



Corrigendum 02 – शुद्धिपत्र 02

मुंबई में लीज /अनुमति एवं अनुज्ञप्ति के आधार पर आवासीय परिसर हेतु निविदा।
Tender for Residential Premises on lease/leave & licence basis in Mumbai.

In Tender Document “Annexure II – Scoring Matrix for Technical Bid Evaluation” – Page Nos. 17 & 18, to be read as under.

Annexure II

Scoring Matrix for Technical Bid Evaluation

Technical Bid - Criteria		
Sl. No.	Criteria	Max Marks
1	Location/Prominence	10
	i. Locality in residential area having atleast 2 or more residential complexes in near vicinity: 10	
	ii. Locality in residential area having less than 2 residential complexes in near vicinity: 5	
	iii. Locality in non- residential area: 0	
2	Age of Premises	10
	i. Upto 10 years: 10	
	ii. More than 10 less than 15 years: 5	
	iii. More than 15 years: 0	
3	Distance from Bandra Kurla Complex, Mumbai	10
	i. Upto 5 kms: 10	
	ii. More than 5 kms and upto 15 kms: 5	
	iii. More than 15 kms: 0	
4	Condition and maintenance/ upkeep of the Building	10
	i. Excellent: 10	
	ii. Good: 5	
	iii. Average: 0	
5	Availability of Parking	10
	i. Covered parking for two or more cars: 10	
	ii. Covered parking for one car :5	
	iii. Open parking : 0	
6	Carpet Area Offered	10
	i. 1850 to 1950 sq. ft and above: 10	
7	Availability of common facilities	10



	i. Availability of common and regular facilities inside the complex: 10	
	ii. Availability of common and regular facilities outside the complex in near vicinity: 5	
	ii. No common facilities available: 0	
8	Overall Impression of the Premises Selection Committee (PSC) after visits / Inspection (as assessed by the PSC)	30
	Total Marks	100
Bidders / premises securing 70 marks and above shall be technically qualified and those whose marks are less than 70 will be rejected. The marks awarded by the PSC will be final & binding. However, SIDBI reserves the right to relax the qualifying marks depending on the number of bids getting qualified.		

In Tender Document “Page No. 11, Sl. No. 20 to be read as under.

20	Lease Period	
	a) Option with Bank for renewal on mutually agreed terms	Yes / No

In Tender Document “The Format for Financial Bid (FB)” – Page No. 14, the following is included as under.

Sl. No.	Particulars	% increase
Annual Increase *		
1 [a]	2 nd Year	%
	3 rd Year	%

Note:

- * For the purpose of comparison, the rentals for the 2nd year and 3rd year will be discounted to the present value to arrive at the total cost for 3 years.
- No brokerage shall be paid to the estate / property agents at the time of renewal of Leave & License Agreement. Necessary provision to this effect would be made in the Agreement.

