



NAYA RAIPUR DEVELOPMENT AUTHORITY

1st Floor, Utility Block, Near Mantralaya, Capital Complex Sector-19, Naya Raipur

Ph. 0771-2511500, Fax 0711-2511400, Email - ceo@nayarapur.com,

With reference to Tender No. 1871/R/82/PRJ/NRDA/2014, Date. 05.04.2016, "RFP for Development of Golf Course, Club House cum Sports Complex and Residential Villas along with allied Infrastructure in Sector 39, Naya Raipur, Chhattisgarh, India", the following Corrigendum-4 is made:-

Sl.	Clause Reference	Existing Clause	Revised Clause
1	Schedule I(E), PROJECT IMPLEMENTATION SCHEDULE, Activity (5)- Residential Villas and development of allied Infrastructure of RFP And Schedule 7, PROJECT IMPLEMENTATION SCHEDULE, Activity (5)- Residential Villas and development of allied Infrastructure of Lease cum Development Agreement	The Lessee shall be allowed to market, book, issue Allotment Letter and give the possession of up to 25% of net residential area (built up area) along with the development of 9 hole Golf Course. The Lessee can market, book, issue allotment letters and give the possession of additional 25% of net residential area (built up area) after the completion of balance 9 hole golf course. The balance 50% net residential area (built up area) shall be allowed to market, book, issue allotment letters and give the possession only after obtaining Completion Certificate for International standard (as per USGA guidelines) 18 hole Championship Golf Course from the Authority.	The Lessee shall be allowed to market, book, issue Allotment Letter and give the possession of maximum 50% of the net residential area as Plots and balance 50% of the net residential area as built up area in accordance with following conditions: <ul style="list-style-type: none"> •The Lessee shall be allowed to market, book, issue Allotment Letter and give the possession of up to 17.5% of net residential area as plots along with the development of 9 hole Golf Course with allied Infrastructure; •The Lessee shall be allowed to market, book, issue Allotment Letter and give the possession of up to 7.5% of net residential area as built up area along with the development of 9 hole Golf Course with allied Infrastructure; •The Lessee shall be allowed to market, book, issue allotment letters and give the possession of additional 17.5% of net residential area as plots after the completion of 9 hole golf course with allied infrastructure and along with the development of 18 hole Golf Course with allied Infrastructure; •The Lessee shall be allowed to market, book, issue Allotment Letter and give the possession of additional 7.5% of net residential area as built up area after the completion of 9 hole golf course with allied Infrastructure and along with the development of 18 hole Golf Course with allied Infrastructure; •The Lessee shall be allowed to market, book, issue allotment letters and give the possession of balance 15% of net residential area as plots after obtaining Completion Certificate for International standard (as per USGA guidelines) 18 hole Championship Golf Course from the Authority; •The Lessee shall be allowed to market, book, issue Allotment Letter and give the possession of balance 35% of net residential area as built up area after obtaining Completion Certificate for International standard (as per USGA guidelines) 18 hole Championship Golf Course from the Authority.



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Sl.	Clause Reference	Existing Clause	Revised Clause
			<ul style="list-style-type: none"> The Lessee shall be responsible for maintaining the standard façade of all residential units to be constructed by the Lessee or the plot owners. The Lessee shall form the design guidelines for standard façade and get it approved from the Authority.
2.	Article 3.5, Project Implementation, Lease cum Development Agreement	The Lessee shall reserve not more than 10 memberships without charging any membership fee for NRDA to check the continuous Operation, Maintenance and Management of the Project. The Membership shall be valid for 1 year and shall be renewed annually throughout the Lease Period. The Authority shall notify the name of the members through a written notice.	<p>The Lessee has to reserve 10 memberships for the members nominated by the Authority to check the continuous Operation, Maintenance and Management of the Project.</p> <p>The Lessee may be allowed to charge the membership fee to the extent of maintenance charges for the maintenance of Golf Course from the nominated members. The Memberships shall be valid throughout the Lease Period. In case there is any change of member, The Authority shall notify the name of the new member through a written notice.</p> <p>In addition to above the Lessee has to provide 2 memberships on annual basis for the nominated members by the Authority. The Lessee may be allowed to charge the membership fee to the extent of maintenance charges for the maintenance of Golf Course from the nominated members. The memberships shall be renewed annually throughout the Lease Period. The Authority shall notify the name of the members through a written notice.</p>
3	Bid Due Date	21/06/2016 by 3:00 PM	30/06/2016 by 3:00 PM

The Corrigendum-4 shall form part of the Tender documents.

Chief Executive Officer
Naya Raipur Development Authority
Naya Raipur