



Green Gas Limited
[A Joint Venture of GAIL and IOCL]

SCHEDULE OF RATES [SOR]

SUB: "HIRING OF FULLY FURNISHED COMMERCIAL OFFICE SPACE AT AYODHYA FOR GGL REGIONAL OFFICE FOR 6 YEARS"

Sr.No.	Description	UOM	Qty	Unit Rate/ SQM Carpet area/ Month (INR)
1	Rent Per SQM Carpet area for 1st Year to 3rd Year	Months	36	
2	Maintenance charges Per SQM Carpet area for 1st year to 3rd Year. For power back-up through Genset note 5 mentioned below may be referred.	Months	36	
3	Rent Per SQM Carpet area for 4th Year to 6th Year	Months	36	
4	Maintenance charges Per SQM Carpet area for 4th Year to 6th Year. For power back-up through Genset note 5 mentioned below may be referred.	Months	36	
A	Total Unit Rate/SQM Carpet area (Excluding all taxes and duties)			
B	GST @%			
C	Total Unit (Including all taxes and duties) (A+B)			

Total Unit Rate/ SQM Carpet area/ Month (INR) (Including all taxes and duties) (In words):

For Evaluation purpose only: Grand Total considering 120 SQM Carpet area Including all taxes and duties (INR) (Total Unit Rate incl. all taxes and duties x 120 x 36)

Note:

1) The unit rates mentioned above are fixed and no variation in unit rates shall be considered during the contract duration. GGL shall not pay any amount over and above the mentioned rates. Only statutory variation in GST (if applicable) shall be paid by GGL during the document duration.

2) GGL shall considered payments based on the actual carpet area of the premises, which shall be between 120 SQM and 150 SQM. This final area shall be determined by a joint measurement conducted by both GGL and the premises owner. If the offered area is higher than the maximum 150 SQM, no extra payment shall be considered for the additional space.

3) For evaluation purposes, GGL shall considered a standardized carpet area of 120 SQM to compare all bids. The contract shall be awarded to the techno-commercially accepted L-1 bidder (the bidder with the lowest price) based on their overall offer. However, the final contract and payment shall be based on the actual carpet area offered by L-1 bidder, up to a maximum of 150 SQM. No extra payment shall be made for any area exceeding 150

4) Joint measurement will be taken in the presence of GGL official and vendor/authorized representative for finalizing the carpet area. Measurement guidelines shall be as per applicable codes and standards. The carpet area will be measured from wall to wall excluding thickness of plaster.

5) Scope of providing power back-up through Genset is not covered in this EOI document. However if bidder is having facility of providing power back-up through Genset, charges for the same are not to be covered in above quoted rates. If found suitable by GGL, it shall consider for availing the facility and charges for the same shall be paid extra on mutually agreed rates, however availing this facility from bidder shall not be mandatory for GGL.