



Date: \_\_\_\_\_

## Invitation to Apply for Eligibility and to Submit Superior Comparative Proposal

1. The Social Security System (SSS), through its ROPA and Acquired Assets Department (ROPAAAD) and Asset Management Division (AMD), is inviting interested Public and Private Sector Entities (PSEs)/Challenger Lessees (CLs) to submit superior comparative proposals to challenge the agreed terms between the SSS and the Original Proponent Lessee (OPL) for the proposed lease of the SSS Properties described below:

Property	Lot Area (sq.m.)	Minimum Bid Price (₱/sq.m.)	Monthly Rental Exclusive of VAT (₱/monthly)	Status/Use of Lot
Lot Portion within SSS Tacloban Property	400.00	131.00	52,400.00	Cell site/ Telecommunication facility

2. Interested CLs must submit their Expression of Interest (EOI) personally or through email to the physical or email address stated below **on or before March 06, 2026, 4:00 p.m.**

The EOI must contain an undertaking by the CL that (a) he/she/it will adhere to the qualifications criteria; (b) he/she/it will not seek and obtain a writ of injunction or prohibition or restraining order against SSS and its officials to prevent or restrain the process, the award of the Contract of Lease and implementation of the same; and (c) he/she/it will not institute any criminal, civil and/or administrative cases against SSS and its officials. Only CLs which submitted EOIs may obtain the Terms of Reference (TOR) and submit the Eligibility Documents and Bid Proposals on the date specified below.

If no EOI from a CL is received within the prescribed period, the lease project shall be awarded to the OPL and the Modified Competitive Challenge (MCC) process is deemed completed.

3. CLs which submitted EOI, shall obtain the TOR at the address given below starting **February 16, 2026** up to the scheduled submission & opening of eligibility documents, upon payment of a non-refundable fee of Philippine Pesos: THREE THOUSAND PESOS (₱3,000.00). The TOR shall be received personally by the CL or his/her/its authorized representative.

It may also be downloaded free of charge from the website of the SSS [www.sss.gov.ph](http://www.sss.gov.ph), provided that CLs shall pay the applicable fee for the TOR not later than the deadline for the submission of bids.

The mode of payment will be on a cash basis payable at the SSS Cash Management Department, Ground Floor, SSS Office Building, East Avenue, Diliman, Quezon City upon accomplishment of SSS Form R-6.

4. The schedule for the submission of Eligibility Documents and Bid Proposal is on **March 24, 2026, 2:00 p.m.** at the Executive Lounge, 2<sup>nd</sup> Floor, SSS Office Building, East Avenue, Diliman, Quezon City. Late proposals shall not be accepted.
5. Bid opening shall be on same date and venue immediately after the deadline of submission as stated above. Bids will be opened in the presence of the CLs/CLs' representatives who choose to attend at the address above.
6. A Pre-Selection Conference will be conducted through online conference using Microsoft Teams on

**March 10, 2026, 2:00 p.m.**, but attendance shall not be mandatory.

Kindly e-mail us through e-mail address [lease.ropaaad@sss.gov.ph](mailto:lease.ropaaad@sss.gov.ph) or call through our trunkline number (02) 8709-7198 locals 2574/2575/2572 on or before **March 09, 2026, 4:00 p.m.** the following:

- a. Name of the attendee and e-mail address; and
  - b. Technical and administrative queries, if any
7. All Prospective Lessees (PLs) who have purchased the TOR can request for further clarifications and/or make inquiries regarding the TOR, which shall be in writing and addressed to the Department Manager III, ROPA and Acquired Assets Department. All inquiries should be received on or before **March 13, 2026, 4:00 p.m.** through the given e-mail address or through physical address as specified below.
  8. Bid Bulletin will be posted in the SSS website and will also be sent to all PLs who have purchased the TOR not later than the close of business on March 18, 2026 through email. Receipt of all Bid Bulletin shall be acknowledged by each PL prior to the submission and opening of the Eligibility Documents and Bid Proposal and shall be so indicated therein.
  9. References to the dates and times shall be based on Philippine Standard time. Should any of the above dates fall on a holiday, the deadline shall be extended to the same time of the immediately succeeding business day in Quezon City.
  10. The CLs shall be evaluated on a pass or fail basis to determine if the CL (or the member-firms) complies with or satisfies all of the requirements. Only those CLs who strictly comply with ALL eligibility requirements shall be declared "ELIGIBLE" for the opening and evaluation of their Bid/Lease Proposals.  
  
Bids received below the minimum amount, as stated in the TOR, shall be rejected at the opening of the Bids.
  11. If no CL procures this TOR and/or submits superior comparative proposal, the Contract of Lease shall be executed between SSS and the OPL, and the MCC process is deemed terminated. If there is an eligible and compliant CL with superior comparative proposal, the OPL shall have the right to outbid the same pursuant to the parameters set by SSS as stated in the TOR.
  12. The SSS reserves the right to reject any and all application for qualification and eligibility found not in conformity with the relevant rules and policies set by SSS.

For further information, please refer to:

**DEPARTMENT MANAGER III**

ROPA and Acquired Assets Department

5<sup>th</sup> Floor, SSS Building, East Avenue, Diliman, Quezon City

Tel # (02) 8924-7826, Trunkline # (02) 8709-7198 locals 2574/2572

Email address: [lease.ropaaad@sss.gov.ph](mailto:lease.ropaaad@sss.gov.ph)

**AR. CYRUS CAESAR D. LOZANO**  
**Department Manager III**  
ROPA and Acquired Assets Department