

**Award Notice Abstract (Ref No.: 5852173)****Status: Updated**

Reference Number: 12498069	DEPARTMENT OF EDUCATION - DIVISION OF BATANGAS Provincial Sports Complex Compound, Bolbok Batangas City Batangas, Region IV-A, Philippines		Award Type: Award Notice
Control Number: PR No. 2025-10-0160	PR No. 2025-10-0160 Lease of Venue for the Divisio		Contract Amount: Php2,301,440.00
Bid Notice Title: PR No. 2025-10-0160 Lease of Venue for the Division Roll-out of Career Guidance Program for School-based Training of Career Advocates (SBTCA) on November 17-21, 2025	Awardee : MR COMMONWEALTH PROPERTIES INC. Address : National Highway, Brgy. Quilib Rosario Batangas, Region IV-A, Philippines	Contact Person : MENDEL ALDAY NOCHE Designation : GENERAL MANAGER	Award Date: 12-Nov-2025 Publish Date: 28-Nov-2025
Approved Budget: Php2,320,000.00	Line Item		Date Last Updated: 28-Nov-2025
Procurement Mode: Public Bidding	#	Product/Service/Project Name	Budget
Classification: Goods	1	PR No. 2025-10-0160 Lease of Venue for the Divisio, PR No. 2025-10-0160 Lease of Venue for the Division Roll-out of Career Guidance Program for School-based Training of Career Advocates (SBTCA) on November 17-21, 2025, 90110000, 1, Lot	Php2,320,000.00
Category: Lease and Rental of Property or Building	Reason for Award : Lowest Calculated Responsive Bid		Contract Number: PR No. 2025-10-0160
Applicable Procurement Rules: Implementing Rules and Regulations			Proceed Date: 14-Nov-2025
Funding Source: Government of the Philippines (GOP)			Contract Effectivity Date: 17-Nov-2025
Funding Instrument: General Appropriations Act			Contract End Date: 21-Nov-2025
Area of Delivery: Batangas			Created By: Anabel E. Magalona
Delivery Period: 5 Day/s			Date Created: 28-Nov-2025
Contact Person: Anabel Magalona			Approver:
Created By: Anabel Magalona			View Documents: 4



Republic of the Philippines
Department of Education
REGION IV-A CALABARZON
SCHOOLS DIVISION OF BATANGAS

**BAC RESOLUTION DECLARING LCRB AND RECOMMENDING APPROVAL
RESOLUTION NO. 47, s. 2025**

WHEREAS, on October 17, 2025, DepEd Division of Batangas thru the Bids and Awards Committee (BAC) Secretariat posted the Invitation to Bid for **PR No. 2025-10-0160 Lease of Venue for the Division Roll-out of Career Guidance Program for School-based Training of Career Advocates (SBTCA) on November 17-21, 2025** with an Approved Budget for the Contract of Two Million Three Hundred Twenty Thousand Pesos (P 2,320,000.00) only, at the websites of PhilGEPS and Procuring Entity and SDO Batangas Bulletin Board continuously for 22 calendar days;

WHEREAS, on October 20, 2025 invitations to observers for the pre-bid conference and opening of bids were sent to Commission on Audit (COA) DepEd Batangas, Bauan Technical High School Multi-Purpose Cooperative and Bolo Multi-Purpose Cooperative;

WHEREAS, on October 22, 2025, the BAC issued Supplemental Bid Bulletin No. 1 regarding the pre-bid conference meeting link as other members of the Bids and Awards Committee has to attend to equally important matters;

WHEREAS, on October 24, 2025 at 10:00 a.m., pre-bid conference was conducted at SDO Conference Room Music and Arts Building, Provincial Sports Complex, Bolbok, Batangas City;

WHEREAS, in response to the said advertisements, there were two (2) interested bidders who logged in the Documents Request List of PhilGEPS ;

WHEREAS, MR Commonwealth Properties, Inc. (Rosario Resort and Hotel) availed the bidding documents and submitted its bid manually on November 5, 2025 at 9:49 a.m. at SDO Batangas, Music and Arts Building, Provincial Sports Complex, Bolbok, Batangas City;

WHEREAS, on November 5, 2025 at 10:00 a.m. during bid opening, representative from MR Commonwealth Properties, Inc. (Rosario Resort and Hotel) attended the said procurement activity at SDO Conference Room, Music and Arts Building, Provincial Sports Complex, Bolbok, Batangas City;

WHEREAS, the Bids and Awards Committee (BAC) opened the envelopes containing the bidder's technical and found the bidder complying with the document requirements;



Address: Provincial Sports Complex, Bolbok, 4200 Batangas City

Telephone: (043) 722-1840 / 722-1796

Email Address: deped.batangas@deped.gov.ph

Website: www.depedbatangas.com

Doc. Ref. Code	SDO-OSDS-F116	Rev	00
Effectivity	03.10.25	Page	1 of 3



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WHEREAS, the BAC opened the financial component envelope of the bidder and found the following details below:

Name of Bidder	Bid Amount (As Read)	% Variance from ABC
MR Commonwealth Properties, Inc. (Rosario Resort and Hotel)	P 2,301,440.00	0.80%
XXXX	XXXX	XXXX

WHEREAS, the BAC declared MR Commonwealth Properties, Inc. (Rosario Resort and Hotel) as the Lone Bid as Read;

WHEREAS, on November 5, 2025 at 3:00 p.m., the detailed evaluation of bids of the lone bidder was conducted at the Division Office Conference Room, Music and Arts Building, Provincial Sports Complex, Bolbok, Batangas City and the bid amount as calculated is as follows:

Name of Bidder	Bid Amount (As Calculated)	% Variance from ABC
MR Commonwealth Properties, Inc. (Rosario Resort and Hotel)	P 2,301,440.00	0.80%
XXXX	XXXX	XXXX

WHEREAS, the BAC issued Notice To Conduct Post-qualification to MR Commonwealth Properties, Inc. (Rosario Resort and Hotel), stating that the BAC will conduct post-qualification of its technical, legal and financial documents and requirements specified in the bidding documents;

WHEREAS, on November 7, 2025, MR Commonwealth Properties, Inc. (Rosario Resort and Hotel) submitted its original eligibility, technical and financial documents to the BAC and TWG, immediately conducted the post-qualification;

WHEREAS, upon careful examination, validation and verification of the eligibility, technical and financial requirements, vis-à-vis technical specifications in the bidding documents, MR Commonwealth Properties, Inc. (Rosario Resort and Hotel) was found compliant with all the technical, financial and post-qualification requirements and conditions specified in the Bidding Documents;



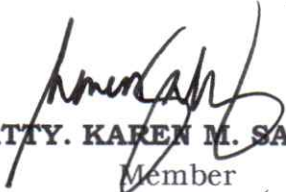
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WHEREAS, the Bids and Awards Committee declared MR Commonwealth Properties, Inc. (Rosario Resort and Hotel) the Lowest Calculated Responsive Bid;

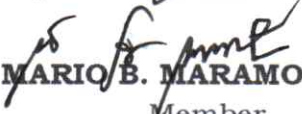
NOW, THEREFORE, We, the Members of the Bids and Awards Committee, hereby RESOLVE as it is hereby RESOLVED to award the project **PR No. 2025-10-0160 Lease of Venue for the Division Roll-out of Career Guidance Program for School-based Training of Career Advocates (SBTCA) on November 17-21, 2025** to:

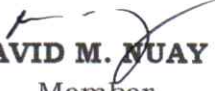
MR Commonwealth Properties, Inc. (Rosario Resort and Hotel)

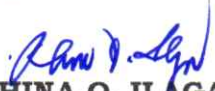
**BAC RESOLUTION REQUESTING FOR ISSUANCE OF NOTICE TO AWARD
RESOLUTION NO. 47, s. 2025
November 10, 2025**


ATTY. KAREN M. SALIMO
Member


LOU C. PANALIGAN
Member


MARIO B. MARAMOT, PhD
Member


DAVID M. NUAY
Member


RHINA O. ILAGAN, CESE
Vice-Chairperson


JOFIT P. DAYOC, CESE
Chairperson

APPROVED:


MARITES A. IBANEZ, CESO V
Head of Procuring Entity



Republic of the Philippines
Department of Education
REGION IV-A CALABARZON
SCHOOLS DIVISION OF BATANGAS

NOTICE OF AWARD
(Public Bidding)

November 11, 2025

MR. MENDEL A. NOCHE

General Manager
MR Commonwealth Properties, Inc.
Rosario Resort and Hotel
119 Gualberto Ave., Quilib
Rosario, Batangas

Name of Project: **PR No. 2025-10-0160 Lease of Venue for the Division Roll-out of Career Guidance Program for School-based Training of Career Advocates (SBTCA) on November 17-21, 2025**

Dear **Mr. Noche**:

We are pleased to notify you that your bid for the Project is hereby accepted in the amount of **Two Million Three Hundred One Thousand Four Hundred Forty Pesos (Php 2,301,440.00)** only.

Kindly affix your signature on the space provided below to indicate your acceptance of this notice and the bid price after having been evaluated in accordance with the issued Bidding Documents. You are hereby required to enter into a formal contract with us and submit a Performance Security in any of the following forms within ten (10) days from receipt of this notice:

Five percent (5%) of the total contract price in the form of cash; cashier's check, or manager's check issued by a universal or commercial bank; bank draft, bank guarantee or irrevocable letter of credit issued by a universal or commercial bank, provided, that it shall be confirmed or authenticated by a universal or commercial bank if issued by a foreign bank.

Thirty percent (30%) of the total contract price in the form of Surety Bond callable upon demand issued by a surety or insurance company duly certified by the Insurance Commission as authorized to issue such security.

Failure to enter into a contract with us or submit the Performance Security shall constitute a sufficient ground for cancellation of this notice, forfeiture of your bid security, and imposition of appropriate sanctions.



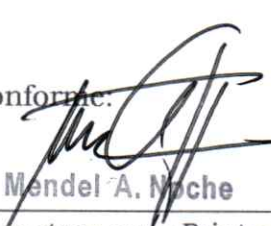
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Department of Education
REGION IV-A CALABARZON
SCHOOLS DIVISION OF BATANGAS

Please return the original copy of this Notice to the DepEd Division Office of Batangas through the BAC Secretariat within two (2) days from the date of your receipt hereof pursuant to ITB 30.2 of the Bidding Documents.

Very truly yours,


MARITES A. IBANEZ, CESO V
Head of Procuring Entity

Conformed:


Mendel A. Noche

Signature over Printed Name

General Manager

Designation

Date:


Nov. 12, 2024



Republic of the Philippines
Department of Education
REGION IV-A CALABARZON
SCHOOLS DIVISION OF BATANGAS

CONTRACT AGREEMENT

THIS AGREEMENT made this 12th day of November 2025 between Department of Education Division of Batangas, Provincial Sports Complex, Bolbok, Batangas City, Philippines (hereinafter called "the Entity") represented herein by its Schools Division Superintendent **DR. MARITES A. IBANEZ** of the one part and MR Commonwealth Properties, Inc. (Rosario Resort and Hotel) represented herein by its General Manager **MENDEL A. NOCHE** of 119 Gualberto Ave., Quilib, Rosario, Batangas (hereinafter called "the Supplier") of the other part;

WHEREAS, the Entity invited Bids for certain goods and ancillary services, particularly the **PR No. 2025-10-0160 Lease of Venue for the Division Roll-out of Career Guidance Program for School-based Training of Career Advocates (SBTCA) on November 17-21, 2025** and has accepted a Bid by the Supplier for the supply of those goods and services in the sum of **Two Million Three Hundred One Thousand Four Hundred Forty Pesos (Php 2,301,440.00)** only (hereinafter called "the Contract Price") and shall be completed within five (5) calendar days. Below are the details of the project:

Food, Venue and Accommodation – 232 pax

Inclusions:

Breakfast - rice, 2 viands, fresh fruits, bread and butter and coffee (for 5 days)
Day 1-5

Morning Snacks - snacks and juice (for 4 days) Day 2-5

Assisted Buffet Lunch - rice, vegetables, 2 viands, soup, dessert and soft drinks or juice (for 5 days) Day 1-5

Afternoon Snacks - snacks and soft drinks or juice (for 5 days) Day 1-5

Assisted Buffet Dinner - rice, vegetables, 2 viands, soup, dessert and soft drinks or juice (for 4 days) Day 1-4

Additional Specifications:

Physical set up of the function hall, 6" x 8" Welcome Tarpaulin, basic lights and sounds with microphones, free WIFI connectivity, free-flowing coffee, purified drinking water, dinner and accommodation for 10 pax advance party on Day 0

Room Assignment: Triple/Quadruple Sharing

Location : within Batangas Province outside 10kms radius of Taal Volcano

MARITES A. IBANEZ, CESO V
Schools Division Superintendent

JOFINA P. DAYOC, CESE
BAC Chairperson

MENDEL A. NOCHE
Supplier

Supplier's Witness



Republic of the Philippines
Department of Education
REGION IV-A CALABARZON
SCHOOLS DIVISION OF BATANGAS

NOW THIS AGREEMENT WITNESSETH AS FOLLOWS:

1. In this Agreement words and expressions shall have the same meanings as are respectively assigned to them in the Conditions of Contract referred to.
2. The following documents as required by the 2016 revised Implementing Rules and Regulations of Republic Act No. 9184 shall be deemed to form and be read and construed as integral part of this Agreement, *viz.*:
 - i. Philippine Bidding Documents (PBDs);
 - i. Schedule of Requirements;
 - ii. Technical Specifications;
 - iii. General and Special Conditions of Contract; and
 - iv. Supplemental or Bid Bulletins, if any
 - ii. Winning bidder's bid, including the Eligibility requirements, Technical and Financial Proposals, and all other documents or statements submitted;
Bid form, including all the documents/statements contained in the Bidder's bidding envelopes, as annexes, and all other documents submitted (*e.g.*, Bidder's response to request for clarifications on the bid), including corrections to the bid, if any, resulting from the Procuring Entity's bid evaluation;
 - iii. Performance Security;
 - iv. Notice of Award of Contract; and the Bidder's conforme thereto; and
 - v. Other contract documents that may be required by existing laws and/or the Procuring Entity concerned in the PBDs. **Winning bidder agrees that additional contract documents or information prescribed by the GPPB that are subsequently required for submission after the contract execution, such as the Notice to Proceed, Variation Orders, and Warranty Security, shall likewise form part of the Contract.**
3. In consideration for the sum of Two Million Three Hundred One Thousand Four Hundred Forty Pesos (Php 2,301,440.00) only or such other sums as may be ascertained, MR Commonwealth Properties, Inc. (Rosario Resort and Hotel) of 119 Gualberto Ave., Quilib, Rosario, Batangas agrees to deliver the project PR No. 2025-10-0160 Lease of Venue for the Division Roll-out of Career Guidance Program for School-based Training of Career Advocates (SBTCA) on November 17-21, 2025 in accordance with its Bid.
4. The Department of Education Division of Batangas agrees to pay the above-mentioned sum in accordance with the terms of the Bidding.

Supplier's Witness

Supplier

MARITES A. IBANEZ, CESO V
Schools Division Superintendent

JOFIT P. DAYOC, CESE
BAC Chairperson

MEDEL A. NOCHE



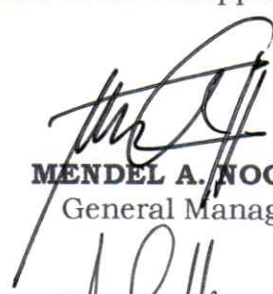
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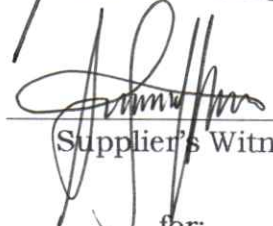
IN WITNESS whereof the parties hereto have caused this Agreement to be executed in accordance with the laws of the Republic of the Philippines on the day and year first above written.


MARITES A. IBANEZ, CESO V
Schools Division Superintendent


JOFIT P. DAYOC, CESE
BAC Chairperson

for:
DepEd Division of Batangas


MENDEL A. NOCHE
General Manager


Supplier's Witness

for:
MR Commonwealth Properties, Inc.
Rosario Resort and Hotel

Certificate of Availability of Funds:

Amount: ₱ 2,301,440.00

Sub-Aro No: CNA


EDUARDA U. ALON
Accountant III.



Republic of the Philippines
Department of Education
REGION IV-A CALABARZON
SCHOOLS DIVISION OF BATANGAS

REPUBLIC OF THE PHILIPPINES)
City/Municipality of ROSARIO, BATANGAS

ACKNOWLEDGMENT

BEFORE ME, a Notary Public in and for ROSARIO, BATANGAS,
Philippines, this _____ day of NOV 12 2025 2025, personally appeared:

<u>NAME</u>	<u>Number</u>	<u>Issued on</u>	<u>Issued at</u>
1. MARITES A. IBAÑEZ, CESO V Head of Procuring Entity DepEd Batangas	PRC 0188341		PRC Manila
2. MENDEL A. NOCHE General Manager MR Commonwealth Properties, Inc. Rosario Resort and Hotel 119 Gualberto Ave., Quilib, Rosario, Batangas	SCA R-1489-23		Rosario, Batangas

Known to me and to me known to be the same persons who executed the foregoing instrument and acknowledged to me that same is the free and voluntary act and deed of the entities which they respectively represent.

The foregoing instrument is a CONTRACT consisting of four (4) pages (exclusive of attachments), including this page on which this acknowledgment is written and signed by the parties hereto and their instrument witnesses on the left hand margin of each and every page hereof.

WITNESS MY HAND AND SEAL on the date and place first above written.

ROMEO T. REYES

Notary Public, 31, 2025

PIR No. 25170-1-2-25

IDP No. 1862-9-15-22

Roll No. 22823

Rosario, Batangas TIN-115-030-168

MCLE Compliance No. I-0017940

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Republic of the Philippines
Department of Education
REGION IV-A CALABARZON
SCHOOLS DIVISION OF BATANGAS

NOTICE TO PROCEED
(Public Bidding)

November 14, 2025

MR. MENDEL A. NOCHE

General Manager
MR Commonwealth Properties, Inc.
Rosario Resort and Hotel
119 Gualberto Ave., Quilib
Rosario, Batangas

Name of Project: PR No. 2025-10-0160 Lease of Venue for the Division Roll-out of Career Guidance Program for School-based Training of Career Advocates (SBTCA) on November 17-21, 2025

Dear **Mr. Noche**:

We wish to inform you that the Contract Agreement for PR No. 2025-10-0160 Lease of Venue for the Division Roll-out of Career Guidance Program for School-based Training of Career Advocates (SBTCA) on November 17-21, 2025 amounting to Two Million Three Hundred One Thousand Four Hundred Forty Pesos (Php 2,301,440.00) only has been approved.

You are now hereby notified to commence execution of Works and shall fully complete all of the works within five (5) calendar days after receipt of this notice.

Very truly yours,

MARITES A. IBANEZ, CESO V
Head of Procuring Entity

Receipt of NTP is hereby acknowledged:

Mendel A. Noche
Mendel A. Noche

(Signature over Printed Name)

General Manager

(Designation)

MR COMMONWEALTH PROPERTIES, INC - ROSARIO RESORT & HOTEL
(Name of Company)

Date: *November 14, 2025*