

NPCI Clarifications to Tender for Office premises on Outright Purchase basis

<u>Sr No</u>	<u>Issue</u>	<u>Response / Clarification</u>
1	What is the acceptable variation from 20,000 sq ft carpet area?	The approach is flexible however minimum requirement will not vary less than 15 % .
2	OC date	The cutoff date for receipt of OC by NPCI is revised to September 21 st , 2012.
3	Location Preference: Is there a preference for a specific location between Santacruz and Kandivali?	Please refer Para 7b under General Information of the Tender document.
4	Opening of Price Bid: When the price bid is expected to be opened?	The price bids will be opened after an evaluation of the technical bids which is expected to take about 4 weeks from 30 th August.
5	<u>Price Bid</u> : Will there be further negotiations on the rate mentioned in the Price Bid?	Please refer Terms & Conditions Para D pertaining to Discussions and Award .
6	Are rates going to be compared with CPW?	No. As per the evaluation criteria services of NPCI approved valuer will be used to provide a quote prior to the opening of the Price Bid.
7	What are the Criteria for technical evaluation?	The technical evaluation will be based on the criteria prescribed in the 'Details of Offer – Technical Bid - TB Part' of the tender document.
8	Clause 33 of Terms & Conditions Page No 10 of the Tender Document may be read as follows	Further to this, the shortlisted / technically qualified offerer will offer for a complete survey of the building for completeness of all offered/specified elements as per the sale Terms to NPCI empanelled valuers, Architects etc .