

# SURAT URBAN DEVELOPMENT AUTHORITY

**Name of Work:** - Selection of Concessionaire for Repair/Retrofit, Develop, Operate & Transfer (RDOT) by converting existing Government funded vacant houses into Affordable Rental Housing Complexes (ARHCs) for a period of 25 years by Surat Urban Development Authority.(Second Attempt)

## ERRATA, ADDENDA & CORRIGENDUM – I

This Errata, Addenda and Corrigendum – I has been issued in pursuant to the e-tender (Online) Notice No. SUDA/AS/02/2020-21

The tenderers are requested to make note of the following changes made in the tender documents, which are to be taken into account while submitting the tender. Other terms & conditions of the tender will remain unchanged. They shall be presumed to have done so and accordingly submit the tender.

1.	This Addenda and Corrigendum has been issued pursuant to the queries/clarification raised/asked through E-Mail for the above – mentioned.
2.	The Bidders are requested to take note of the following changes made in the tender documents, which are to be taken in to account while submitting the tender. They shall be presumed to have done so and accordingly submitted the tender. All pages of Addenda – Corrigendum are duly signed by the bidders.
3.	This Addenda Corrigendum duly signed by the Bidder and returned along with qualification documents.
4.	This Addenda Corrigendum shall be the part of the tender documents.
5.	All items specified in these addenda corrigendum supersedes relevant items to that effect as provided in the original tender documents & addenda – Corrigendum issued previously. All other specifications, terms and conditions of the original tender documents shall remain unchanged.
6.	The Queries raised and given by Bidders, but the clarification are not made in this Addenda-corrigendum shall be considered to remain unchanged as per the terms and conditions mentioned in the original tender documents.

Sr. no.	Queries	Clarification
<b>1.</b>	<b>Shripad Conchem Pvt. Ltd., Surat</b>	
1.	If concessionaire is responsible for any damage occurred due to earthquake/ any kind of acts of god, force majeure?	Refer Article-8 (Section 06) Point 8.0 on Page No.98
2.	Min. Occupancy as per tender is 80%. If we quote as considering 100% occupancy and getting 85% Occupancy, then what we have to pay Suda- 85% or 100%?	Concessionaire has to pay premium for min. 80% of DUs and in case of more than 80% occupancy, Concessionaire has to pay As per actual occupancy.
3.	Basic rent as per tender is 3500. If we quote as considering 4000 Rs. as basic rent and getting 3000 Rs. Rent per month, then what we have to pay Suda- 3000, 3500 or 4000?	Rs. 3500 /-Rent /DUs/Month is fixed by SUDA. Concessionaire can not charge more than Rs.3500/-.
4.	Rent increment to Consider as per tender is 8% per two year. But if we are not getting Sufficient Occupancy and not possible to increase the rent during First Five years, then what we have to pay Suda- as actual or as quoted?	Concessionaire has to pay as per actual. Refer ( Section II-B) , Point 3 on Page No.28
5.	Basic repair cost if likely to be vary from 40-45 lakhs, can we have the excess amount back?	Suda has an estimate of around 19, 65,000/- for repairing retrofitting.
6.	We understood that following things will be handed over to us at beginning of the ARHC Contract in working condition:-  <ol style="list-style-type: none"> <li>1. Lifts with License</li> <li>2. Fire system with NOC</li> <li>3. Electrification work</li> </ol>	<ol style="list-style-type: none"> <li>1. Concessionaire has to activate the Lift System.</li> <li>2. Concessionaire has to activate the fire system.</li> <li>3. Electrification work would be done by Suda.</li> <li>4. DG Set is in working condition</li> </ol>

	4. DG Set 5. Sanitary and CP fittings	5. All okay.
7.	GST Part Clarity- where to be booked?	Refer Point H ( Section II) on Page No.36
8.	We understood PBG of Contract value (i.e. 10% of 1965000/-) please confirm?	Refer financial Proposals (Section I) Point 10.2 on Page No.18

*MS*  
Mamlatdar (Awas Cell)  
Surat Urban Development Authority  
Surat

*MS*  
Deputy Collector  
Surat Urban Development Authority  
Surat

*Yes.*  
Chief Executive Authority  
Surat Urban Development Authority  
Surat