

# NATIONAL DEVELOPMENT COMPANY

116 Tordesillas St., Salcedo Village, Makati City

## PUBLIC BIDDING FOR THE SITE DEVELOPMENT WORKS OF THE NDC INDUSTRIAL ESTATE (NDCIE) PROJECT

### MINUTES OF PRE-BID CONFERENCE

March 4, 2019, 2:00 PM

6<sup>th</sup> Floor Conference Room, NDC Building

Present were:

#### **NDC BAC Members:**

AGM Lilia L. Arce  
AGM Saturnino H. Mejia  
Atty. Rhoel Z. Mabazza  
Jonathan C. Eugenio  
Velayda M. Buenaventura

#### **NDC BAC Secretariat:**

Rommel R. Serrano  
Johnierey A Cueto  
Rowena R. Roseos

#### **NDC Technical Consultant:**

Frumencio T. Tagulinao

#### **Prospective Bidders Representatives:**

Joel A. Jariel	-	Asia Tech
Nicomedes Agasa	-	Asia Tech
Albert Ramos	-	C.T. Consigna Constuction Corp
Roycelyn Mae Pano	-	Verzontal Builders, Inc.
Mary Kris Marasigan	-	Verzontal Builders, Inc.
Reynalyn Joy Paraiso	-	Verzontal Builders, Inc.
Lourdes Cordura	-	Montevista Construction Corp.
Manuel Talusan	-	Montevista Construction Corp.
Estelito Cabo	-	R.M.M.C
Elmer Sambo	-	Werr Corp. Int'l.
Roger C. Cas	-	Werr Corp. Int'l.
Joy Gonzales	-	Schema
Amen M. Soto	-	Home Const. Inc.
Robert Donoy	-	Davao Rock Mixer

The Pre-Bid Conference for the above-mentioned project was called to order at 2:00 p.m. on March 4, 2019 and presided by the BAC Chairperson, AGM Lilia L. Arce.

The following matters were taken up:

1. The salient information on the NDCIE Project was presented and discussed by the NDC Technical Consultant, Engr. Frumencio T. Tagulinao, as follows:

- Total land area to be developed is approximately 19.2 hectares
- Developed area is about 15-16 hectares, wherein the largest area is approximately 1.3 hectares and the smallest area is approximately 0.6 hectares.
- Location of the Admin Complex, Sewage Treatment Plant and Drainage Outfall were described in the presentation.
- On the Site Grading Plan, the red-shaded area has no site grading works to be done, but clearing and grubbing are necessary. The rest of the area will be subjected to cut and fill at approximately 100,000 cu. m. volume of cut/fill.
- Road design follows the DPWH design with 9 inches or 230 mm thick. Total length is approximately 1.15 kms.
- Admin Building area is about 150 sq. m.
- Water supply will come from the First Cavite Industrial Estate (FCIE). However, the Contractor shall rehabilitate two abandoned deep wells (DW #5 and DW#7) and reinstall XLPE Cable from DW#8 to generator in Pump Complex #3. Every lot has a pipe-tapping point. Permits for the deep wells to be installed will be re-applied at the NWRB. NDC will file the application but the Contractor shall work for its approval. Pump Complex No. 3 will supply water for the NDCIE Project. The subcontractors for the STP, generators, deep wells and installation of pumps must be named, and their eligibility requirements shall be part of the bid documents.
- The Sewage Treatment Plant (STP) is a Sequencing Batch Reactor (SBR) type and has a capacity of 800 cu. m. The STP has a 2-phase development. All the civil works for both phases shall be done in parallel. Only the mechanical works for the 2<sup>nd</sup> phase can be done later on. The costs for both phases are included in the Approved Budget for the Contract (ABC). The sewage flow is through gravity up to the lifting station at the siltation tank.
- Perimeter fence has two types of design. One type (Type A) is specific along the residential area and the other is along the open area (Type B).

Attached, is a copy of the power point presentation.

2. The Contractor will need a Subcontractor for the STP to do the 800 cu.m. capacity SBR type and the supply of equipment. No particular brand of STP equipment is required but it must follow the given technical specifications. Likewise, the Contractor may need a Subcontractor for the electro-mechanical and supply of equipment for the Deep Wells, Generators and Pumps. The prices of the subcontracted works are important to be quoted from prospective suppliers in order to avoid guessing on the bidder's costs. The Subcontractors'

eligibility requirements shall be included in the bid documents to be submitted by the bidder. No specific brands for the supply of equipment but they should pass the technical specifications.

NDC BAC clarified that the Contractor is allowed to subcontract up to 100% for the following works:

- a. Design and construction, supply/installation of electro-mechanical works, and testing and commissioning of Sewerage Treatment Plant (STP);
- b. Construction and testing and commissioning of Deep Wells; and
- c. Supply/installation and testing and commissioning of electro-mechanical works for deep well pump stations; and
- d. Construction of generator house, and supply and installation, testing and commissioning of generator set

If the Contractor has the capability to do any or all of the above-listed subcontract works, it is not mandatory to obtain a subcontractor. The Contractor, however, should be able to show a proof that it is capable to do any or all the above subcontract works.

3. It was raised that the Bid Documents cannot be downloaded from the PhilGEPS because the file is allegedly not supported. NDC BAC informed that it was uploaded in PhilGEPS in a PDF file format. Other attendees admit that there are problems in uploading and downloading of files in the PhilGEPS because of congestion. NDC BAC agreed to provide the e-files of the bid documents to the attendees with USB. Those who have no USB may come later to obtain the e-files.
4. NDC BAC informed that the participants have the time until March 11, 2019 to request for clarifications. NDC BAC will issue a reply, in general, thru Bid Bulletin by March 15, 2019. Deadline for submission of Bids will be on March 25, 2019 at 1:00pm (8<sup>th</sup> Floor NDC Clock).
5. On the question if NDC requires Allowable Range of Contract Costs (ARCC), the NDC BAC Chairperson replied that NDC requires PCAB License of at least Category AA. The said category has an ARCC of at least Large A which is allowed to participate in bidding for projects up to 450 Million in contract cost. NDC BAC informed that only the PCAB License of at least Category AA was required, since the said license level is already allowed to bid within the range of the NDCIE Project cost at P190.375M.
6. PCAB License is not required from the subcontractors. However, all the other eligibility documents, same as required from the Bidders, shall also be submitted, along with the eligibility requirements that are specific to the technical capability of the subcontractor.

7. All necessary permits required prior to the construction shall be processed by the winning bidder.
8. Site inspection will be on March 9, 2019, Saturday, 9:00 A.M. The group will meet first at the ADMIN Complex of FCIE before proceeding to the areas to be inspected.
9. Copy of the Minutes of the Pre-Bid Conference shall be furnished to all those who attended, via e-mail.

There having been no other remaining topics for discussion, the conference adjourned at 3:30 p.m.

Prepared by:

  
**ROWENA R. ROSEOS**  
BAC Secretariat

  
**JOHNIEREY A. CUETO**  
BAC Secretariat

  
**ROMMEL R. SERRANO**  
HEAD Secretariat

Approved by:

  
**JONATHAN C. EUGENIO**  
BAC Member

  
**VELAYDA M. BUENAVENTURA**  
BAC Member

  
**ATTY. RHOEL Z. MABAZZA**  
BAC Member

  
**AGM SATURNINO H. MEJIA**  
BAC Vice-Chairperson

  
**AGM LILIA L. ARCE**  
BAC Chairperson



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**SITE DEVELOPMENT WORKS FOR THE  
NDC INDUSTRIAL ESTATE (NDCIE) PROJECT  
Brgy. Langkaan, Dasmariñas City, Cavite**

**PRE-BID CONFERENCE  
04-Mar-2019**



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# Location Map

Location Map



Vicinity Map



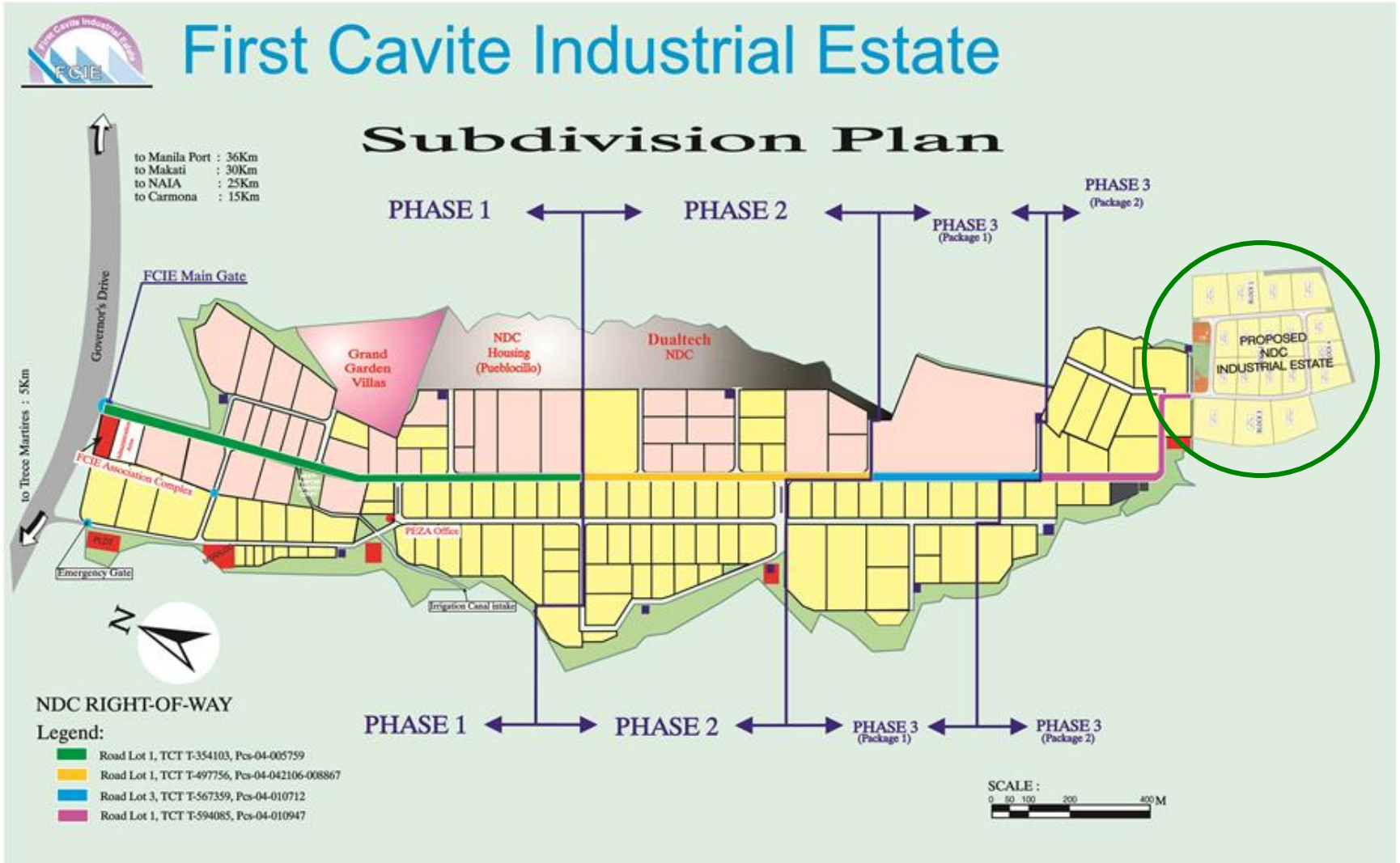
Key Plan





# NDC Industrial Estate Project

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# Site Conditions



Aerial panorama of the 19.2-hectare NDC property taken from atop the Elevated Tank No. 3 at FCIE





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# Site Conditions



Google map of the NDC property with the proposed Site Development Plan superimposed in it. The numbers shown are the photo identifications shown in the succeeding pages.



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# Site Conditions



1 - Access road to the 19.2-hectare property



2 - Residential houses along the western boundary in Barangay Humayao



4 - Taken along the northern boundary of the property

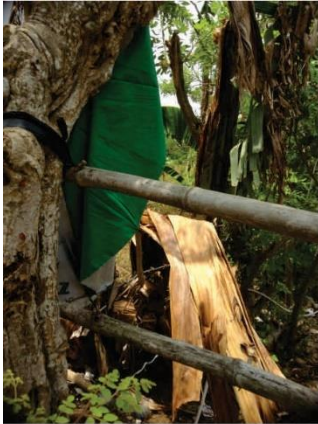


3 - Drainage outfall inside the property



# Site Conditions

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5 - Lot corner (no monument)



6 & 7 - Barangay road taken from the original property



8 - Original lot boundary fence post; light residential houses inside the property



9, 10 & 11 - Barangay roads on the residential home lots



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# Site Development / Land Use Plan

Description	Area, Ha.
Saleable Area	15.99
Roads	1.61
Open Areas	1.09
Admin/Parking	0.20
STP Complex	0.29
<b>TOTAL</b>	<b>19.18</b>

ENTRANCE →





# Site Grading Plan

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CUT = 49,747 cu.m  
FILL = 49,346 cu.m

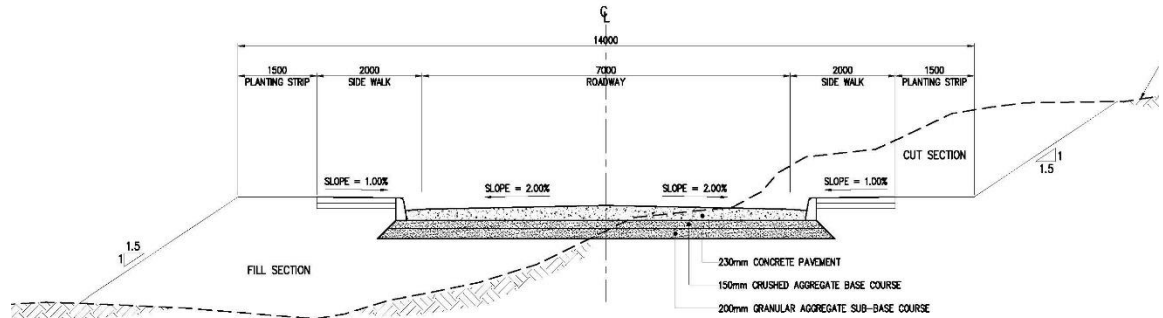
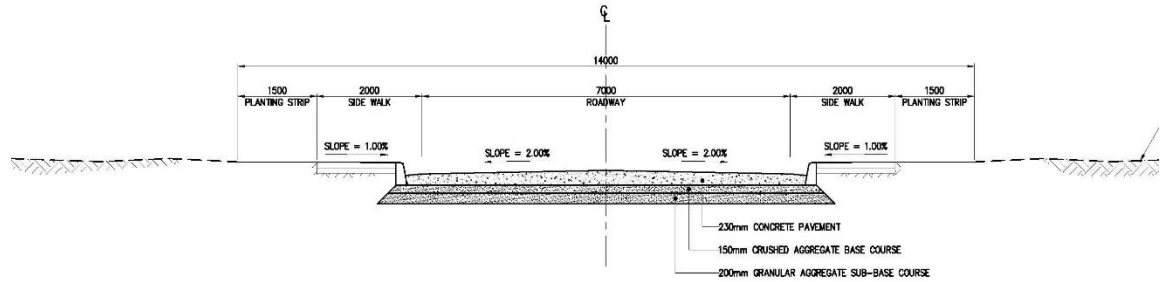
LEGEND:  
PROPOSED GRADING WITH CLEARING AND GRUBBING  
NO REGRADING, CLEARING AND GRUBBING ONLY

1 SITE GRADING PLAN

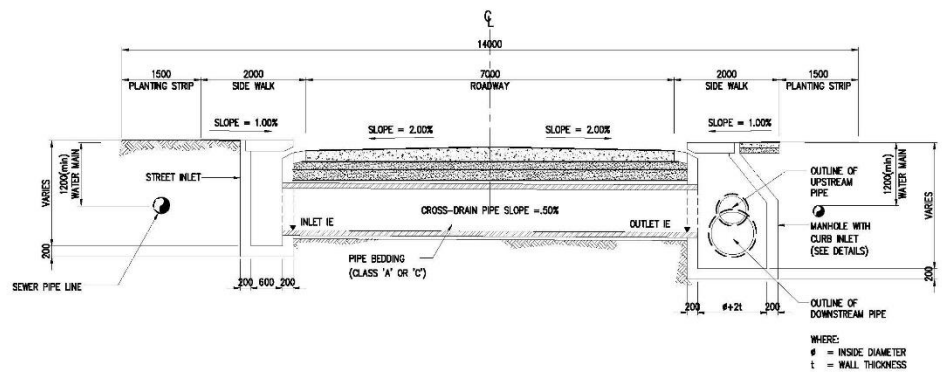


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# Road Section



THICKNESS = 230 mm  
TOTAL LENGTH = 1,150 m



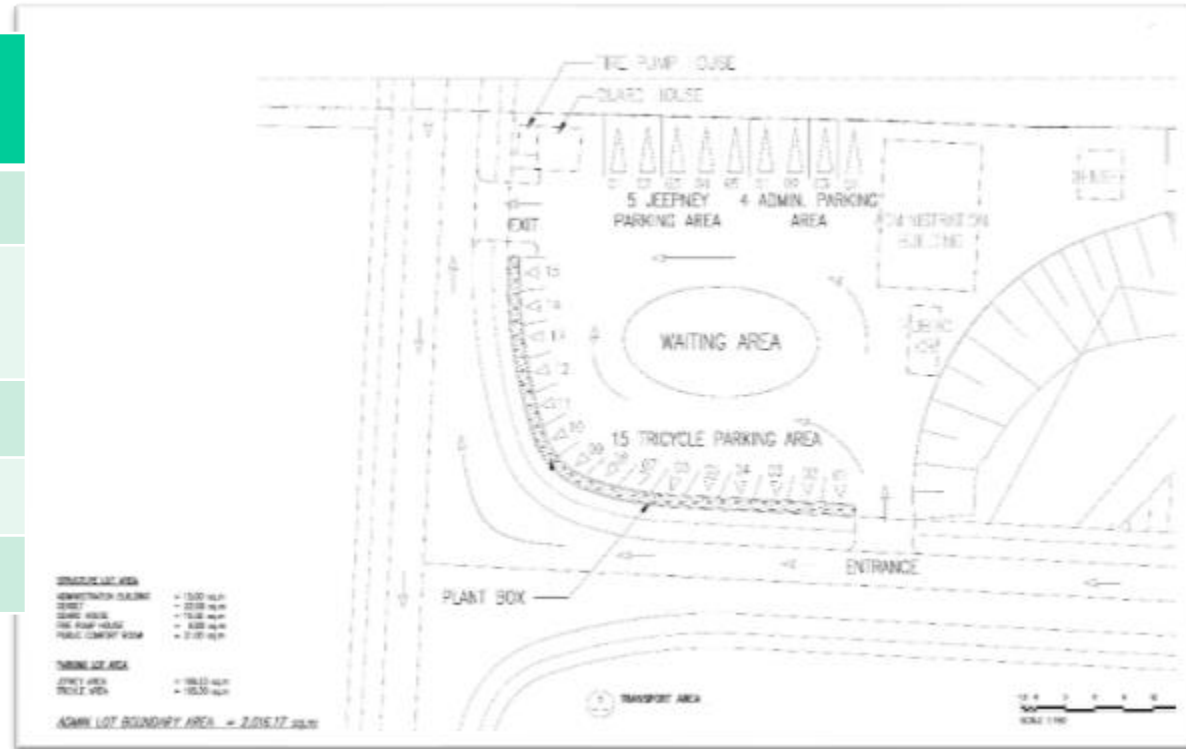
1 TYPICAL ROADWAY CROSS SECTION



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# Administration Complex

Building	Area, sq.m
Admin Bldg	150
Genset House - Genset – 200 kVA	22.5
Guard House	19.4
Fire Pump House	6
Public CR	21





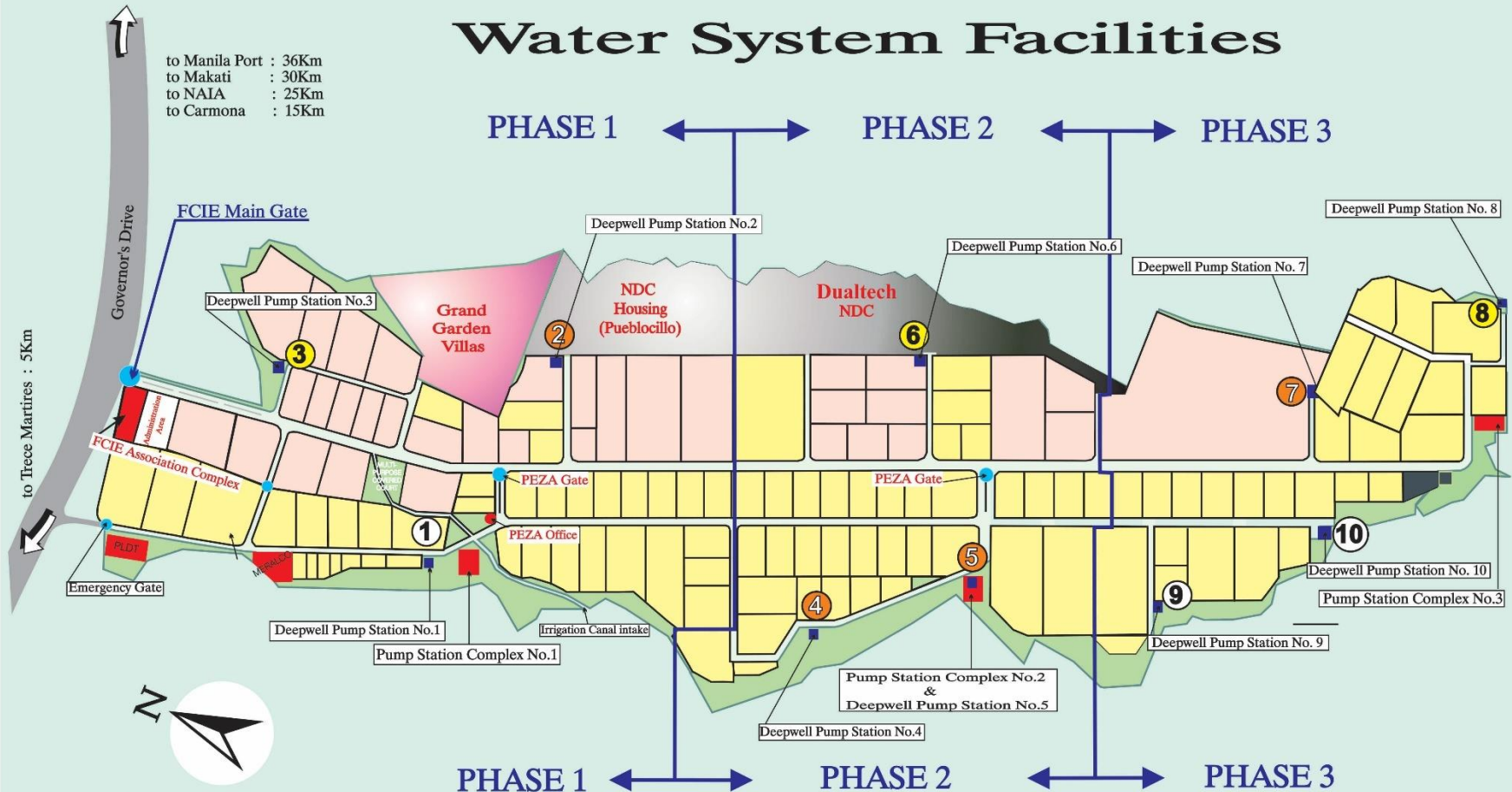
# FCIE Water System Facilities

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## First Cavite Industrial Estate

### Water System Facilities



to Manila Port : 36Km  
 to Makati : 30Km  
 to NAIA : 25Km  
 to Carmona : 15Km

to Trece Martires : 5Km

Legend:

- Special Export Processing Zone (SEPZ)
- General Industrial Zone (GIZ)

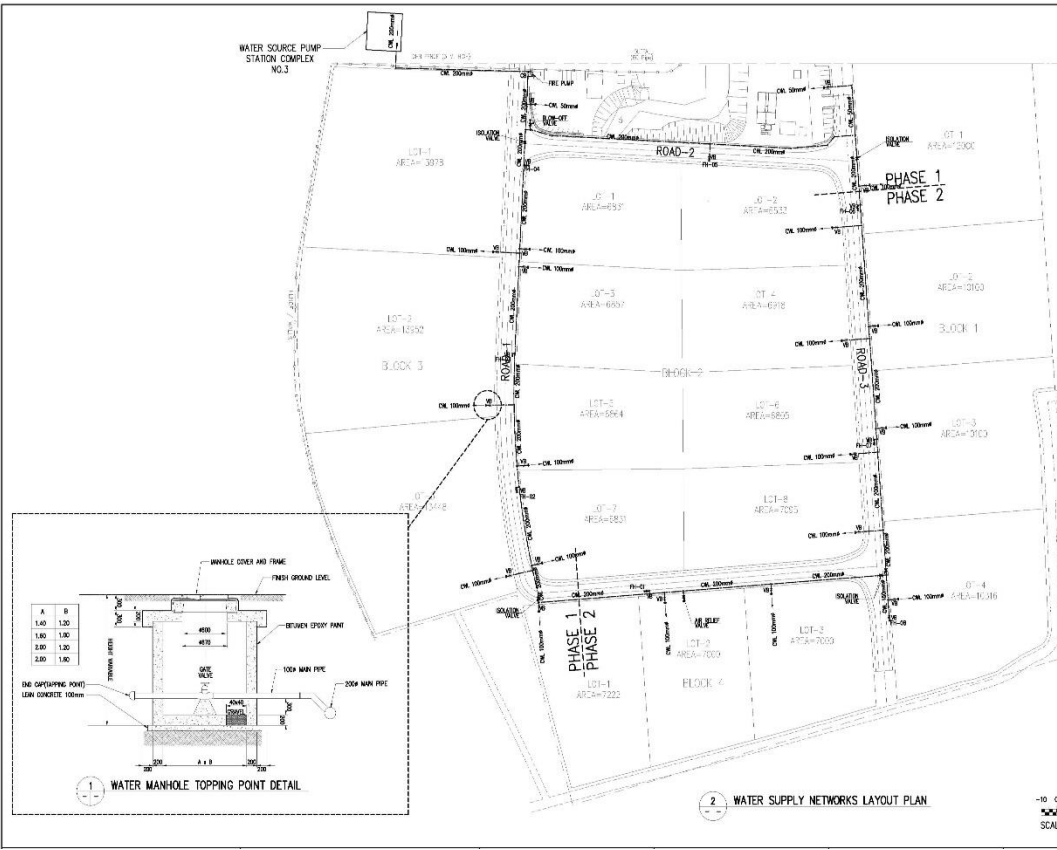
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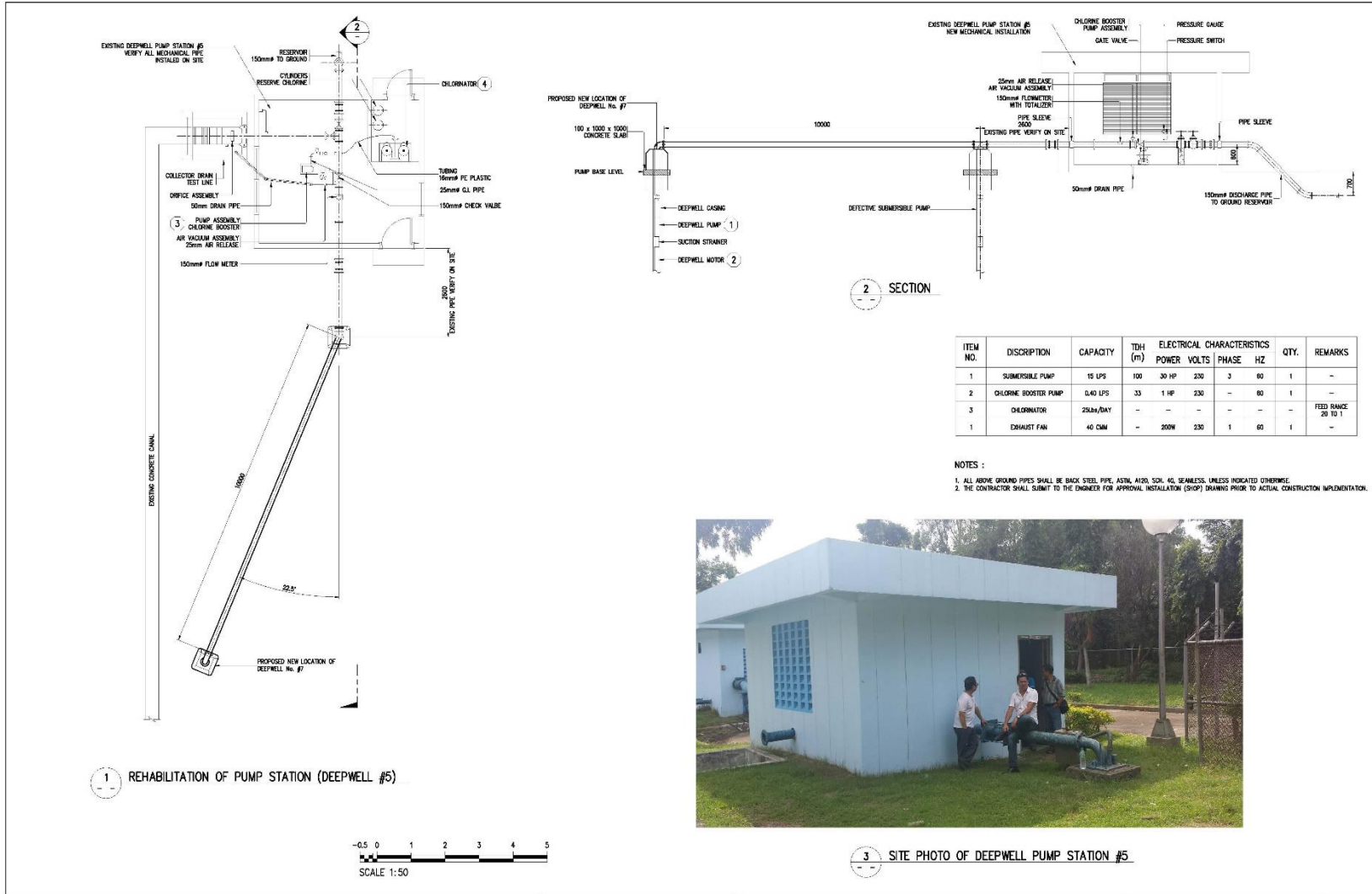


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# Water Supply System



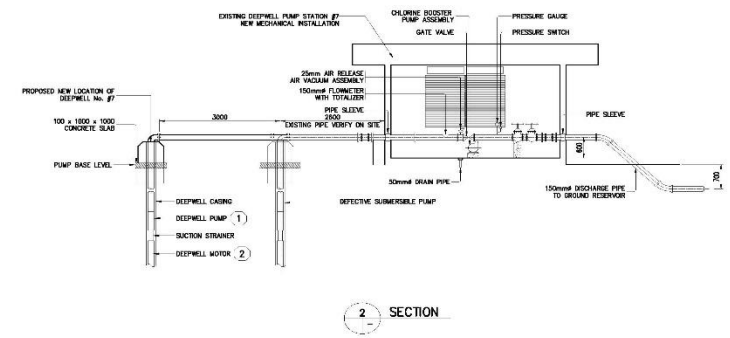
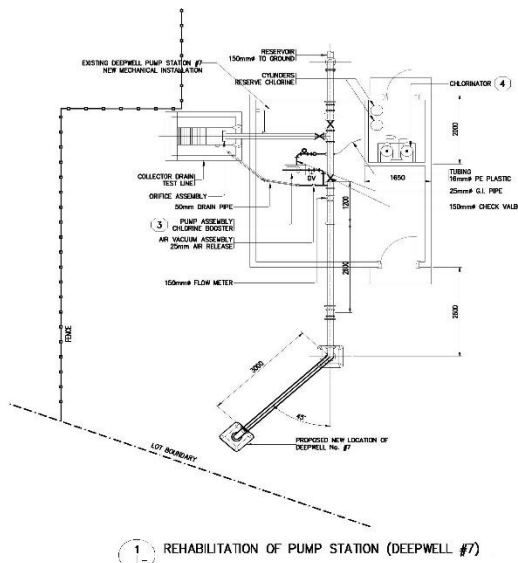
Main Components	Qty
200 mm dia. PVC	1269 Im
100 mm dia. PVC	78 Im
50 mm dia. PVC	24 Im
Valve Assy & VBox	34 sets
Fire Hydrant Assy	8 sets
Mother Meter	1 set
Deep Well #5 construction/rehab	1 lot
Deep Well #7 construction/rehab	1 lot
Deepwell #8 conn. To PC#3 GenSet	1 lot





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# Deepwell No. 7



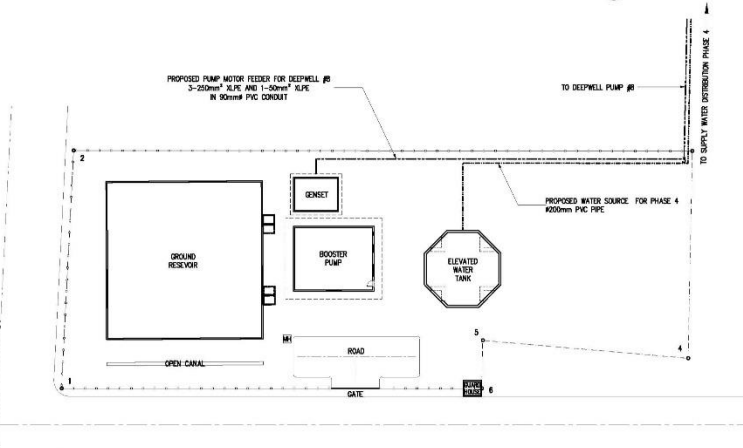


# Pump Complex No. 3

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SITE PHOTO OF WATER SOURCE FOR PHASE 4  
SCALE:



PROPOSED ELECTRICAL AND WATER SOURCE LAYOUT  
SCALE:



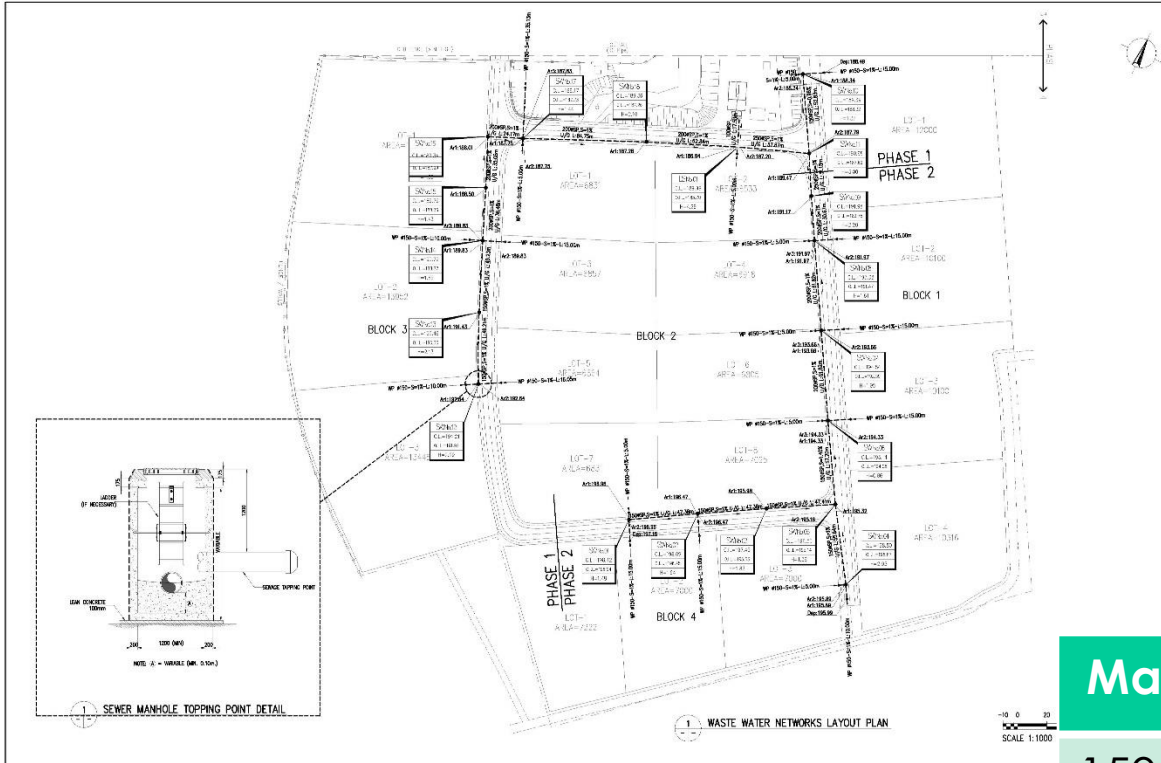
SITE PHOTO OF GENSET (POWER SOURCE FOR DEEPWELL #8)  
SCALE:

PUMP COMPLEX STATION No. 3



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# Sewer Network Plan



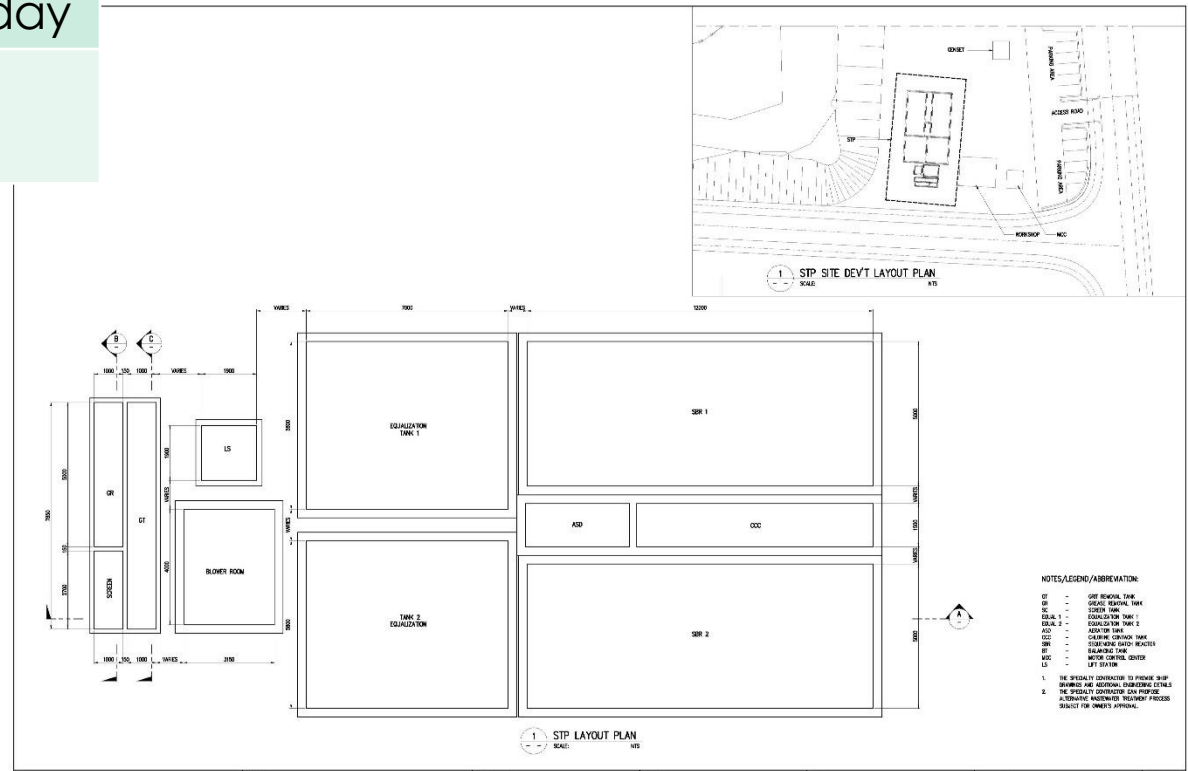
Main Components	Qty
150 mm dia. HDPE	650 Im
200 mm dia. HDPE	398 Im
250 mm dia. HDPE	89 Im



# Sewage Treatment Plant

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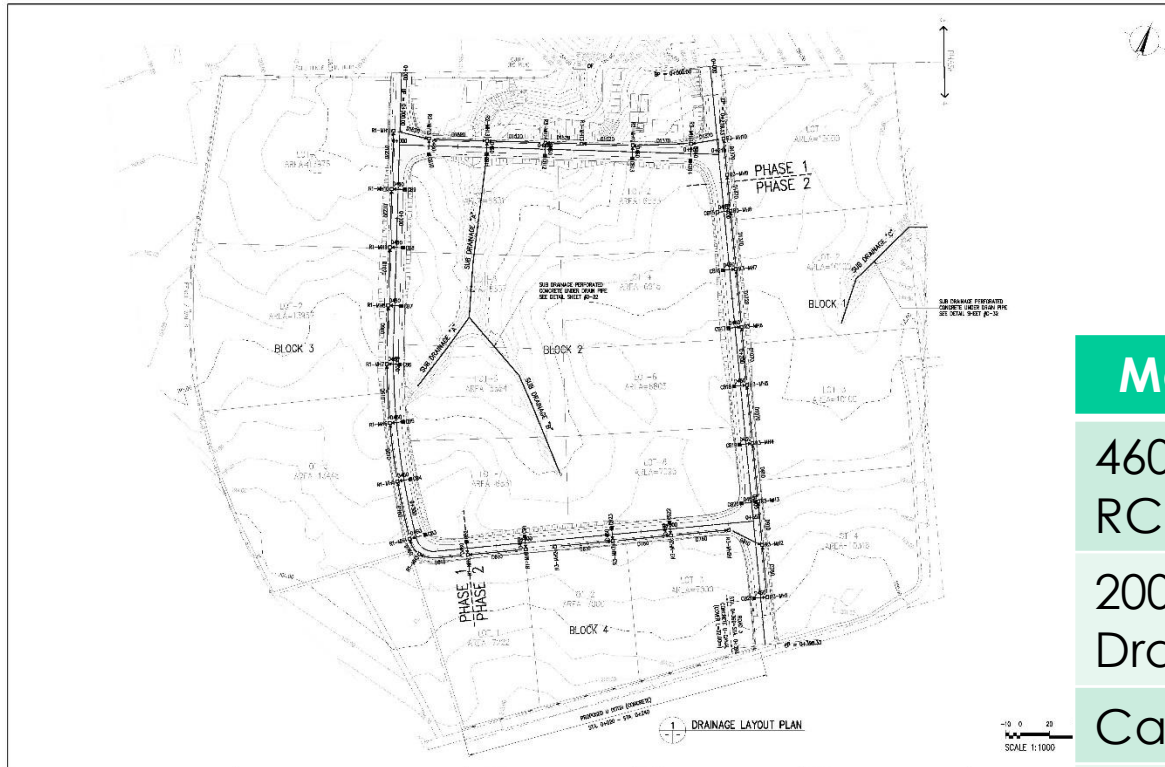
Particulars	
Capacity (2 phases)	800 m <sup>3</sup> /day
Sequencing Batch Reactor (SBR) Type	





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# Drainage System



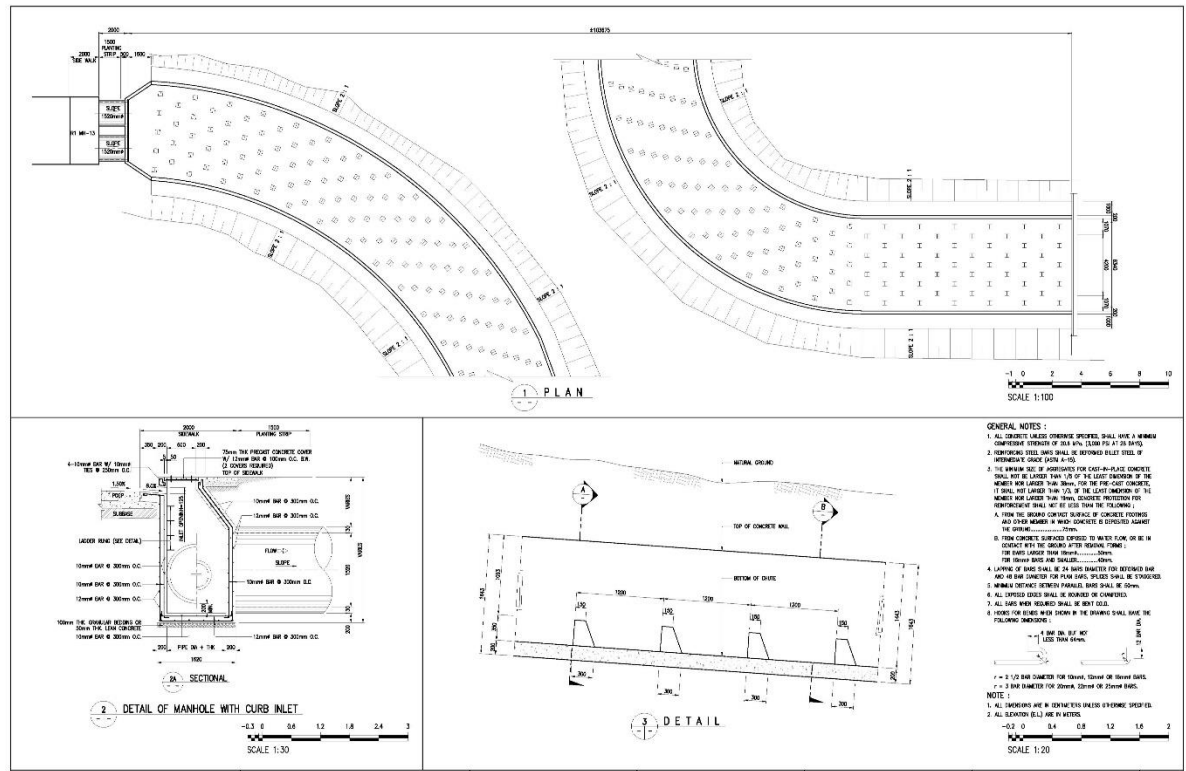
Main Components	Qty
460-1520 mm dia. RCP	1225 Im
200 mm dia. Under Drain	422 Im
Catch Basin	21 no.
Manholes	31 no.
Fire Hydrant Assy	8 sets
U-ditch	220 Im



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# Drainage Outfall

Main Components	Qty
Concrete	321 m <sup>3</sup>
Rebar	20 tons



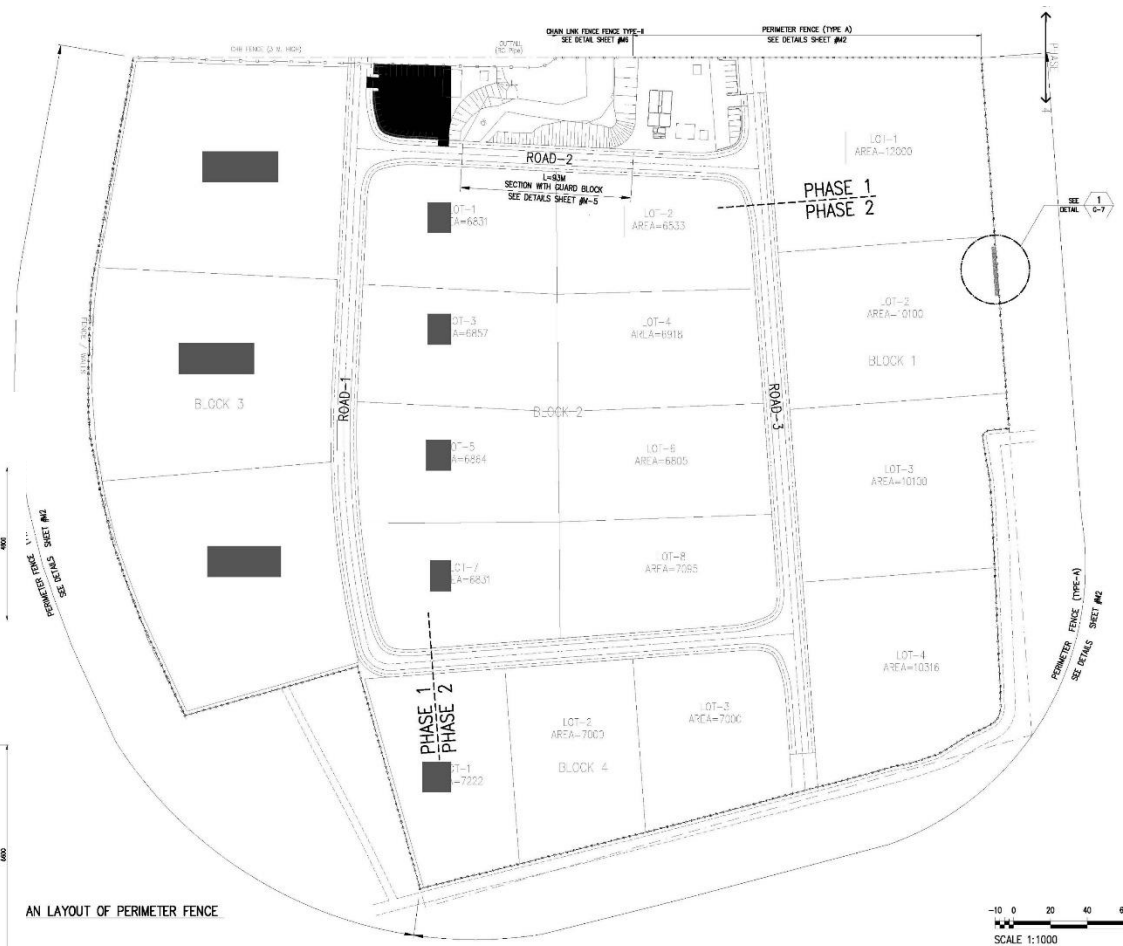
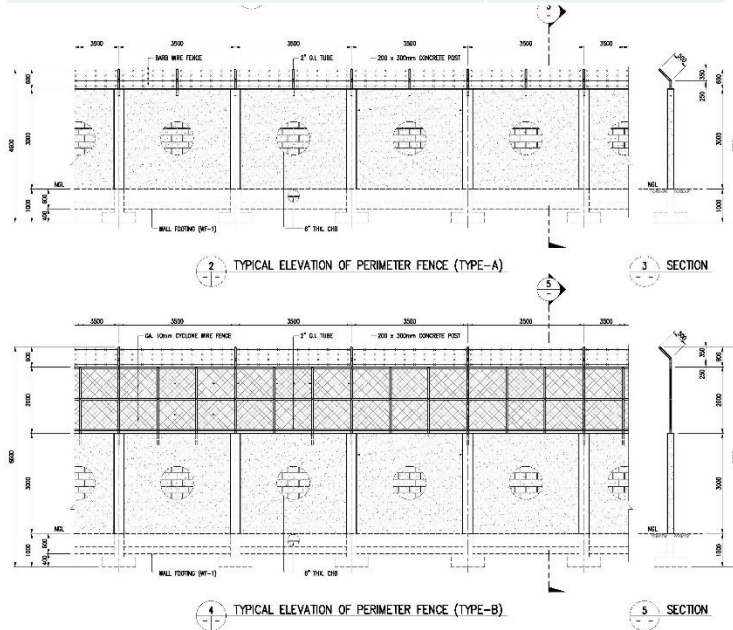




# Perimeter Fence

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Main Components	Qty
CHB w/ barbed wire	1144 lm
CHB w/ barbed wire & 2-m cyclone wire	600 lm
Concrete Retaining Wall	414 cu.m
Chain Link Fence	47 lm





# Subcontractors

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Subcontractor	Experience	Personnel
Sewage Treatment Plant	500 cu.m/day	1-SE: 5 years exp. 1-ME: 5 years exp.
Deep Well Construction	250 mm dia x 150 m	1-ME: 5 years exp.
Deep Well Pump Station	25 Hp pump	1-ME: 5 years exp.
Generator Set	70 kVA	1-ME: 5 years exp. 1-EE: 5 years exp.

## Documentary Requirements:

1. Company Profile
2. List and Experience Record of Technical Personnel
3. List of Completed Projects
4. Certificates of Satisfactory Completion
5. Other eligibility requirements required in the ITB



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**THANK YOU!**