



**26 FEBRUARY 2021**

**ATTY. MIGUEL E. UMALI**  
*President and CEO*  
**PHILIPPINE NATIONAL CONSTRUCTION CORPORATION (PNCC)**  
 Km. 15 East Service Road, Bicutan  
 Parañaque City

**ACKNOWLEDGEMENT RECEIPT**

LETTER **24 FEBRUARY 2021**  
 DATE:

RE: **[E] LETTER FROM PNCC TO GCG SUBMITTING THE  
 PERFORMANCE EVALUATION SYSTEM (PES)  
 MONITORING REPORT FOR THE 4TH QUARTER OF THE  
 CALENDAR YEAR 2020**

The said document was officially received by the Governance Commission on 26 February 2021 and has been forwarded to the responsible GCG Officer for appropriate action.

To follow-up for further action on the document, you may contact us through telephone numbers (02) 5328-2030 or (02) 5318-1000. Please cite the GCG Document Management System (DMS) Barcode Number: **0-0855-26-02-2021-002948**.

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Date and Time

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**PHILIPPINE NATIONAL  
CONSTRUCTION CORPORATION**

24 February 2021

Ref.No.: OP-MEU-007-2021L

**MR. SAMUEL G. DAGPIN, JR.**

*Chairman*

**MR. MICHAEL P. CLORIBEL**

*Commissioner*

**MS. MARITES C. DORAL**

*Commissioner*

**GOVERNANCE COMMISSION FOR GOCCs**

3<sup>rd</sup> Floor Citibank Center, 8741 Paseo De Roxas,  
Makati City, Philippines

**SUBJECT: PERFORMANCE EVALUATION SYSTEM (PES) FOR CY 2020  
(RECALIBRATED 2020 PERFORMANCE SCORECARD)**

**Gentlemen:**

In compliance with your letter dated January 22, 2021 regarding the above-stated subject, we transmit herewith the Performance Evaluation System (PES) Monitoring Report for the 4<sup>th</sup> quarter of the Calendar Year 2020.

We trust that you will find the foregoing submission to be in order.

Thank you for your kind consideration.

Very truly yours,



**MIGUEL E. UMALI**  
*President and CEO*

w/att



PHILIPPINE NATIONAL CONSTRUCTION CORPORATION

s of FCACUSTOMERS / STAKEHOLDERS	OBJECTIVE / MEASURES	FORMULA	WEIGHT	RATING SCALE	Recalibrated 2020		
					Target	4th QUARTER ACCOMPLISHMENT	
<b>SO 1</b>	<b>Maximize Stakeholder Value</b>						
SM1	Construction and Development of Real Properties (FCA Properties)	Actual Accomplishment	10%	All or Nothing	OP Approval of TOR for FCA property (9.9 has.)	Awaiting approval Office of the President of the Philippines on proposed leased and development of 9.9 hectare FCA.	
			5%		Signed Lease Contract for FCA Property		
SM2	Percentage of Satisfied Customers	Actual Accomplishment		Actual / Target 0% if below 80%		Bid documents forwarded via LBC on December 9, 2020; all acknowledged receipt: 1. DAP 2. Phil Survey and Research Center 3. IPSOS Philippines	
			a. Partner Agencies		5%		90%
			b. Concessionaires		5%		90%
<b>SUBTOTAL</b>			<b>25%</b>				
<b>SO 2</b>	<b>Improve Internal Systems and Procedures</b>						
SM 3	ISO Certification	Actual Accomplishment	5%	All or Nothing	ISO 9001:2015 Certification	The ISO Core Team has reviewed the following documents and approved by the President and CEO for implementation on given dates: a. Petty Cash Fund Flowchart – 10/14/2020 (Annex A)  Other activities were put on hold in view of stringent social distancing measures brought about by COVID-19 Pandemic.	
SM 4	<i>Construction and Development of Expressway Projects</i>						
	a. Lucena-Matnog Expressway / SLEX TR5	Actual Accomplishment	2%	All or Nothing	Start of STOA Negotiation	Initial discussion with PNCC, SMHC and TRB – Technical Working Group commenced on September 18, 2019 (Annex B-1) and (Annex B-2)	
		2%	Completion of STOA Negotiation		On-going discussion among TRB, SMHC and PNCC on the full context of the draft STOA for TR5 project.  Awaiting on notice for TRB on resumption of discussion re: STOA.		

	b. Pasig River Expressway Project (PAREX)	Actual Accomplishment	7%	All or Nothing	Signed BJVA with Selected Proponent	On November 26, 2019, the Business and Joint Venture agreement (BJVA) between PNCC and SMHC was executed. (Annex C-1)
					OP Approval of Assignment of Usufruct	On November 11, 2019 the Assignment of Usufruct for the PAREX project was approved by the Office of the President of the Philippines. (Annex C-2)
					Start of STOA Negotiation	STOA negotiation already commenced Annex (C-3) and (Annex C-4)
	c. Integrated Airport Toll Expressways Network	Actual Accomplishment	3%	All or Nothing	Enter into a Joint Venture Agreement (JVA) for IATEN Project	On October 2, 2020, the Business and Joint Venture Agreement between PNCC and SMHC was executed (Annex D-1)
Approval of Assignment of Usufruct by OP on IATEN project					On August 14, 2020 the Assignment of Usufruct for the IATEN project was approved by the Office of the President of the Philippines. (Annex D-2)	
<b>SO 3 Enhance Mobility of People and Commerce</b>						
<i>Enhance Annual Daily Traffic</i>						
SM 5	a. Metro Manila Skyway Stage 3	Actual Accomplishment	6%	All or Nothing	Full Operation of Skyway Stage 3	<p>a.i. Section a&amp;1A : Buendia to Plaza Dilao = 94.07%</p> <p>a.ii Section 2a : Plaza Dilao to T. Claudio = 92.36%</p> <p>Section 2A': T. Claudio to Old Sta. Mesa = 0.00%</p> <p>Section 2b: T. Claudio to Aurora Blvd = 98.15%</p> <p>a.iii Section 3: Aurora Blvd to Quezon Ave. = 97.11%</p> <p>a.iv Section 4: Quezon Ave. to Balintawak = 96.23%</p> <p>a.v Section 5: Balintawak to NLEX = 98.32%</p> <p><b>MMSS3 General Accomplishment = 96.37%</b></p> <ul style="list-style-type: none"> <li>• Main Alignment completed</li> <li>• Continue construction works for toll plazas and remaining ramps</li> </ul>

	<i>Increased Annual Daily Traffic</i>						
	SM 5	b. FTI-Bicutan	Actual Accomplishment	1%	All or Nothing	% Completion based on Project Gantt Chart	<ul style="list-style-type: none"> <li>On-going activities on the acquisition of right-of-Way</li> <li>Construction on-going on C5 section for Pier 61 to 66</li> <li>On-going DED (Detailed Engineering Design) for Section 1A realignment (2x2 lance configuration for main viaduct) upon receipt of TRB approval for implementation (14 September 2020 letter)</li> <li>On-going DED for Section 2 realignment</li> </ul>
	<b>Sub – total</b>			<b>26%</b>			
FINANCE	<b>SO 4 Reinforce Collection System</b>						
	SM 6	Percentage of Receivables Collected	Actual Accomplishment	3%	Actual / Target	Collection of at least 10% or P7.8 Million of Judgment / Monetary Award of PMMA (P78M)	Awaiting COA decision on Petition for Money Claim.
	<b>SO 5 Improved Equity and Debt Management Service Strategies</b>						
	SM 7	Revenues	Service Income + Share in JVs + Dividend Income + Interest Income	7%	Actual / Target	10% Increase from 2019 Revenues	P167,125,95.78 as of November 30, 2020
	SM 8	Lease Income	Actual Amount	6%	Actual / Target	10% Increase from 2019 Lease Income	P17,580,037.39 as of November 30, 2020
	SM 9	Conversion of Debt-to-Equity	Actual Accomplishment	1%	All or Nothing	Negotiation of Debt Payment Scheme with PMO	To schedule another meeting with the representatives of PMO.
<b>Sub – total</b>			<b>17%</b>				
LEARNING & GROWTH	<b>SO 6 Development of Manpower</b>						
	SM 10	Percentage of Employees Meeting Required Competencies	Actual Accomplishment	5%	All or Nothing	Board-approved Competency Model	The Competency Framework Project is now subsumed in the ISO project. ISO Subcommittee for the purpose of crafting the Competency Model has been created. (Annex E)
	<b>Sub – total</b>			<b>5%</b>			
<b>TOTAL</b>			<b>73%</b>				