



**BIDS AND AWARDS COMMITTEE I**

**Supplemental/Bid Bulletin No. 3**

**CONSULTANCY SERVICES FOR THE DETAILED ARCHITECTURAL AND  
ENGINEERING DESIGN FOR THE PROPOSED CONSTRUCTION OF THE  
PHILIPPINE GENOME CENTER FOR AGRICULTURE, FISHERIES AND  
FORESTRY (PGC-AGRI) BUILDING**

**Bid Reference No. GPG-B1-2018-208  
Approved Budget for the Contract - ₱ 6,100,000.00**

This **Supplemental/Bid Bulletin No. 3** is being issued to amend some provisions of the Bidding Documents and response to queries raised by suppliers through letters/email for the aforementioned project:

**A) NEW SCHEDULE FOR THE SUBMISSION AND OPENING OF BIDS**

FROM	TO
20 July 2018 (Friday) 3:00PM	27 July 2018 (Friday) 1:00PM

**B) AMENDMENT TO BIDDING DOCUMENTS**

FROM	TO
<b>SECTION I. INVITATION TO BID</b>	
12. The project must be completed within One Hundred Sixty (160) Calendar Days after receipt of the Notice to Proceed, <i>exclusive of periods used for review and plan revision in between report submission</i>	12. The project must be completed within One Hundred Sixty (160) Calendar Days after receipt of the Notice to Proceed, <b><u>inclusive of periods used for review and plan revision in between report submission</u></b>

**C) REPLY TO QUERY FROM BIDDER'S LETTER/EMAIL:**

QUERY 1	May we know the Project Construction Cost and the Cost Components (e.g. Building 1, Site Development, and Ancillary Buildings - Materials, Labor, Equipment and Mobilization and Demobilization, includes fixed laboratory furniture, HVAC, Mech/Elec Systems)?
REPLY 1	The construction cost and cost of the components is one of the deliverables of the consultant as stipulated in the TOR. The specifications of the spaces and the room requirements are already in the TOR

QUERY 2	Are the costs of surveying of the site and soil boring and investigation included in the ₱6.1 Million A&E Design Fee?
REPLY 2	Yes, the costs of surveying of the site and soil boring and investigation is already included in the Approved Budget of the Contract (ABC) ₱6,100,000.00
QUERY 3	<p>Page 5 of 99: "Contract Duration: One Hundred Sixty (160) Calendar Days, exclusive of periods used for review and plan revision in between report submissions"</p> <p>The statement above is in conflict with the TOR Timetable schedule found on pages 24 &amp; 25, where it is indicated that 160 CD includes periods of review and approval of UPLB.</p> <p>Based on our experience with our UPLB Projects and with most of our projects, we find this contract duration too short.</p> <p>We recommend 200 CD for A&amp;E Design, Geotechnical Survey and Report, and plan revision in between reports. This excludes periods for review and approval of UPLB, and also excludes plan revision resulting from the review and comments of the Institutional Biosafety Committee.</p>
REPLY 3	<p>Request denied.</p> <p>Page 5 of PGC TOR shall be revised as follows:</p> <p>"160 calendar days inclusive of periods used for review and plan revision in between report submissions"</p>
QUERY 4	<p>Page 11 of 99: Item 4.0 Quality Assurance / Quality Control</p> <p>Based on our experience with our UPLB projects, the preparation of the QA/QC Checklist (which was referred to as the Action Plan) and the checking of submissions for compliance were handled by UPLB project coordinator, and not the Consultants. Also, according to our experience with our 3 UPLB Projects, this requirement only caused delays, and UPLB eventually did away with this requirement to fast-track the projects</p>
REPLY 4	Item 4.0 in the TOR will be omitted.
QUERY 5	<p>Pages 13 to 18 of 99: Detailed Scope of Work Checklists</p> <p>Our comments on this detailed scope of work checklist are based on our experiences with our 3 projects in UPLB. Similar changes/revisions were approved by the end-users and UPLB administration and implemented in all 3 projects.</p> <p>Table 1. Schematic Building Design and Preliminary Site Development Design Phase Report</p> <p>3. Building Architectural Plans</p> <p>c) Architectural floor plans, elevators, sections (Minimum of 2 schemes), showing ....</p> <p><i>Comment: Based on our experience with UPLB projects, only one scheme is needed by the End-user, which will be the basis for establishing for DD Phase</i></p> <p>d) Blow-up of interior floor plans (room-by-room or clusters of rooms), showing:</p> <ul style="list-style-type: none"> <li>• Room size, dimensions and clearances</li> <li>• Location of doors, windows and other openings, drawn to scale,</li> </ul>

- showing direction of opening
- Furniture and equipment layout
- Plumbing fixtures
- Tabulation of finishes, and revised room requirements data per room

*Comment: Should be in DD Phase*

- e) Updated architectural program of space requirements in tabular form
- f) Update program of equipment and equipment requirements

*Comment: Should be in CD / Final Report Phase*

- g) Building interior and exterior perspectives

*Comment: Exterior Perspective only at Schematic Phase. Interior Perspective will be in DD Phase.*

#### 4. Structural Design

- d) Comparative cost-benefit analysis of recommended systems and alternatives

*Comment: Delete. Consultant will recommend the best solution or system in item c) above (Conceptual Designs)*

#### 5. Plumbing and Sanitary Engineering

- a) Updated program of room utility requirements in tabular form (revising the owner-provided program, based on standards and consultations with the client)

*Comment: Should be in CD / Final Report Phase*

- g) Comparative cost-benefit analysis of recommended systems and alternatives

*Comment: Delete. Consultant will recommend the best solution or system in item f) above (Conceptual Designs)*

#### 6. Mechanical Systems

##### HVAC

- a) Update program of room air quality HVAC requirements in tabular form'

*Comment: Should be in CD / Final Report Phase*

- d) Life-cycle cost analysis or cost-benefit analysis of recommended systems and alternatives

*Comment: Delete*

- g) Comparative cost-benefit analysis of recommended systems and alternatives

*Comment: Delete. Consultant will recommend the best solution or system in items c) and f) above (Conceptual Designs)*

#### 7. Fire Alarm and Protection Systems

- c) Comparative cost-benefit analysis of recommended systems and alternatives

*Comment: Delete. Consultant will recommend the best solution or system in item b) above (Conceptual Designs)*

## 8. Electrical

a) Verified schedule of Power Requirements (based on updated owner-provided data)

- Parametric approximate for lighting and small appliance loads
- Laboratory and general equipment
- Parametric approximate of mechanical equipment loads for mechanical system equipment / elevators
- Assignment of emergency power generator loads

*Comment: Should be in DD Phase*

d. Proposed schematic one-line diagram for medium voltage (below 69kV) and low voltage (below 600V) electrical power distribution system. One-line diagram shall show major normal, essential electrical and standby electrical system, main electrical components, including alternative power sources (e.g. Solar Panels) and the correlation between the systems

*Comment: Should be in DD Phase*

g) Comparative cost-benefit analysis of recommended systems and alternatives

*Comment: Delete. Consultant will recommend the best solution or system in item f) above (Conceptual Design)*

## 9. Solid Waste Management

a) Quantities of solid waste generation based on end-user data, and schematic design of solid waste management facilities

*Comment: Delete. Quantities should come from end-user.*

## 10. ICT, Security and Alarm Systems

a) Generalized schematic diagram or recommended system and its interface with existing UPLB telecom equipment, wide area network systems and CCTV surveillance systems

b) Generalized schematic diagram of building telecom installations, public address systems, cabled and Wi-Fi network systems, CCTV surveillance systems and security alarm systems and systems interface with campus telecommunications systems, wide area network systems and CCTV surveillance and security alarm systems

*Comment: a) , b) Should be in DD Phase*

c) Comparative cost-benefit analysis of recommended systems and alternatives

*Comment: Delete*

## 11. Statement of Probable Construction Cost

a) Basis for construction cost estimates corresponding to the various development options recommended and specified

*Comment: Per square meter Budgetary Estimates only based on Schematic Plan*

	<p>b) Comparative statements of probable construction cost corresponding to the site development and architectural plan schemes presented.</p> <p>c) Construction Cost Phasing strategy</p> <p><i>Comment: b) , c) Delete</i></p>																																																																
<p>REPLY 5</p>	<p>Detailed Scope of Work Checklists: Please see Revised Table 1 below. This table is also included in the Revised Terms of Reference.</p> <p><b>TABLE 1. SCHEMATIC BUILDING DESIGN AND PRELIMINARY SITE DEVELOPMENT DESIGN PHASE REPORT</b></p> <table border="1"> <tr> <td colspan="2"><b>1. SITE &amp; PROGRAM ANALYSIS</b></td> </tr> <tr> <td>a)</td> <td>Existing vicinity and site land utilization, boundaries, structures placement and facilities development</td> </tr> <tr> <td>b)</td> <td>Site orientation, climate analysis, vistas and photo survey</td> </tr> <tr> <td>c)</td> <td>Existing vicinity access, vehicular and pedestrian circulation patterns, systems and facilities</td> </tr> <tr> <td>d)</td> <td>Existing vicinity and site utilities systems</td> </tr> <tr> <td>e)</td> <td>Existing surface and subsurface conditions, including topography, slope and site drainage, geotechnical and geophysical characteristics, site vegetation</td> </tr> <tr> <td>f)</td> <td>Existing university policies and development guidelines</td> </tr> <tr> <td>g)</td> <td>Proposals and on-going projects for future development of university civil works and utilities</td> </tr> <tr> <td>h)</td> <td>Existing code requirements, government review and permitting systems</td> </tr> <tr> <td>i)</td> <td>Review of the Space Program, Architectural and Utility Requirements of the Building, Conceptual Design Framework provided by the Client</td> </tr> <tr> <td>j)</td> <td>Summary of design considerations and constraints and recommended directions and strategies</td> </tr> <tr> <td colspan="2"><b>2. 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c)	Architectural floor plans, elevations, sections (Minimum of 1 scheme), showing: <ul style="list-style-type: none"> <li>• Room layout, size and dimensions and clearances</li> <li>• Layout of furniture and equipment</li> <li>• Location of doors, windows and other openings, drawn to scale, showing swing direction</li> <li>• Location of plumbing fixtures</li> <li>• Location of mechanical and electrical equipment rooms, utility shafts, pedestrian and service entrances</li> <li>• Call-outs to indicate architectural materials and finishes</li> </ul>
d)	Building exterior perspectives
<b>4. STRUCTURAL DESIGN</b>	
a)	List of all applicable codes, design criteria, and national standards affecting the design
b)	Geotechnical Analysis Report
c)	Conceptual designs for any proposed special construction, especially those addressing existing geotechnical conditions and structural design of rooms to house vibration-sensitive equipment.
<b>5. PLUMBING AND SANITARY ENGINEERING</b>	
a)	Design concept and water supply distribution system diagrams to describe recommended solutions for water distribution
b)	Design concept and plumbing system diagrams to describe recommendations for sewage/wastewater collection and treatment including neutralization and treatment of laboratory wastewater
c)	Design concept and diagrams for rainwater collection and storm drainage layout
d)	Indicative site development plan showing locations of major utility structures to be constructed, as applicable: water mains, sub-meters, pumps and reservoirs, sewage treatment tanks, storm drainage facilities, rain water impounding cistern, as applicable*
e)	Conceptual designs/drawings/diagrams of any proposed special construction.
<b>6. MECHANICAL SYSTEMS</b>	
HVAC	
a)	Indicative floor plan showing tentative locations and sizes of all mechanical equipment rooms, and main shafts, block layouts of major HVAC equipment and locations of air-conditioning diffusers and exhaust louvers.
b)	Conceptual designs/drawings/diagrams of any proposed special construction.
Automated Transport Systems	
c)	Indicative floor plans containing location of proposed ATS devices and systems and routes for automated delivery systems, where applicable.
d)	Conceptual designs/drawings/diagrams of any proposed special construction.
<b>7. FIRE ALARM AND PROTECTION SYSTEMS</b>	
a)	Description of proposed options and design criteria, including list of codes and guidelines for building fire alarm and protection systems.
b)	Conceptual designs/drawings/diagrams of any proposed special construction.
<b>8. ELECTRICAL</b>	
a)	Recommendations for power demand reduction and use of on-site renewable energy sources
b)	INDICATIVE site plan showing new and existing locations of incoming utility electrical power service, underground electrical vaults, manholes, duct banks, and utility tunnels. Show major electrical work with respect to locations of substations and transformers (based on on-site verification of Owner-provided data).
c)	Schematic floor plans highlighting locations of main electrical areas, such as main electrical switchgear, main electrical vaults, generator rooms, and/or energy centre and indicating approximate room dimensions and space requirement.
d)	Conceptual designs/drawings/diagrams of any proposed special construction.
<b>9. SOLID WASTE MANAGEMENT</b>	
a)	Conceptual designs / drawings of solid waste management facilities.

	<p><b>10. STATEMENT OF PROBABLE CONSTRUCTION COST</b></p> <p>a) Basis for construction cost estimates corresponding to the various development options recommended and specified (Per square meter Budgetary Estimates only based on Schematic Plan)</p>
QUERY 6	<p>d) After presentation and consultations with the Client, the Consultant prepares revised schematic plans incorporating the Client's comments and suggestions and submits the same with an updated statement of probable construction cost</p> <p><i>Comment: Initial and revised schematic plans and report submissions in PDF or Electronic file only. Final Approved Schematic Report and Plans will be submitted in both e-file and hard copy.</i></p>
REPLY 6	<p>The Terms of Reference has been revised to:</p> <p>Item 7.2.d. "Initial and revised schematic plans and report submission in PDF or electronic file only. Final approved schematic report and plans will be submitted in both e-file and hard copy"</p>
QUERY 7	<p>h) The Consultant shall prepare a complete construction cost strategy for the whole project</p> <p><i>Comment: Should be in CD/Final Report Phase</i></p>
REPLY 7	<p>The Terms of Reference has been revised:</p> <p>Item 7.2.h under Schematic Design phase has been transferred as 7.4.h under Contract Documents Phase: "The Consultant shall prepare a complete construction cost strategy for the whole project"</p>
QUERY 8	<p>Table 2. Design Development Report</p> <p>1. Site Development Plan</p> <p>d) Layout and structural details of fences, slope protection and drainage structures</p> <p>e) Design notes and plan call-outs to describe specified substrates, finished and landscaping materials</p> <p>f) Complete revised detailed drawings to describe manner of construction and installation</p> <p><i>Comment: d), e), f) Should be in CD/Final Report Phase</i></p> <p>2. Building Architectural Plans</p> <p>b) Detailed interior room design and design data (either room-by-room or in zonal clusters or adjacent rooms/ building spaces) ....</p> <p>c) Detailed architectural plans, sections and elevators for critical areas such as stairwells, ramps, fire exits, elevator shafts, restrooms and equipment rooms</p> <p><i>Comment: b), c) Should be in CD/Final Report</i></p> <p>g) Updated architectural program of space requirements and index of room numbers in table form</p> <p>d) Design notes and plan call-outs to describe specified substrates and finishing materials</p> <p>i) Complete revised detailed drawings to describe manner of construction and installation</p> <p><i>Comment: g), h), i) Should be in CD / Final Report Phase</i></p>



### 3. Structural Design

- a) Building structural design plans with detailed framing plans, sections and reinforcement schedules
- b) Structural design plans of special equipment platforms and mounting pads with detailed framing plans, sections and reinforcement schedules

*Comment: a), b) General sizes of frames, beams, columns, etc. can be in DD Phase, but the detailed structural plans with detailed sizes of structural rebars will be in CD/Final Report Phase*

### 4. Plumbing System

- g) Plumbing isometry showing coordinated layouts of domestic and grey water supply, sanitary drainage lines and vent system

*Comment: g) Should be in CD/Final Report Phase*

- i) Detailed designs of all tanks and systems and typical connections and installation details of various pipe fittings and flow control devices

*Comment: i) Indicative sizes only in DD Phase. Detailed sized for CD / Final Report Phase*

- j) Updated calculations for sizing all systems and equipment
- k) Updated calculations to support the strategies to achieve the water consumption and energy reduction goals
- l) Updated storm water computations, sizing, calculations and site drainage analysis

*Comment: j), k), l) Should be in CD / Final Report Phase*

### 5) Mechanical Systems: HVAC

- b) Detailed layout of mechanical rooms, if any, showing size and location of equipment, power control devices, shafts and structural platforms, overall room dimensions and vertical and horizontal clearances
- c) Construction and mounting details of HVAC equipment
- d) Other detailed drawings to describe manner of construction and installation of HVAC Systems

*Comment: b), c), d) Plan layout only in DD Phase. Details in CD / Final Report Phase*

- g) Duct and piping schedule indicating type, size and make of ducts and refrigerant pipes

*Comment: Should be in CD / Final Report Phase*

- h) Updated comparative cost-benefit analysis of recommended systems and alternatives

*Comments: h) Delete*

### 6. Mechanical Systems: Elevators and Lifts

- a) Detailed floor plans and sections of the transport systems, if any, including elevators, escalators, cart lifts, dumbwaiters, etc. Indicate tracking, piping,



battery charging areas, blower rooms, queuing areas, central control area, and floor or wall recessed transport control units. Indicate architectural features in areas to be used for these systems

b) Location and layout of machine and equipment rooms for elevators, lifts, and elevators, indicate minimum dimensions and clearances, ventilation, and power requirements

c) Schedule of ATS equipment indicating type, number, size, speed, structural loads (horizontal and vertical), power requirements, heating and cooling loads, special ventilation, and emergency power or operation requirements

d) Preliminary detailed drawings to describe manner of construction and installation of ATS equipment

*Comment: a), b), c), d) Plans and sections only in DD Phase. Detailed drawings in CD / Final Report Phase*

e) Updated comparative cost-benefit analysis of recommended equipment

*Comment: Delete*

#### 7. Fire Alarm Protection Systems

d) Complete revised detailed drawings to describe the manner of construction, installation and mounting of the fire alarm and protection system equipment and components

*Comment: Should be in CD / Final Report Phase*

f) Calculations to size fire pumps (when required), water supply available/maximum demand, and water flow testing results raw data

*Comment: f) Initial calculations in DD Phase, final in CD / Final Report Phase*

g) Recommendations for improvement of fire department services to the proposed new building

*Comment: g) Should this be done in narrative form?*

h) Comparative cost-benefit analysis of recommended systems and alternatives

*Comment: h) Delete*

#### 8. Electrical

d) Detailed floor plan and sections of rooms for containing equipment for uninterruptible power system (UPS) and emergency power generation. Indicate layout of equipment and vertical and horizontal clearances, type of room enclosure and details of equipment mounting platforms

e) Detailed floor plan and sections of power control rooms showing layout of equipment, vertical and horizontal clearances and type of room enclosure

f) Complete revised detailed drawings to describe manner of construction and installation of electrical system components

*Comment: d), e), f) Should be in CD / Final Report Phase*

j) Calculations for on-site renewable power generation

*Comment: j) Should be in CD / Final Report Phase*

k) Comparative cost-benefit analysis of recommended systems and alternatives

*Comment: k) Delete*

#### 9. ICT Security and Alarm Systems

c) Detailed floor plans showing layout of dedicated telecom panel rooms and security centers such as those used for telecom pull boxes, private branch exchange equipment, ICT network servers and public address and alarm control panels and CCTV surveillance monitors

d) Complete revised detailed drawings to describe manner of construction, installation and mounting guidelines for various system components

*Comment: c), d) Should be in CD / Final Report Phase*

e) Comparative cost-benefit analysis of recommended systems and alternatives

*Comment: e) Delete*

#### 10. Implementation Program

c) Statement of Probable Construction Cost, including

- Detailed Bill of Materials and Cost Estimates (preliminary submission)
- Basis for construction cost estimates corresponding to the various development options recommended and specified

*Comment: c) Bill of Materials for Architectural can be detailed, but Engineering will be Budgetary estimate only*

REPLY 8

Please see Revised Table 2 and Table 3 below. This table is also included in the Revised Terms of Reference.

**TABLE 2. DESIGN DEVELOPMENT REPORT**

<b>1. SITE DEVELOPMENT PLANS</b>	
a)	Site development plans showing locations of building and utility blocks, roads, parking facilities and pedestrian amenities.
b)	Landscaping plans showing planting layout, pavements, outdoor furniture and lighting
c)	Site grading plan, lot profile and storm drainage layout within 10-meter radius of the building site.
Items #2 to #8 shall be prepared for all buildings included in the scope, including ancillary buildings and facilities such as sheds, generator houses, fences and waste recycling facilities.	
<b>2. BUILDING ARCHITECTURAL PLANS</b>	
a)	Architectural floor plans, reflected ceiling plans, elevations, sections showing: <ul style="list-style-type: none"> <li>• Room and overall dimensions and clearances</li> <li>• Layout of furniture and equipment</li> <li>• Keyed locations of doors, windows and other openings</li> <li>• Location of plumbing fixtures</li> <li>• Location of mechanical and electrical equipment rooms, utility shafts, pedestrian and service entrances</li> <li>• Location, size, type and hardware operation of openings such as doors, windows, view panels and other access equipment</li> </ul>
b)	Schedule of architectural materials and finishes
c)	Schedule of doors, windows, operable openings and fixed glass windows <ul style="list-style-type: none"> <li>• Indicate material, size, type, hardware operation of openings such as doors, windows, view panels and other access equipment with keyed tags to the location of openings on plan.</li> </ul>
d)	Reflected ceiling plans showing coordinated locations of ceiling-mounted fixtures and equipment such as air-con units / diffusers and exhaust inlets, light and power outlets, smoke detectors and automatic fire sprinklers; <ul style="list-style-type: none"> <li>• Typical mounting details of suspended ceiling and ceiling-mounted fixtures and equipment</li> </ul>
e)	Building interior perspectives
f)	Blow-up of interior floor plans (room-by-room or clusters of rooms), showing <ul style="list-style-type: none"> <li>• Room size, dimensions and clearances</li> <li>• Location of doors, windows and other openings, drawn to scale, showing direction of opening</li> <li>• Furniture and equipment layout</li> <li>• Plumbing fixtures</li> <li>• Tabulation of finishes, and revised room requirements data per room</li> </ul>
<b>3. STRUCTURAL DESIGN</b>	
For all buildings required to be designed, including ancillary buildings and facilities, provide:	
a)	Building structural design plans with detailed framing plans, sections and reinforcement schedules. (General sizes of frames, beams, columns etc.)
b)	Structural design plans of special equipment platforms and mounting pads with detailed framing plans, sections and reinforcement schedules (General sizes of frames, beams, columns etc.)
c)	Typical and special construction details
d)	Design notes and plan call-outs to describe properties of specified structural substrates.

e)	Narrative design report containing: <ul style="list-style-type: none"> <li>List of all applicable codes, design criteria, and national standards affecting the design</li> <li>Design criteria and subsurface testing data</li> <li>Structural loading information</li> <li>Structural design computations</li> </ul>
<b>4. PLUMBING SYSTEM</b>	
a)	Site domestic and grey water supply and distribution system showing pipe layout from water reservoir and/or water supply mains and showing locations of water sub-meter and control valves.
b)	Site drainage system plans and details including site grading, location and layout of storm drainage facilities, storm water collection cisterns, and as necessary, flood control systems.
c)	Building domestic and reagent-grade water supply distribution system layout and riser diagrams.
d)	As necessary, when agreed upon during the schematic design stage, the layout of building grey water distribution system shall be integrated into the water supply distribution layout and riser diagrams and details.
e)	Plumbing / sanitary drainage system floor plans and site development plans showing pipe layout from fixture drains, through drainage and soil pipes to point of connection with community sewer lines.
f)	Roof drainage system to points of connection with site storm drainage facilities and grey-water impounding cisterns.
g)	Design notes and plan call-outs indicating size, type and make of plumbing fixtures, pipe fittings, control valves, water supply, sanitary drainage and storm drainage lines and collection tanks and cisterns
h)	Detailed designs of all tanks and cisterns and typical connections and installation details of various pipe fittings and flow control devices (indicative sizes only).
<b>5. MECHANICAL SYSTEMS: HVAC</b>	
a)	Layout of mechanical rooms, building air-conditioning and exhaust systems showing locations of air-conditioning units, fan-coiled units, diffusers, condenser motors, exhaust fans, exhaust louvers, refrigerant piping, exhaust chutes, and shafts
b)	Detailed layout of mechanical rooms, if any, showing size and location of equipment, power control devices, shafts and structural platforms, overall room dimensions and vertical and horizontal clearances (Plan lay-out only)
c)	Construction and mounting details of HVAC equipment (Plan lay-out only)
d)	Other detailed drawings to describe manner of construction and installation of HVAC systems (Plan lay-out only)
e)	Updated design criteria and computations for HVAC systems of each functional area.
f)	Schedule of HVAC equipment, indicating type and size of units, cooling and air change capacities and power requirement.
<b>6. MECHANICAL SYSTEMS: ELEVATORS AND LIFTS</b>	
a)	Detailed floor plans and sections of the transport systems, if any, including elevators, escalators, cart lifts, dumbwaiters, etc. Indicate tracking, piping, battery charging areas, blower rooms, queuing areas, central control area, and floor or wall recessed transport control units. Indicate architectural features in areas to be used for these systems (Plans and sections only).
b)	Location and layout of machine and equipment rooms for elevators, lifts, and elevators, indicate minimum dimensions and clearances, ventilation, and power requirements (Plans and sections only).
c)	Schedule of ATS equipment indicating type, number, size, speed, structural loads (horizontal and vertical), power requirements, heating and cooling loads, special ventilation, and emergency power or operation requirements (Plans and sections only).
d)	Preliminary detailed drawings to describe manner of construction and installation of ATS equipment (Plans and sections only).

	<b>7. FIRE ALARM AND PROTECTION SYSTEMS</b>
a)	Layout of fire alarm and protection devices indicating type and location of smoke detectors, manual alarm stations, annunciators, fire alarm control panels, wet and dry standpipes, and fire extinguishers.
b)	Layout of fire water distribution system to automatic fire sprinklers, wet and dry standpipes and fire hose cabinets, including control valves, pressure gauges and pumps necessary to ensure adequate water pressure is maintained in the system.
c)	Site layout of fire hydrants, standpipe mains, and connections to the Fire Department's fire water mains and reservoir.
d)	Updated design criteria and schedule of building fire alarm and protection systems indicating fire hazard classification of each functional space, required spacing per type of equipment installed and fire rating of room partitions and ceilings.
e)	Calculations to size fire pumps (when required), water supply available/maximum demand, and water flow testing results raw data (Initial calculations only).
f)	Recommendations for improvement of fire department services to the proposed new building (In narrative form).
	<b>8. ELECTRICAL</b>
a)	Site development plan showing utility service and distribution, switchgear, primary feeders, pad-mounted power transformers and/or substations, access manholes and distribution equipment.
b)	Layout of outdoor and site lighting and outdoor power outlets.
c)	Floor plans showing locations of lighting fixtures, power outlets, mechanical motor equipment, distribution panels, and primary distribution switchgear/switchboard.
d)	Calculations of lighting requirements per functional area.
e)	Calculations of lighting, power, mechanical motor demand and connected loads, corresponding loads on panel schedules, and estimation of total normal loads for fault current, protective device coordination, arc flash, generator sizing, load, feeder and equipment sizing, voltage drop, harmonic distortion and lightning protection risk analysis.
f)	Calculations of demand for Uninterruptible Power Supply (UPS) and stand-by power generation.
g)	Verified schedule of Power Requirements (based on updated owner-provided data)
	<ul style="list-style-type: none"> <li>• Parametric approximate for lighting and small appliance loads</li> <li>• Laboratory and general equipment</li> <li>• Parametric approximate of mechanical equipment loads for mechanical system equipment/elevators</li> <li>• Assignment of emergency power generator loads</li> </ul>
h)	Proposed schematic one-line diagram for medium voltage (below 69kV) and low voltage (below 600V) electrical power distribution system. One-line diagram shall show major normal, essential electrical and standby electrical system, main electrical components, including alternative power sources (e.g. Solar Panels) and the correlation between the systems.
	<b>9. ICT, SECURITY AND ALARM SYSTEMS</b>
a)	Site development and vicinity plans showing utility service and distribution to point of connections at building pull boxes, including layout of outdoor wi-fi routers and CCTV equipment.
b)	Floor plan and riser schematic diagrams of building telecomm installations, public address systems, cabled and wi-fi network systems, CCTV surveillance systems and security alarm systems.
c)	Generalized schematic diagram of recommended system and its interface with existing UPLB telecom equipment, wide area network systems and CCTV surveillance systems.
d)	Generalized schematic diagram of building telecom installations, public address systems, cabled and Wi-Fi network systems, CCTV surveillance systems and security alarm systems and systems interface with campus telecommunications systems, wide area network systems and CCTV surveillance and security alarm systems.

<b>10. IMPLEMENTATION PROGRAM</b>
a) Energy conservation and sustainability guidelines
b) Outline specifications to fix and illustrate construction of the proposed project as to type of materials, type of structural, electrical, communications, mechanical, and sanitary systems.
<ul style="list-style-type: none"> <li>• Provide photocopied reference to material and equipment catalog cuts (annexed)</li> </ul>
<ul style="list-style-type: none"> <li>• Provide photocopied MSDS reference for construction materials and chemicals that are toxic or will need special handling during construction (annexed)</li> </ul>
c) Statement of Probable Construction Cost, including
<ul style="list-style-type: none"> <li>• Detailed Bill of Materials and Cost Estimates (preliminary submission)</li> <li>• Basis for construction cost estimates corresponding to the various development options recommended and specified.</li> <li>• The detailed bill of materials is detailed for architectural but for engineering, bill of materials is budgetary estimate only</li> </ul>
d) Development / construction plan with corresponding development costs
e) Work program for final design approval and preparation of final contract documents.
<b>TABLE 3A. FINAL CONSTRUCTION DRAWINGS</b>
<b>1. COVER PAGES</b>
a) Title Page
b) Location map and vicinity references
c) Lot Plan
d) Exterior Perspective
e) Table of Contents
<b>2. SITE DEVELOPMENT PLANS</b>
f) Site development plans showing locations of building and utility blocks, roads, parking facilities and pedestrian amenities.
g) Landscaping plans showing planting layout, pavements, outdoor furniture and lighting.
h) Site grading plan, lot profile and storm drainage layout within 10-meter radius of the site
i) Layout and structural details of fences, slope protection and drainage structures
j) Construction notes and plan call-outs to describe specified substrates, finishing and landscaping materials.
k) Complete construction detail drawings sufficient to accurately describe manner of construction and installation.
l) Layout and structural details of fences, slope protection and drainage structures
m) Design notes and plan call-outs to describe specified substrates, finishing and landscaping materials.
n) Complete revised detailed drawings to describe manner of construction and installation.
Items #2 to #8 shall be prepared for all buildings included in the scope, including ancillary buildings and facilities such as sheds, generator houses, fences and waste recycling facilities.
<b>3. BUILDING ARCHITECTURAL PLANS</b>
a) Architectural floor plans, elevations and sections
<ul style="list-style-type: none"> <li>• Room and overall dimensions and clearances</li> <li>• Layout of furniture and equipment</li> <li>• Keyed locations of doors, windows and other openings</li> <li>• Location of plumbing fixtures</li> <li>• Location of mechanical and electrical equipment rooms, utility shafts, pedestrian and service entrances</li> <li>• Location, size, type and hardware operation of openings such as doors, windows, view panels and other access equipment</li> </ul>
b) Architectural floor plans, elevations and sections
c) Detailed architectural plans, sections and elevations for critical areas such as stairwells,

	ramps, fire exits, elevator shafts, restrooms, and equipment rooms
d)	Schedule of architectural materials and finishes
e)	Schedule of doors, windows and other operable openings
	<ul style="list-style-type: none"> <li>Indicate material, size, type, hardware operation of openings such as doors, windows, view panels and other access equipment with keyed tags to the location of openings on plan.</li> </ul>
f)	Reflected ceiling plans showing coordinated locations of ceiling-mounted fixtures and equipment such as air-con units / diffusers and exhaust inlets, light and power outlets, smoke detectors and automatic fire sprinklers;
	<ul style="list-style-type: none"> <li>Typical mounting details of suspended ceiling and ceiling-mounted fixtures and equipment</li> </ul>
g)	Construction notes and plan call-outs to describe specified substrates and finishing materials, complete construction details to provide an accurate description of the proposed construction work
h)	Complete construction detail drawings sufficient to accurately describe manner of construction and installation.
i)	Building interior and exterior perspectives
j)	Updated architectural program of space requirements in tabular form
k)	Update program of equipment and equipment requirements
l)	Detailed interior room design and design data (either room-by-room or in zonal clusters of adjacent rooms/ building spaces)
	<ul style="list-style-type: none"> <li>Detailed architectural floor plans showing room dimensions furniture and equipment size and layout, location of plumbing and electrical fixtures, and finishing details;</li> </ul>
	<ul style="list-style-type: none"> <li>Architectural sections and elevations showing clearances, dimensions and heights of openings, mounting heights of electrical and telecommunication outlets, mounting heights of plumbing fixtures, location and size of openings such as doors, windows, view panels and other access equipment with keyed tags to the schedule of doors and windows;</li> </ul>
	<ul style="list-style-type: none"> <li>Schedule of finishes indicating wall floor and ceiling construction type and finish fire-rating requirement acoustic requirement and thermal and moisture resilience;</li> </ul>
	<ul style="list-style-type: none"> <li>Typical sections of partitions showing type, fire-rating, moisture resilience, acoustic properties and construction details;</li> </ul>
	<ul style="list-style-type: none"> <li>Casework layout and detailed plans, sections and elevations specifying substrate material, finish and hardware to be used;</li> </ul>
	<ul style="list-style-type: none"> <li>Complete revised room requirements data.</li> </ul>
m)	Detailed architectural plans, sections and elevations for critical areas such as stairwells, ramps, fire exits, elevator shafts, restrooms, and equipment rooms
n)	Updated architectural program of space requirements and index of room numbers in table form.
o)	Design notes and plan call-outs to describe specified substrates and finishing materials.
p)	Complete revised detailed drawings to describe manner of construction and installation.
<b>4. STRUCTURAL DESIGN</b>	
a)	Building structural design plans with detailed framing plans, sections and reinforcement schedules (Detailed structural plans with detailed sizes of structural rebars)
b)	Structural design plans of special equipment platforms and mounting pads with detailed framing plans, sections and reinforcement schedules (Detailed structural plans with detailed sizes of structural rebars)
c)	Construction notes and plan call-outs to describe properties of specified structural substrates.
d)	Complete construction detail drawings sufficient to accurately describe manner of construction and installation.
<b>5. PLUMBING SYSTEM</b>	
a)	Site domestic and grey water supply and distribution system showing pipe layout from water reservoir and/or water supply mains and showing locations of water sub-meter and



	control valves.
b)	Building domestic and grey water supply distribution system layout and riser diagrams
c)	Plumbing / sanitary drainage system floor plans and site development plans showing pipe layout from fixture drains, through drainage and soil pipes to point of connection with community sewer lines.
d)	Roof drainage system to points of connection with site storm drainage facilities and grey-water impounding cisterns.
e)	Plumbing isometry showing coordinated layouts of domestic and grey water supply, sanitary drainage lines and vent system
f)	Construction notes and plan call-outs indicating size, type and make of plumbing fixtures, pipe fittings, control valves, water supply, sanitary drainage and storm drainage lines and collection tanks and cisterns
g)	Complete construction detail drawings sufficient to accurately describe manner of construction and installation.
h)	Construction and installation details, notes and specifications necessary to provide an accurate description of the proposed construction work
i)	Updated program of room utility requirements in tabular form (revising the owner-provided program, based on standards and consultations with the Client)
j)	Detailed designs of all tanks and cisterns and typical connections and installation details of various pipe fittings and flow control devices (detailed sizes).
k)	Updated calculations for sizing all systems and equipment
l)	Updated calculations to support the strategies to achieve the water consumption and energy reduction goals
m)	Updated storm water computations, sizing calculations and site drainage analysis
<b>6. MECHANICAL SYSTEMS: HVAC</b>	
a)	Layout of mechanical rooms, building air-conditioning and exhaust systems showing locations of air-conditioning units, fan-coiled units, diffusers, condenser motors, exhaust fans, exhaust louvers, refrigerant piping, exhaust chutes, HEPA filters, shafts
b)	Detailed layout of mechanical rooms showing size and location of equipment, power control devices, shafts and structural platforms, overall room dimensions and vertical and horizontal clearances
c)	Complete construction and mounting details of HVAC equipment (detailed)
d)	Schedule of HVAC equipment, indicating type and size of units, cooling and air change capacities and power requirement (detailed)
e)	Duct and piping schedule indicating type, size and make of ducts and refrigerant pipes
f)	Updated program of room air quality and HVAC requirements in tabular form
<b>7. MECHANICAL SYSTEMS: ELEVATORS AND LIFTS</b>	
a)	Detailed floor plans and sections of the transport systems, if any, including elevators, escalators, cart lifts, dumbwaiters, etc. Indicate tracking, piping, battery charging areas, blower rooms, queuing areas, central control area, and floor or wall recessed transport control units. Indicate architectural features in areas to be used for these systems (Detailed drawings).
b)	Location and layout of machine and equipment rooms for elevators, lifts, and elevators, indicate minimum dimensions and clearances, ventilation, and power requirements (Detailed drawings).
c)	Schedule of ATS equipment indicating type, number, size, speed, structural loads (horizontal and vertical), power requirements, heating and cooling loads, special ventilation, and emergency power or operation requirements (Detailed drawings).
d)	Complete construction detail drawings sufficient to accurately describe manner of construction and installation of ATS equipment. (Detailed drawings)
<b>8. FIRE ALARM AND PROTECTION SYSTEMS</b>	
a)	Layout of fire alarm and protection devices indicating type and location of smoke detectors, manual alarm stations, annunciators, fire alarm control panels, wet and dry standpipes, and fire extinguishers.
b)	Layout of fire water distribution system to automatic fire sprinklers, wet and dry standpipes and fire hose cabinets, including control valves, pressure gauges and pumps necessary to

	ensure adequate water pressure is maintained in the system.
c)	Site layout of fire hydrants, standpipe mains, and connections to the Fire Department's fire water mains and reservoir.
d)	Complete construction and installation details, notes and specifications necessary to provide an accurate description of the proposed construction work.
e)	Updated design criteria and schedule of building fire alarm and protection systems indicating fire hazard classification of each functional space, required spacing per type of equipment installed and fire rating of room partitions and ceilings.
f)	Calculations to size fire pumps (when required), water supply available/maximum demand, and water flow testing results raw data (Final calculations).
<b>9. ELECTRICAL</b>	
a)	Site development plan showing utility service and distribution, switchgear, primary feeders, pad-mounted power transformers and/or substations, access manholes and distribution equipment.
b)	Layout of outdoor and site lighting and outdoor power outlets.
c)	Floor plans showing locations of lighting fixtures, power outlets, mechanical motor equipment, distribution panels, and primary distribution switchgear/switchboard.
d)	Detailed floor plan and sections of rooms for containing equipment for uninterruptible power system (UPS) and emergency power generation. Indicate layout of equipment and vertical and horizontal clearances, type of room enclosure and details of equipment mounting platforms.
e)	Detailed floor plan and sections of power control rooms showing layout of equipment, vertical and horizontal clearances and type of room enclosure.
f)	Complete construction and installation details, notes and specifications necessary to provide an accurate description of the proposed construction work
g)	Calculations of lighting, power, mechanical motor demand and connected loads, corresponding loads on panel schedules, and estimation of total normal loads for fault current, protective device coordination, arc flash, generator sizing, load, feeder and equipment sizing, voltage drop, harmonic distortion, lightning protection risk analysis, and lightning protection risk analysis.
h)	Calculations of demand for Uninterruptible Power Supply (UPS) and stand-by power generation.
i)	Calculations of demand for on-site renewable power generation.
<b>10. ICT, SECURITY AND ALARM SYSTEMS</b>	
a)	Site development and vicinity plans showing utility service and distribution to point of connections at building pull boxes, including layout of indoor and outdoor wi-fi routers and CCTV equipment.
b)	Floor plan and riser schematic diagrams of building telecom installations, public address systems, cabled and Wi-Fi network systems, CCTV surveillance systems and security alarm systems.
c)	Detailed floor plans showing layout of dedicated telecom panel rooms and security centers such as those used for telecom pull boxes, private branch exchange equipment, ICT network servers and public address and alarm control panels and CCTV surveillance monitors.
d)	Complete construction and installation details, notes and specifications necessary to provide an accurate description of the proposed construction work.

QUERY 9	Pages 24 to 25 of 99: Submission Requirements				
	Our comments on this submission requirements are based on our experiences with our 3 projects in UPLB. Similar changes / revisions were approved by the end-users and UPLB administration and implemented in all 3 projects.				
	8.0 Submission Requirements (Table 4)				
	Stage	Submission Schedule	Review and Approval Schedule	Output	Format
	Project Inception	Due 15 CD after NTP	Max 6 CD after receipt of inception report	1. Project Inception and Site Analysis Report <ul style="list-style-type: none"> <li>• Project Methodology</li> <li>• Project Timetable &amp; Schedule</li> <li>• Review of Project Data</li> <li>• Initial Site Analysis</li> <li>• Photo Survey of the Site</li> <li>• Initial recommendations</li> </ul>	3 copies of bound A3 size report, CD containing an electronic file in PDF
				2) Presentation of Findings	PowerPoint / Visual Presentation
Schematic Design Stage	Due 15 CD after receipt of the approved inception report	Max 7 CD after receipt of schematic design	1) Schematic Design Stage Report Initial Report	3 copies of bound A3 size report, CD containing an electronic file in PDF  <i>Comment: Submit 3 hard copies of drawing only, and not entire report. Submission of complete Initial Report in e-file only.</i>	
			2) Presentations of the Schematic Designs	Visual Presentation in PowerPpoint and Poster Board formats  <i>Comment: Delete Posting Board format</i>	
			3) Schematic Design Revisions	3 copies of each set of revisions of architectural plans, elevations, sections and	

					perspectives <i>Comment: E-file submission only</i>
				4) Final Schematic Design Stage Report	3 copies of bound A3 size report, CD containing an electronic file in PDF
Design Development Stage	Due 60 CD after receipt of approved schematic plans and designs	Max 20 CD after receipt of design development report	1. Presentation of the Design Development Plans	Visual Presentation in PowerPoint and Poster Boards formats  <i>Comment: Delete Poster Board format</i>	
			2) Design Development Plan Revisions	3 copies of revised architectural plans, elevations, sections and perspectives, including other civil, structural and utilities plans with significant revisions  <i>Comment: E-file submission only</i>	
			3) Design Development Studies Report	3 copies of bound A3 size report, CD containing an electronic file in PDF	
Final Report and Final Contract Documents Submissions	Max 30 CD after receipt of the approved design development plan	Max 7 CD after receipt of contract documents	1) Architectural and engineering construction plans and detailed drawings	7 copies of A1 size Blueprints with 1 set of Sepia prints and electronic files of CAD drawings  <i>Comment: Change Sepia to Tracing Paper</i>	
			2) Final Design Report Volume 1	5 copies Bound A4 size report, CD of electronic file in MS Word and PDF  <i>Comment: Should be A3</i>	
			3) Technical Specifications	5 copies Bound A4 size report, CD of electronic file in MS Word and PDF	
			4) Structural Computations	5 copies Bound A4 size report, CD of electronic file in PDF	

				5) Bill of Materials and Cost estimates	5 copies Bound A4 size report, CD of electronic file in MS Excel and PDF
	Total number of CD	120 CD	40 CD	160 CD	
REPLY 9	Please see Revised Table 4 Below:				
	<b>TABLE 4. SUBMISSION REQUIREMENTS AND SCHEDULE</b>				
	<b>Stage</b>	<b>Submission Schedule</b>	<b>Review and Approval Schedule</b>	<b>Outputs</b>	<b>Format</b>
	Project Inception	Due 15 CD after NTP	Max 6 CD after receipt of inception report	1) Project Inception and Site Analysis Report: <ul style="list-style-type: none"> <li>Project Methodology</li> <li>Project Timetable &amp; Schedule</li> <li>Review of Project Data</li> <li>Initial Site Analysis</li> <li>Photo Survey of the site</li> <li>Initial recommendations</li> </ul>	3 copies of bound A3 size report, CD containing an electronic file in PDF.
				2) Presentation of Findings	PowerPoint/ Visual Presentation
	Schematic Design Stage	Due 15 CD after receipt of the approved inception report	Max 7 CD after receipt of schematic design	1) Schematic Design Stage Report: Initial Report	3 copies of bound A3 size report, CD containing an electronic file in PDF. (Submit 3 hard copies of drawings only, and not entire report. Submit complete initial report in e-file only)
				2) Presentations of the Schematic Designs	Visual Presentation in PowerPoint
				3) Schematic Design Revisions	3 copies of each set of revisions of architectural plans, elevations, sections and perspectives (e-file submission only)
				4) Final Schematic Design Stage Report	3 copies of bound A3 size report, CD containing an electronic file in PDF.

	Design Development Stage	Due 60 CD after receipt of approved schematic plans and designs	Max 20 CD after receipt of design development report	1) Presentation of the Design Development Plans	Visual Presentation in PowerPoint
				2) Design Development Plan Revisions	3 copies of revised architectural plans, elevations, sections and perspectives, including other civil, structural and utilities plans with significant revisions (e-file submission only)
				3) Design Development (DD) Studies Report	3 copies of bound A3 size report, CD containing an electronic file in PDF.
	Final Report and Final Contract Documents Submission	Max 30 CD after receipt of the approved design development report	Max 7 CD after receipt of contract documents	1) Architectural and engineering construction plans and detailed drawings	7 copies of A1 size Blueprints with 1 set of tracing paper prints and electronic files of CAD drawings
				2) Final Design Report Volume 1	5 copies Bound A3 size report, CD of electronic file in MS Word and PDF.
				3) Technical Specifications	5 copies Bound A4size report, CD of electronic file in MS Word and PDF.
				4) Structural Computations	5 copies Bound A4size report, CD of electronic file in PDF.
				5) Bill of Materials and Cost Estimates	5 copies Bound A4size report, CD of electronic file in MS Excel and PDF.
	TOTAL number of CD	120 CD	40 CD	<b>160 CD</b>	

Please acquire a revised copy of the Terms of Reference from PITC and submit all required documents for the Submission of Technical and Financial Bid and Opening of Technical Bid scheduled on 27 July 2018 (Friday) 1:00PM.

This Supplemental/Bid Bulletin 3 shall form part of the Bidding Documents. Any provisions in the Bidding Documents inconsistent herewith is hereby amended, modified and superseded accordingly.

For guidance and information of all concerned.

Issued this 19<sup>th</sup> day of July 2018 in Makati City.

Reviewed and Approved by:

**(Sgd) ATTY. MA. VICTORIA C. MAGCASE**  
Chairperson, Bids and Awards Committee – I

**(Sgd) ATTY. MA. GUDELIA C. GUESE**  
Vice Chairman

**(Sgd) CHRISTABELLE P. EBRIEGA**  
Member

**(Sgd) MYRA CHITELLA T. ALVAREZ**  
Member

**(Sgd) DAVID A. INOCENCIO**  
Member

**Concurred by:**

**(Sgd) DR. MARISH S. MADLANGBAYAN**  
Provisional Member – UPLB

<b>Received by:</b>	
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