

REQUEST FOR QUOTATION

REFERENCE NO: MR21-10-117

The National Development Company (NDC) is inviting all interested suppliers to submit their best quotation for the **PROCUREMENT OF TWO (2) APPRAISERS FOR THE UPDATED VALUATION OF INTER-ISLAND GAS SERVICES, INC. CEBU PROPERTY** as follows:

The Cebu Property is composed of two (2) adjoining lots with an aggregate area of 11,657 sq.m. located in Barangay Opao, Mandaue, Cebu as evidenced by:

TCT No.	Lot and Survey No.	Area in Sqm.
T-18998	Lot 1, (LRC) Psd-50633	2,128.00
T-18999	Lot 3, (LRC) Psd-50633	9,529.00
	Total	11,657.00

I. SCOPE OF WORK

1. Actual physical inspection of the land
2. Research and analysis of market conditions relevant for valuation
3. Determination of the property's fair market value, prompt sale value, and fair rental value, including the applicable zonal value/s specific to the property per the BIR and market value based on the assessment of the municipal or city assessor as per the property's latest tax declaration.
4. Valuation should take into consideration the property's **AS-IS-WHERE-IS** condition. Include the method of valuation, the parameters used and manner of computation of values.
5. Identification of land data and characteristics including, among others, boundaries, use and occupancy, illegal encroachments or structures, if any, right-of-way or the lack thereof, obstructions, other conditions that would affect the access to and from the property, easements, and other factors relevant to the determination of the property's market value.
6. Determination and verification of neighborhood data including nearby and adjacent improvements and establishments, ongoing and future developments in the area as per the city's planning office, and/or other sources, community facilities and utilities, among others.
7. Highest and best use of the property

II. DELIVERABLES

1. A draft valuation report for discussion
2. A final report based on the above scope of work
3. The following should form part of the report:
 - a. Compound layout, lot plan, vicinity map, location plan to show the relative location of land and improvements, if any
 - b. Photographs of the property
 - c. Duly certified Tax Declarations of the property from the Assessor's Office
 - d. BIR certified Zonal Value specific to the property

IV. TIMETABLE

The study should be completed within fifteen (15) calendar days from the date of the engagement.

V. FEES

The fees to be quoted for the project should not be higher than ₱35,000.00 inclusive of Value Added Tax (VAT) and all out-of-pocket expenses. The fees are payable upon completion and acceptance by MGC of the final report.

Approved Budget : ₱ 70,000.00 (₱ 35,000.00 per appraiser)
(inclusive of VAT and out of the pocket expenses)

Submission of Quotation and Eligibility Requirements : November 8, 2021

Mode of Procurement : Small Value Procurement

Eligibility Requirements :

1. Valid and current Mayor's Permit (certified true copy)
2. PhilGEPS Registration Certificate (certified true copy) or PhilGEPS Registration Number
3. 2020 Income Tax Return or Latest Business Tax Return (certified true copy)
4. Omnibus Sworn Statement (Notarized)

Please submit your quotation and eligibility requirements in a sealed envelope at the address stated below.

Name of Bidder:

BIDS AND AWARDS COMMITTEE

National Development Company
7/F NDC Building, 116 Tordesillas St.

Salcedo Village, Makati City

Fax: 840-4862

Attention: BAC Secretariat

Reference Number: MR21-10-117

All prices should be VAT inclusive. Further, please indicate in the quotation the following:

1. Terms of Payment – Upon completion of the works
2. Duration of Work – Fifteen (15) working days from the receipt of Notice to Proceed


AGM SATURNINO H. MEJIA
Chairperson, Bids and Awards Committee