



50 The pre-bid conference for the Procurement of Services of Third-Party Real  
51 Estate Appraisers for Various PSALM Real Estate Assets for CY 2021 for Lots 1 and 2  
52 (the “Projects”), held via ZOOM Cloud Meetings APP, was called to order at 10:07  
53 AM on 19 February 2021, and was presided by the BAC Vice Chairperson, Mr. Abner  
54 B. Tolentino.

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56 **1. Business Matters:**

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58 The BAC Chairperson asked the BAC Secretariat if there is a quorum, to  
59 which the BAC Secretariat replied in the affirmative.

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61 The BAC Secretariat informed the BAC that invitations to observe the  
62 proceedings, including the zoom details, were sent to the Commission on Audit and  
63 other observers from the private sector and non-government organization,  
64 however, no observers attended the pre-bid conference except from the OPCEO  
65 and Legal representatives.

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67 The BAC Chairperson introduced the members of the BAC and TWG and  
68 acknowledged the presence of the representatives of the interested Bidders from  
69 Lineage Valuation and Allied Services Corporation and Colliers International.

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71 Also, the BAC Chairperson mentioned that the purpose of this Pre-bid  
72 Conference is to clarify and address bidder’s questions to fully understand the  
73 bidding requirements. Further, the BAC Chairperson clarified that any statement  
74 issued during the pre-bid conference shall not modify the terms of the bidding  
75 documents unless made in writing and issue through a Supplemental Bid Bulletin.

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78 The BAC then proceeded with the pre-bid conference.

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80 **2. Presentation of the Bidding Document and Clarification from the Bidder**

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82 ○ The TWG presented and discussed the Bidding Documents.
- 83  
84 ○ Ms. Ramos from Colliers International inquired on the documents needed for  
85 the appraisal and the TWG responded that the bidders will be provided with  
86 the necessary documents as well as the letter of authority for the bidders to  
87 access the site.
- 88  
89 ○ The BAC added that, there will be a kick-off meeting with the winning  
90 bidder prior to the conduct of appraisal field work to discuss the  
91 requirements of the appraisal and the scope of services. During the said  
92 meeting, the PSALM counterpart representatives will provide the available  
93 information with regard to the concerned properties.
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95 ○ The BAC clarified that submission of both the BSP and SEC should either be a  
96 certification or an accreditation.
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- 98 ○ On the submission of the financial bid, the BAC also clarified that bidders  
99 should not leave the space blank. It should be filled-in as zero (0) or a dash  
100 (-), ~~otherwise so~~ it will not be an incomplete submission and will result in  
101 disqualification. The BAC reiterated of the “pass/fail” criterion, that is,  
102 presence or absence of documents.  
103
- 104 ○ The BAC advised the Bidder to read carefully Annex “A” of the Bidding  
105 Documents regarding the electronic/online submission because many  
106 submissions in the past encountered problems especially when it comes to  
107 opening the files/documents using the password. Bidders were advised to  
108 double-check their submissions before uploading the same in the electronic  
109 bid submission.  
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113 **3. Adjournment:**

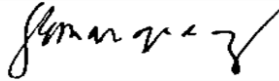
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115 There, having no further clarifications from the Bidders and other matters to be  
116 discussed, the pre-bid conference was adjourned at 11:57 AM.

Prepared by:

Reviewed by:



**CAESAR R. ANTONIO**  
BAC Secretariat Member



**LEONARD E. MARQUEZ**  
BAC Secretariat Head

Approved by:



**ABNER B. TOLENTINO**  
BAC Vice Chairperson