transactions has optimized the provisioning of title forms to the Registries of Deeds. Also, on record is a letter from Atty. Sarah Severina C. Curtis, Director, Banknotes and Securities Production Management Department, Bangko Sentral ng Pilipinas, dated 27 September 2024, which attest to the delivery of judicial forms to this Authority which, while ongoing, show a sufficiency in the number of judicial forms on hand. More, the delivery of One Million (1,000,000) pieces of **CBS1 SENSTIZED SECURITY PAPER** was completed on 30 October 2024. Likewise, the delivery of the Y2024 order of 4.050M pieces of Philaris Judicial Title Forms commenced on 12 November 2024, of which 1,450,071 pieces were already delivered to the Property and Supply Section, this Authority.

Below is the table of balances and deliveries of title forms:

	<u>Qty</u>	<u>Status</u>	<u>Delivery Period</u>
<u>CBS1 Order</u>	1,000,000		Sept '24 to Oct '24
● Deployed	<u>755,0000</u>		
● <i>Balance-on-hand</i>	244,000	<i>as of 09 Jan 2025</i>	
<u>PJTF (Y2024) Order</u>	4,050,000		Nov '24 - Aug '25
● <i>Delivered</i>	1,450,011	<i>as of 17 Dec 2024</i>	



Total on Balance on Hand **1,694,511** as of 07 Jan 2025

PJTF (Y2025) Order

4,900,000

To commence on
Sept '25

In view of the foregoing, it is respectfully recommended that **P.O. No. S-025-07-2024** and the **MEMORANDUM OF AGREEMENT** for the **PRINTING, SUPPLY, AND DELIVERY OF TRANSACTIONAL CLAIM STUB (TCS) ACCOUNTABLE FORMS PAPER** be rescinded mutually by the Land Registration Authority (LRA) and the National Printing Office (NPO). This recommendation is in consideration of the fact that the total quantity of the CBS1 balance-on-hand as of 07 January 2025, the Y2024 and the Y2025 Orders is projected to last until 24 October 2026.

Attached is a machine copy of the letter of *Atty. Curtis*, dated 27 September 2024, for your perusal.

For His Honor's consideration and approval. Thank you.

Respectfully,


ROBERT PAUL REMEGIO T. ANCHETA
Chief, Property and Supply Section

Attachment: As stated