

Request for Proposal

Consulting Services for the Appraisal of Al-Amanah Islamic Investment Bank of the Philippines (AAIIBP) Property in Tawi-Tawi and General Santos City; Carruf Development Coporation Properties in Roxas Blvd., Malate, Manila ; Central Bank -Board of Liquidators (CB-BOL) Properties in Antipolo, Batangas and Pasay City; Elorde Sports Tourism and Development Corporation (ESTDC) Property in Parañaque City; Emmanuel Community Hospital, Inc. (EHCI) Properties in Tondo, Manila; National Housing Authority (NHA) Properties in Tala, Caloocan City; Peninsula Development Bank (PENBANK) Properties in Camarines Norte; and Selectra Electronics Corporation Properties in Tanay, Rizal

Solicitation No. PMO-22-15

1. The Privatization and Management Office is a government agency mandated to take title to and possession of, conserve, provisionally manage and dispose of government assets and other properties.
2. The PMO intends to procure and engage the services of an Appraisal Firm in the determination of the Fair Market Value (FMV) and Fair Rental Value (FRV) of the Al-Amanah Islamic Investment Bank of the Philippines (AAIIBP) Property in Tawi-Tawi and General Santos City; Carruf Development Coporation Properties in Roxas Blvd., Malate, Manila ; Central Bank -Board of Liquidators (CB-BOL) Properties in Antipolo, Batangas and Pasay City; Elorde Sports Tourism and Development Corporation (ESTDC) Property in Parañaque City; Emmanuel Community Hospital, Inc. (EHCI) Properties in Tondo, Manila; National Housing Authority (NHA) Properties in Tala, Caloocan City; Peninsula Development Bank (PENBANK) Properties in Camarines Norte; and Selectra Electronics Corporation Properties in Tanay, Rizal as listed in Section A of the Terms of Reference using appropriate valuation methodologies.
3. The Approved Budget for the Contract **Six Hundred Fifteen Thousand Four Hundred Thirty-Two Pesos (Php615,432.00)**, inclusive of all applicable taxes and fees.

Item	Asset Name	Approved Budget
1	Al-Amanah Islamic Investment Bank of the Philippines (AAIIBP) - Bongao, Tawi-Tawi	Php105,432.00
2	Al-Amanah Islamic Investment Bank of the Philippines (AAIIBP) - Brgy. Dadiangas West, General Santos City	Php44,180.00
3	Carruf Development Corporation	Php40,440.00
4	Central Bank -Board of Liquidators (CB-BOL) - Brgy. Sta. Cruz, Antipolo City	Php65,860.00

5	Central Bank -Board of Liquidators (CB-BOL) - Brgy. 2 Zone I, Cuyegkeng, Pasay City	Php24,260.00
6	Central Bank -Board of Liquidators (CB-BOL) - Brgy. Butucan, Nasugbu, Batangas	Php81,360.00
7	Elorde Sports and Tourism Development Corp. (ESTDC)	Php24,760.00
8	Emmanuel Community Hospital, Inc. (ECHI)	Php42,600.00
9	National Housing Authority (NHA)	Php67,500.00
10	Peninsula Development Bank	Php86,360.00
11	Selectra Electronics Corp.	Php32,680.00
	TOTAL	Php615,432.00

Separate proposals on a per item basis must be submitted.

4. The Consultant must have the following qualifications:
 - a. Should have at least five (5) years of experience in real estate appraisal;
 - b. Must be able to assign a licensed Real Estate Appraiser with at least ten (10) years of experience in appraisal works as Team Leader for the project, and;
 - c. Must be registered online with the Philippine Government Electronic Procurement System (<http://www.philgeps.gov.ph>) as a legitimate service provider for government requirements.
5. The detailed responsibilities and deliverables for this Project are in the attached Terms of Reference.
6. The Consultant shall be evaluated using the Quality Based Evaluation (QBE) procedure. The criteria and rating for the selection of the winning consultant are as follows:

Evaluation Criteria	Score
A. Applicable experience of the Consultant	35%
B. Qualification of personnel who shall be assigned to the project	35%
C. Plan of Approach and Project Methodology	30%
TOTAL SCORE	100%

7. The Consultant is required to submit the following technical documents in a sealed envelope as basis for evaluation:
 - i. Valid and current Mayor's/Business Permit (city or municipal)/Municipal License, where the principal place of business of the prospective bidder is located.
 - ii. PHILGEPS Registration Number


- iii. Omnibus Sworn Statement. Notarized Omnibus Sworn Statement to be submitted when contract is awarded.
- iv. Curriculum Vitae of the Firm, using prescribed form (Annex A)
- v. Curriculum Vitae (CV) for Proposed Team Leader, using prescribed form (Annex B)
- vi. Description of the Methodology and Work Plan, using prescribe form (Annex C)

Note : *Certificate of Platinum Membership* issued by PhilGEPS may be submitted in lieu of Mayor's Permit and PhilGEPS Registration Number.

- 8. The Consultant is also required to submit its Financial Proposal using the prescribed form (Annex D) in a separate sealed envelope. The Financial Proposal shall not exceed the approved budget for the Contract (ABC) and shall be deemed to include the cost of all taxes, duties, fees, levies and other charges imposed under applicable laws.

Proposals received in excess of the ABC shall be automatically rejected.

- 9. The contract shall be effective from the date stated in the Notice to Proceed (NTP) and until the full delivery of the requirement and acceptance by the PMO is accomplished by the Consultant.
- 10. The Proposal composed of the aforecited documentary requirements, and the Financial Proposal must be submitted to the PMO-BAC Secretariat, on or before 5:00 p.m., MARCH 16, 2022 at the Ground Floor, Privatization and Management Office, 104 Gamboa Street, Legaspi Village, Makati City. The proposal shall be addressed to **MARIA LIRIO A. ZABALA, PMO-BAC Chairperson.**
- 11. The PMO reserves the right to accept or reject any and all proposals, annul the procurement process or not award the contract at any time prior to contract award, without thereby incurring any liability to the affected Consultant.
- 12. For further information, your office may contact PMO-BAC Secretariat at BAC@pmo.gov.ph or at telephone number (02) 8893-7096 (from Monday to Friday, _____) starting MARCH 9, 2022


MARIA LIRIO A. ZABALA
Chairperson, PMO-BAC