



JAIPUR METRO

JAIPUR METRO RAIL CORPORATION LIMITED

(A Govt. of Rajasthan Undertaking)

Office: 2nd Floor, Wing-A, Admin Building, Metro Depot,
Brighu Path, Mansarovar, Jaipur-302020

Website: www.jaipurmetrorail.in, Email: jgmrev@jaipurmetrorail.in



No.F.1 (R-197)/JMRC/DC/Rev./RS-RMNR/2021-22/07/6233

Date: 17.02.2022

17 FEB 2022

Amendment/Clarifications

(Through SPP Portal/E-Procurement Portal/JMRC Website)

Sub: Amendment/Clarification in the RFP No. F.1 (R-197)/JMRC/DC/Rev./RS-RMNR/2021-22/07 dated 19.01.2022 for Leasing of Commercial Space at First Floor (Retail Level) of Ram Nagar Metro Station.

With reference to above subject, following Amendment/ Clarifications in the above RFP are hereby issued:

SN	Reference Clause of RFP	Existing Clause/Query	Amendment/Clarifications
1.	1.3 Commercial Space for Leasing	कमर्शियल स्पेस का क्षेत्र 2038 स्क्वायर मीटर है इसमें आपने 5 पिलरों का स्पेस भी शामिल कर लिया है अतः इस 2038 स्क्वायर मीटर में से 5 पिलर का स्पेस कम किया जाए।	It is clarified that "The chargeable area of the commercial space shall be excluding pillar area".
2.	10.3 Use of JMRC Stairs, Escalators and Lift	An isolated Entry arrangements have been given on the part of lessee, but this is not clear as how much extent it is required, as it can be; only through a simple grill gate or it may be in the form of complete fabrication upto roof level. Hence a clear design as well as the expenditure limits are required to be cleared.	The bidders are advised that one grill gate upto the ceiling height to be put at both gates.
3.	31 Parking Availability	Paid parking is available on both entry/exist of Ram Nagar metro Station (Parking at Gate No. 1 and Gate No. 2). Parking is owned by JMRC and managed by a contractor appointed by JMRC. Lessee may discuss and finalize with parking contractor for reserved parking.	This clause is replaced by following: "A total area of 750 Sqm. parking space shall be provided to the lessee, which may be given either or both sides of the station, as per availability, @ Rs. 30/Sqm./Month in the first year of lease with 6% escalation on compounding basis. This space shall strictly be used for parking purpose only".

Handwritten signature
17/2/22

Handwritten signature
PTO

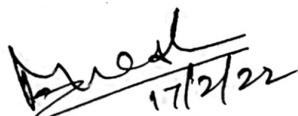
SN	Reference Clause of RFP	Existing Clause/Query	Amendment/Clarifications
4.	34.1 Rent-Free Grace Period/ Moratorium Period	For carrying out furnishing, fabrication & installation works to make the Commercial Space useable for commercial/retail purpose, Lessee shall be permitted for rent free grace period of 90 days commencing from the date of issue of Notice to Proceed (NTP). (Referred as " Rent-Free Grace Period " OR " Moratorium Period ").	The "90 days" in this clause is replaced by "150 days" and wherever it appears in the RFP document.

The Schedule of Bidding is hereby amended as under:

1.	1.4 Schedule of Bidding Process	End/Last Date and time of downloading RFP Document including Clarifications/ Amendments/ Corrigendum, if any.	10.03.2022 (1800 Hrs.)
2.		End/Last Date and time for online submission of Bid	10.03.2022 (1800 Hrs.)
3.		Submission of Original Demand Draft for RISL Processing Fee, Tender Fee & Bid Security	11.03.2022 (1400 Hrs.)
4.		Date and time for opening of Technical Bid	11.03.2022 (1600 Hrs.)

This Amendment/ Clarification shall be the integral part of the RFP document. All other terms & conditions of the RFP shall remain same. **Therefore, bidders are required to submit a signed copy of this clarification along with the bid to be submitted online.**

This is issued with the approval of competent authority.


17/2/22
(Mahesh Bissa)

Jt. General Manager (Administration)