

Responses to Queries raised by Potential Bidders & Corrigendum No. 1
To The
Request for Proposal
For
Auction of license rights for a DDA land parcel located in Sector 09, Dwarka
For
Development of a Super Specialty Hospital
Published by
Delhi Development Authority on September 17, 2025

[RFP No: DDA/ LD/ SLPC/Spl. Project RFP/ 2025/04]

Queries Raised by Prospective Bidder # 1

Sl. No.	Query	Response
1.	Whether the deadline of 48 months for commencement is applicable for operationalising of mandatory 600 licensed beds or hospital operator is allowed to operationalize the hospital in phases that entails obtaining partial occupancy of the building as well as Nursing home License / Clinical establishment License in phases for the number of beds operationalized.	Bidders are requested to refer to the Corrigendum No. 1 for the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.
2.	What will be the effective start date of 48 months for payment of AFP. Whether DDA will consider start of effective date from date when site is handed over to successful bidder post obtaining all approvals to remove the trees etc.	Please refer to the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.
3.	AFP will be applicable only after completion of 48 months irrespective of the bidder commencing their operations earlier (prior to 48 months). Please clarify this understanding.	Please refer to the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.
4.	We understand from pre- bid meeting discussion that the Medical College and Nursing college (mentioned in the RFP) can be built at the discretion of the selected bidder and not a necessary mandate. Please confirm if our understanding is correct.	Please refer to the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.
5.	Calculation of stamp duty and registration: Please advise on percentage and method for calculation of stamp duty and registration applicable for licensing of the land. What premium to be considered for the land for calculation of stamp duty and registration?	Bidders are requested to refer to the extant laws for Stamp Duty.
6.	Concession related: As per understanding from pre-bid meeting discussion, since the land is being auctioned on market rate, there will be no obligation on the bidder's part to provide for free / subsidised beds/or Ayushman Bharat empanelment for the hospital. The	Bidders are required to make their independent legal assessment. Bidders will be required to comply with Applicable Laws.

Queries Raised by Prospective Bidder # 1

Sl. No.	Query	Response
	RFP/Licence Deed does not state any explicit quota of free/EWS beds or a mandatory PM-JAY empanelment. Please clarify this understanding	
7.	Change of entity - Please clarify on the repercussions / requirements in the following scenarios: i) If Successful bidder allowed to change of name of the entity or brand name ii) If bidding entity is acquired by another entity / company- Does it require prior approval from DDA iii) Bidding entity getting merged with another entity within the same group.- Does it require prior approval from DDA	Please refer to the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.
8.	Handover to DDA on completion of 55 years tenure - Please clarify if operator will be allowed to remove medical equipment and other movable assets while handing over the premises on completion of 55 years tenure	Please refer to the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.

Queries Raised by Prospective Bidder # 2

Sl. No.	Query	Response
1.	Clause 1.1.1 - Minimum 600 beds to be constructed Kindly clarify whether DDA would permit the implementation and commissioning of hospital facilities in a phased manner for e.g: 300 beds initially followed by expansion to 600 licensed bed subject to compliance with applicable laws and NABH accreditation requirements	Bidders are requested to refer to the Corrigendum No. 1 for the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.
2.	Free treatment or reservation of beds for Economically Weaker Sections (EWS) patients. While there is no explicit reference in the RFP or draft License Deed to any obligation to provide free treatment or reserve specific percentage of beds to EWS patients or any other category, confirmation from DDA is sought on whether any such obligation or quota is required to be fulfilled by the Licensee at any time during the License period.	Bidders are required to make their independent legal assessment. Bidders will be required to comply with Applicable Laws.
3.	Annexure 1 – Escalations in ALF As per the draft Licence Deed, an escalation of 7% p.a. from Year 15 onwards has been proposed with respect to the Annual License Fee. It is submitted that this escalation rate appears steep and may significantly impact the long-term commercial viability of the Project. It is therefore suggested that the escalation quantum be reconsidered and, instead of a fixed percentage, be linked to an appropriate inflationary index such as the Wholesale Price Index (WPI) or Consumer Price Index (CPI), to ensure that the escalation remains equitable and reflective of actual market conditions over the Licence Period	No change in the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.

Queries Raised by Prospective Bidder # 2

Sl. No.	Query	Response
4.	Due Diligence of the land Bidder is required to carry out diligence at its own cost and DDA shall have no obligation to facilitate the process or provide any documentation for such diligence. For conducting due diligence of the land, Bidder will require the following documents: - Title documents / municipal records of the land. - Soil Analysis Report We will also require following information regarding the site - Any HT line / underground sewer line passing through the site - Nearby Sub-station details - Sewer disposal / drain line details Kindly provide the above requested documents and information	Bidders are required to make their independent assessment of the Project Site at their own expense, cost, liability and risk. Bidders are requested to note that there are no HT line / underground sewer line passing through the site. No change in the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.
5.	Clause 2.2.3 - Financial and Technical Capacity The bidders financial capacity and technical capacity to be certified by a statutory auditor. In case the Bidder does not have a Statutory Auditor then same shall be certified by CAG-empanelled Chartered Auditor Request you to relax this clause; Technical and Financial capacity to be certified by any practicing Chartered Accountants for listed companies. It will be difficult to get it certified by our Statutory Auditors	No change in the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.
6.	Termination for delay - Clause 4.5 If the Appointed date (date on which all CPs are fulfilled) does not occur within 180 days from the execution date or any other	No change in the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.

Queries Raised by Prospective Bidder # 2

Sl. No.	Query	Response
	extended date, the deed shall be terminated by the non-defaulting party and if the delay is attributable to the Licensee, the performance security (PS) or bid security (BS) shall be encashed by the Authority as Damages payable by the Licensee and the balance shall be returned to the Licensee While the right to terminate has been provided to either Party, the clause only mentions encashment of performance security and bid security if delay is attributable to Licensee. However, this clause should also clarify where the delay is due to the Authority, the Performance Security and Bid Security shall be duly refunded to the Licensee.	
7.	Performance Security - Clause 9 1. A valid Performance Security shall be maintained at all times until expiry of 6 months from the transfer date. 2. The Performance Security may be appropriated by the Authority as damages for any breach/default by the Licensee and within 15 days from such encashment, the Licensee shall be required to replenish the Performance Security to its original level and failure to do so, shall entitle the Authority to terminate the license deed. Thereafter, a cure period of 60 days is provided to cure such default, failing which Authority has right to terminate the Deed. If the Authority determines breach/default, there is no cure period or right to be heard for the Licensee and the Performance Security will immediately be encashed. Further, the timeline of 15 days for replenishment is little	No change in the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.

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	stringent, and an initial cure period prior to encashment is requested in this clause.	
8.	Development of Licensed Premises-Clause 12 In the event development works is not completed and Project COD is not achieved on or prior to the Project SCOD (48 months) caused by Licensee, the Authority may in its sole discretion choose to allow: (a) an extension to the Project SCOD by a period of 6 months, subject to written request from Licensee and status of construction of the Project; (b) an extension to the Project COD by a period equal to the impact period of GRAP order affecting the construction of the project multiplied by 1.5x; (c) any extension thereafter to Project SCOD, subject to advance payment of liquidated damages of Rs. 5 lakhs for each day of delay till achievement of Project SCOD. The Project SCOD shall not exceed 60 months from the Appointed Date on any account whatsoever. 1. Failure to complete development by SCOD exposes the Licensee for immediate termination. Further, the Liquidated Damages (LD) for delay is a significant sum and atleast a further cure period has to be included for third party delays prior to applicability of LD. 2. GRAP delays should be considered as force majeure and should not be subject to LD.	No change in the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.
9.	Clause 17.2.2 - Patient Regulation and Security -	No change in the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.

Queries Raised by Prospective Bidder # 2

Sl. No.	Query	Response
	• The Licensee shall regulate the usage of the hospital in accordance with applicable laws and subject to the supervision and control of the Authority. • The Licensee shall not be entitled to any compensation for disruption of its operations or loss or damage resulting from the Authority's actions or the actions of any organization authorised by the Authority other than those resulting from wilful or grossly negligent acts and omissions of the Authority. We believe that this clause is onerous as the Licensee will not be in a position to bear the losses arising from disrupted operations caused by the Authority's actions.	
10.	Clause 22 – Compensation In the event the licensee is in material breach or default of the license deed, all direct costs incurred by Authority shall be paid as compensation by the licensee, within 30 days of receipt of demand thereof. We believe this clause is onerous and unless such costs incurred by Authority is proven, the Licensee should not be liable to pay the same. Further, we believe that a cure period should be provided before such costs are enforced.	No change in the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.
11.	Clause 24 – Termination and Consequence of Termination • If any of the defaults specified in Clause 24.1.1 of the license deed have occurred (including payment defaults and change in shareholding/ownership in breach of the requirements of the deed) and the same is not cured within 60 days, the Authority shall be entitled to terminate the deed, by issuing notice and	No change in the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.

Queries Raised by Prospective Bidder # 2

Sl. No.	Query	Response
	granting 15 days for the Licensee to make representations in this regard. • Consequences of termination: In case of a termination a) prior to project COD, Authority shall require Licensee to: (i) handover peaceful possession of premises including whole or part of the structures/fixtures within 3 months from termination date and Authority shall not make any payments for the same; or (ii) demolish part or whole of the structure at Licensee's cost as instructed by Authority and handover vacant possession of premises. The time for such demolition and handover shall be specified in termination notice and Authority shall, additionally be entitled to encash the Project Security and forfeit 100% of the Performance Security; and b) post project COD, Authority shall require Licensee to: (i) handover peaceful possession of premises including whole or part of the structures/fixtures within 3 months from termination date; or (ii) demolish part or whole of the structure at Licensee's cost as instructed by Authority and handover vacant possession of premises. The time for such demolition and handover shall be specified in termination notice and Authority shall, additionally be entitled to encash the Project Security and forfeit 100% of the Performance Security. c) Consequences of Termination on Authority Default: Licensee entitled to recover construction costs pre-COD or building value post-COD, plus refund of Performance Security.	

Queries Raised by Prospective Bidder # 2

Sl. No.	Query	Response
	We would recommend longer timelines for Cure period of 90 days and 30 days to make representations in this regard. Considering that the Licensee would have invested significant funds in construction of the hospital building and other structures and fixtures, the said consequence seems impractical and rigid, despite the same being a breach situation. Further, considering that the Authority shall not make any payments for the fixtures handed over or for demolition of the fixtures, the Licensee will have to evaluate the commercial impact of such unilateral rights exercisable by the Authority, especially under each of the breach events listed therein. Further, we would recommend a cure period of at least 180 days, considering the scale of the project.	

Queries Raised by Prospective Bidder # 3

Sl. No.	Query	Response
1	Are wholly owned foreign, such as ours, allowed to bid.	Please refer to the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.
2	The Bidder is a new subsidiary of ABC Group is an EM focussed asset manager. We will be bidding in collaboration with XYZ Hospital who are an international accredited /certified hospital – not NBHI; will this consortium led by ABC Group qualify? ABC has previously set up two hospitals outside India under a fund structure.	Please refer to the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.
3	Is the format of the auction – an e-auction, live or sealed bid?	Please refer to the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.
4	What is the earnest money deposit refund, return of Bid deposit policy	Please refer to the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.
5	Is the plot designated for Hospital use already? Are any separate approvals required?	Please refer to the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.
6	Is the plot of land cleared for hospital use from Environmental authorities?	All the statutory clearances/ permits/ approvals will have to be obtained by the Successful Bidder /Licensee from the concerned authorities.
7	Will the land be connected to utilities such as Power and Drainage or will the tenant have to make these arrangements.	Please refer to the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.
8	Are there any FAR, ground coverage requirements; are their building height restrictions?	Please refer to the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.
9	Can the Medical School and Nursing school be built in phase 2 after the hospital operations have stabilized (say after 5 years)	Please refer to the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.
10	What is the structure of the lease, and what happens at the end of the 55 years- is the lease renewable?	Please refer to the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.

Queries Raised by Prospective Bidder # 4

Sl. No.	Query	Response
1.	Bid Security money of Rs 25 Crores is refundable even if we are H1 bidder	Please refer to the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.
2.	The allotment should be allowed even with single bid	Please refer to the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.
3.	The land which will be allotted SHOULD BE MORTGAGEABLE for the purpose of loans	No change in the RFP for land parcel located in "Sector 09, Dwarka", New Delhi.

Corrigendum No. 1 [Dated: October 17, 2025] to the Request for Proposal for Auction of license rights for a DDA land parcel located in Sector 09, Dwarka, New Delhi for Development of a Super Specialty Hospital [RFP No DDA/ LD/ SLPC/Spl. Project RFP/ 2025/04 dated September 17, 2025]

The amendments mentioned in this Corrigendum shall be applicable to the Request for Proposal for Auction of license rights for a DDA land parcel located in Sector 09, Dwarka, New Delhi for Development of a Super Specialty Hospital dated September 17, 2025 issued by DDA:

Sr. No.	Clause Reference	As appearing in the RFP	To be read as
1.	Clause 1.1.1	The Delhi Development Authority (the “Authority” or “DDA”) was created in 1957 under the provisions of the Delhi Development Act, 1957 "to promote and secure the development of Delhi". The DDA is responsible for planning, development and construction of housing projects, commercial lands, land management, land disposal, land pooling, land costing etc. DDA has played a vital role in the orderly-yet-rapid development of Delhi. As a part of its objective, the Authority has decided to auction a land parcel measuring approximately 9.33 acres located on Plot Location on a license fee basis. The Selected Bidder will develop, build, finance, operate and transfer a NABH accredited Super Specialty Hospital with at least 600 Licensed Beds, as specified in “Development obligations” by the authority in Appendix XIV (“Project”). “Development” shall mean, design, construction, redevelopment, repair, improvement, renovation, refurbishing, augmentation, upgradation, strengthening and other activities incidental thereto and as permitted under and in accordance with applicable laws and applicable permits, including such additional rights as may be granted from time to time to develop, finance, operate and manage the Project.	The Delhi Development Authority (the “Authority” or “DDA”) was created in 1957 under the provisions of the Delhi Development Act, 1957 "to promote and secure the development of Delhi". The DDA is responsible for planning, development and construction of housing projects, commercial lands, land management, land disposal, land pooling, land costing etc. DDA has played a vital role in the orderly-yet-rapid development of Delhi. As a part of its objective, the Authority has decided to auction a land parcel measuring approximately 9.33 acres located on Plot Location on a license fee basis. The Selected Bidder will develop, build, finance, operate and transfer a NABH accredited Super Specialty Hospital with at least 600 Beds, as specified in “Development obligations” by the authority in Appendix XIV (“Project”). “Development” shall mean, design, construction, redevelopment, repair, improvement, renovation, refurbishing, augmentation, upgradation, strengthening and other activities incidental thereto and as permitted under and in accordance with applicable laws and applicable permits, including such additional rights as may be granted from time to time to develop, finance, operate and manage the Project.
2.	Clause 2.2.2 (B) (iii) (b)	The hospital had a valid NABH accreditation during the last 3 (three) financial years and continues to be NABH accredited.	The hospital had a valid NABH accreditation (or any other equivalent international accreditation) during the last 3 (three) financial years and continues to be NABH accredited (or any other equivalent international accreditation).

Corrigendum No. 1 [Dated: October 17, 2025] to the Request for Proposal for Auction of license rights for a DDA land parcel located in Sector 09, Dwarka, New Delhi for Development of a Super Specialty Hospital [RFP No DDA/ LD/ SLPC/Spl. Project RFP/ 2025/04 dated September 17, 2025]

Sr. No.	Clause Reference	As appearing in the RFP	To be read as
3.	Appendix I Annex-II Details of Functional Eligible Project	Does the hospital have a valid NABH accreditation during the last 3 financial years (Yes/ No) (as per Clause 2.2.2 (B)(iii)(b))	Does the hospital have a valid NABH accreditation (or any other equivalent international accreditation) during the last 3 financial years (Yes/ No) (as per Clause 2.2.2 (B)(iii)(b))
4.	APPENDIX XIV – Development Obligations	The Licensee will have to develop a NABH accredited Super Specialty Hospital with at least 600 Licensed Beds on the Plot Location and which may also include:	The Licensee will have to develop a NABH accredited Super Specialty Hospital with at least 600 Beds on the Plot Location and which may also include:

Corrigendum No. 1 [Dated: October 17, 2025] to the Request for Proposal for Auction of license rights for a DDA land parcel located in Sector 09, Dwarka, New Delhi for Development of a Super Specialty Hospital [RFP No DDA/ LD/ SLPC/Sp1. Project RFP/ 2025/04 dated September 17, 2025]

Sr. No.	Clause Reference	As appearing in the Form D License Deed	To be read as
1.	FORM D License Deed	Paragraph 3 WHEREAS DDA is responsible for planning, development and construction of housing projects, commercial lands, land management, land disposal, land pooling, land costing etc. in Delhi. As a part of its objective, the DDA has decided to tender of a land parcel for development, building, financing, operation & maintenance and transfer of a NABH accredited Super Specialty Hospital with at least 600 Licensed Beds ("Project");	Paragraph 3 WHEREAS DDA is responsible for planning, development and construction of housing projects, commercial lands, land management, land disposal, land pooling, land costing etc. in Delhi. As a part of its objective, the DDA has decided to tender of a land parcel for development, building, financing, operation & maintenance and transfer of a NABH accredited Super Specialty Hospital with at least 600 Beds ("Project");

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Sr. No.	Clause Reference	As appearing in the Schedule I of the License Deed	To be read as
1.	Clause 1.1.1	The Delhi Development Authority (the “Authority” or “DDA”) was created in 1957 under the provisions of the Delhi Development Act, 1957 "to promote and secure the development of Delhi". The DDA is responsible for planning, development and construction of housing projects, commercial lands, land management, land disposal, land pooling, land costing etc. DDA has played a vital role in the orderly-yet-rapid development of Delhi. As a part of its objective, the Authority has decided to auction a land parcel measuring approximately 9.33 acres located on Plot Location on a license fee basis. The Selected Bidder will develop, build, finance, operate and transfer a NABH accredited Super Specialty Hospital with at least 600 Licensed Beds, as specified in “Development obligations” by the authority in Appendix XIV (“Project”). “Development” shall mean, design, construction, redevelopment, repair, improvement, renovation, refurbishing, augmentation, upgradation, strengthening and other activities incidental thereto and as permitted under and in accordance with applicable laws and applicable permits, including such additional rights as may be granted from time to time to develop, finance, operate and manage the Project.	The Delhi Development Authority (the “Authority” or “DDA”) was created in 1957 under the provisions of the Delhi Development Act, 1957 "to promote and secure the development of Delhi". The DDA is responsible for planning, development and construction of housing projects, commercial lands, land management, land disposal, land pooling, land costing etc. DDA has played a vital role in the orderly-yet-rapid development of Delhi. As a part of its objective, the Authority has decided to auction a land parcel measuring approximately 9.33 acres located on Plot Location on a license fee basis. The Selected Bidder will develop, build, finance, operate and transfer a NABH accredited Super Specialty Hospital with at least 600 Beds, as specified in “Development obligations” by the authority in Appendix XIV (“Project”). “Development” shall mean, design, construction, redevelopment, repair, improvement, renovation, refurbishing, augmentation, upgradation, strengthening and other activities incidental thereto and as permitted under and in accordance with applicable laws and applicable permits, including such additional rights as may be granted from time to time to develop, finance, operate and manage the Project.
2.	Clause 2.2.2 (B) (iii) (b)	The hospital had a valid NABH accreditation during the last 3 (three) financial years and continues to be NABH accredited.	The hospital had a valid NABH accreditation (or any other equivalent international accreditation) during the last 3 (three) financial years and continues to be NABH accredited (or any other equivalent international accreditation).

Corrigendum No. 1 [Dated: October 17, 2025] to the Request for Proposal for Auction of license rights for a DDA land parcel located in Sector 09, Dwarka, New Delhi for Development of a Super Specialty Hospital [RFP No DDA/ LD/ SLPC/Spl. Project RFP/ 2025/04 dated September 17, 2025]

Sr. No.	Clause Reference	As appearing in the Schedule I of the License Deed	To be read as
3.	Appendix I Annex-II Details of Functional Eligible Project	Does the hospital have a valid NABH accreditation during the last 3 financial years (Yes/ No) (as per Clause 2.2.2 (B)(iii)(b))	Does the hospital have a valid NABH accreditation (or any other equivalent international accreditation) during the last 3 financial years (Yes/ No) (as per Clause 2.2.2 (B)(iii)(b))
4.	APPENDIX XIV – Development Obligations	The Licensee will have to develop a NABH accredited Super Specialty Hospital with at least 600 Licensed Beds on the Plot Location and which may also include:	The Licensee will have to develop a NABH accredited Super Specialty Hospital with at least 600 Beds on the Plot Location and which may also include:
5.	FORM D License Deed	Paragraph 3 WHEREAS DDA is responsible for planning, development and construction of housing projects, commercial lands, land management, land disposal, land pooling, land costing etc. in Delhi. As a part of its objective, the DDA has decided to tender of a land parcel for development, building, financing, operation & maintenance and transfer of a NABH accredited Super Specialty Hospital with at least 600 Licensed Beds (“ Project ”);	Paragraph 3 WHEREAS DDA is responsible for planning, development and construction of housing projects, commercial lands, land management, land disposal, land pooling, land costing etc. in Delhi. As a part of its objective, the DDA has decided to tender of a land parcel for development, building, financing, operation & maintenance and transfer of a NABH accredited Super Specialty Hospital with at least 600 Beds (“ Project ”);
6.	Article 2.1 Scope of the Project	The scope of the project during the License Period shall mean and include the following (the “ Scope of the Project ”):	The scope of the Project during the License Period shall mean and include the following (the “ Scope of the Project ”):
7.	Article 3.1.2 (c)	achieve Project COD in accordance with the provisions of Article 13.3 and subsequently, manage, operate and maintain the Licensed Premises throughout the License Period in accordance with the standards and terms set out in this Deed, Applicable Laws, Applicable Permits and Good Industry Practice;	achieve Partial Completion Date and Project COD in accordance with the provisions of Article 13.3 and subsequently, manage, operate and maintain the Licensed Premises throughout the License Period in accordance with the standards and terms set out in this Deed, Applicable Laws, Applicable Permits and Good Industry Practice;
8.	Article 5.1.3	During the License Period, the Licensee shall obtain from the relevant Government Instrumentalities, the Applicable Permits and keep in force and comply with the conditions of all	During the License Period, the Licensee shall obtain from the relevant Government Instrumentalities, the Applicable Permits and keep in force and comply with the conditions of all

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Sr. No.	Clause Reference	As appearing in the Schedule I of the License Deed	To be read as
		Applicable Permits for the Development, equipping, commencement of commercial operation from the Project COD and maintenance of the Project and upon Termination, transfer all of the Project to the Authority as per the terms of this Deed.	Applicable Permits for the Development, equipping, commencement of commercial operation from the Partial Completion Date and maintenance of the Project and upon Termination, transfer all of the Project to the Authority as per the terms of this Deed.
9.	Article 12 Development Of Licensed Premises	12.1 Construction, Designing and Development of Licensed Premises 12.1.1 On or after the Appointed Date, the Licensee shall undertake development of the Licensed Premises as specified in Annexure C (the “Minimum Development Obligations”) and in conformity with the Specifications and Standards set forth in Annexure D. The Licensee shall undertake the Minimum Development Obligations, where the Development Works shall commence from the Appointed Date and shall be completed within the Construction Period. 12.1.2 In the event that the Development Works is not completed, and Project COD is not achieved on or prior to the Project SCOD, unless the delay is on account of reasons solely attributable to the Authority or due to Force Majeure, the Authority shall be entitled to terminate this Deed. Without prejudice to the Authority’s rights under this Deed and/or any other right that it may have under Applicable Laws or equity including the right to terminate, the Authority may in its sole discretion choose to allow: (a) an extension to Project SCOD by a period of 06 (six) months, subject to receipt of written request from Licensee and the status of construction of the Project (subject to reasonableness of	12.1 Construction, Designing and Development of Licensed Premises 12.1.1 On or after the Appointed Date, the Licensee shall undertake development of the Licensed Premises as specified in Annexure C (the “Minimum Development Obligations”) and in conformity with the Specifications and Standards set forth in Annexure D. The Licensee shall undertake the Minimum Development Obligations, where the Development Works shall commence from the Appointed Date and shall be completed within the Construction Period. 12.1.2 In the event that the Partial Completion Date or the Project COD is not achieved on or prior to the Partial SCOD or the Project SCOD, respectively, unless the delay is on account of reasons solely attributable to the Authority or due to Force Majeure, the Authority shall be entitled to terminate this Deed. Without prejudice to the Authority’s rights under this Deed and/or any other right that it may have under Applicable Laws or equity including the right to terminate, the Authority may in its sole discretion choose to allow: (a) an extension to the Partial SCOD or the Project SCOD by a period of 06 (six) months, subject to receipt of written request from Licensee and the status of construction of the Project (subject to reasonableness of Partial Completion being achieved

Corrigendum No. 1 [Dated: October 17, 2025] to the Request for Proposal for Auction of license rights for a DDA land parcel located in Sector 09, Dwarka, New Delhi for Development of a Super Specialty Hospital [RFP No DDA/ LD/ SLPC/Spl. Project RFP/ 2025/04 dated September 17, 2025]

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		completion of Project by Project SCOD as determined by the Authority); (b) an extension to Project SCOD by a period equal to the “impact period” of GRAP Order affecting the construction of the Project, as determined by Authority basis the annual submissions identifying the delay in construction pursuant to the Grap Order (“GRAP Extension”); and (c) any extension thereafter to Project SCOD, subject to levy of liquidated damages at the rate of INR 5,00,000 (Rupees Five Lakhs only) for each day of delay till the achievement of the Project COD. The Damages for the period of such extension shall be paid in advance by the Licensee. To the extent that the Authority has agreed to allow for an extension and the Licensee has paid the Damages in advance as stated above, the Authority shall not terminate this Deed in accordance with the provisions of this Article 12.1.2 for the period of such extension. Notwithstanding the foregoing, the Parties agree that this Article shall not prejudice, in any manner whatsoever, the Authority's right of Termination under any other provision of this Deed. 12.1.3 For the purposes of Article 12.1.2 (b) above, the impact period of GRAP Order for any particular year shall be calculated as the total number of days for which construction activity was prohibited in the National Capital Region on account of GRAP Order for that year multiplied by 1.50 (one point five zero), with any fractional number of days being rounded up to the nearest integer.	or Final Completion being achieved by Project SCOD, as determined by the Authority); (b) an extension to the Partial SCOD or the Project SCOD by a period equal to the “impact period” of GRAP Order affecting the construction of the Project, as determined by Authority basis the annual submissions identifying the delay in construction pursuant to the Grap Order (“GRAP Extension”); and (c) any extension thereafter to the Partial SCOD or the Project SCOD, subject to levy of liquidated damages at the rate of INR 5,00,000 (Rupees Five Lakhs only) for each day of delay till the achievement of the Partial Completion Date or the Project COD. The Damages for the period of such extension shall be paid in advance by the Licensee. To the extent that the Authority has agreed to allow for an extension and the Licensee has paid the Damages in advance as stated above, the Authority shall not terminate this Deed in accordance with the provisions of this Article 12.1.6 for the period of such extension. Notwithstanding the foregoing, the Parties agree that this Article shall not prejudice, in any manner whatsoever, the Authority's right of Termination under any other provision of this Deed. 12.1.3 For the purposes of Article 12.1.6 (b) above, the impact period of GRAP Order for any particular year shall be calculated as the total number of days for which construction activity was prohibited in the National Capital Region on account of GRAP Order for that year multiplied by 1.50 (one point five zero), with any fractional number of days being rounded up to the nearest integer.

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		12.1.4 Notwithstanding anything set out herein, it is clarified that the Project SCOD shall not exceed 60 (sixty) months from the Appointed Date on any account whatsoever including for the avoidance of doubt GRAP Extensions.	12.1.4 In the event that the Licensee has achieved Partial Completion by Partial SCOD but has failed to achieve the Full Completion by Project SCOD, then, subject to payment of the Partial Completion Penalty, the Licensee is entitled to achieve Full Completion by the Project SCOD (the "Penalty Period"). 12.1.5 The Partial Completion Penalty shall be payable quarterly in arrears for each day of delay beyond the Partial SCOD till the occurrence of the Project COD ("Penalty Period"), with the first payment due within 30 (thirty) days of the end of the first complete quarter following the Partial Completion Date. For the avoidance of doubt, if the Licensee achieves Full Completion on or before the Partial SCOD, no Partial Completion Penalty shall be payable. If the Licensee fails to achieve Partial Completion on or before the Partial SCOD, the provisions of Article 12.1.2 and Article 12.1.3 shall apply. 12.1.6 Notwithstanding anything set out herein, it is clarified that the Partial SCOD and Project SCOD shall not exceed 60 (sixty) months and 84 (eighty four) months from the Appointed Date respectively on any account whatsoever, including for the avoidance of doubt, GRAP Extensions. The Licensee's failure to achieve Partial Completion by Partial SCOD or Full Completion by the Project SCOD shall constitute a Licensee Default under Article 24.1.1, entitling the Authority to terminate this Deed.
10.	Article 13.3 Completion Certificate	If the Development Works for the Licensed Premises is complete as per the Minimum Development Obligations and all the Operational Permits required for the commercial operations for the Licensed Premises have been received and the Licensee certifies in writing that the Licensed Premises can be safely and	If the Development Works for the Licensed Premises, is complete as per the Minimum Development Obligations and all the Operational Permits required for the commercial operations for the Licensed Premises have been received and the Licensee certifies in writing that the Licensed Premises can be safely and

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		reliably placed in commercial operation, the Authority may, at the request of the Licensee, issue a completion certificate, specifying the details of the Licensed Premises which can be put to commercial use (the “ Completion Certificate ”).	reliably placed in commercial operation, the Authority may, at the request of the Licensee, issue a Partial Completion Certificate to certify achievement of Partial Completion or the Completion Certificate to certify achievement of Final Completion, as the case may be specifying the details of the Licensed Premises which can be put to commercial use.
11.	Article 13.4 Project COD	The Minimum Development Obligations for the Licensed Premises shall be deemed to be complete when and the Completion Certificate is issued under the provisions of Article 13.2, and accordingly the commercial operation date, shall be the date on which such Completion Certificate is issued (the “ Project COD ”). The Licensed Premises shall enter into commercial service on Project COD whereupon the Licensee shall be entitled to operate and maintain the Licensed Premises subject to compliance with Applicable Laws, Applicable Permits, Good Industry Practice and provisions of this Deed.	The Minimum Development Obligations for the Qualifying Beds for Partial Completion of the Licensed Premises shall be deemed to be complete when the Partial Completion Certificate is issued under the provisions of Article 13.3 and Minimum Development Obligations for the Qualifying Beds for Final Completion of the Licensed Premises shall be deemed to be complete when the Completion Certificate is issued under the provisions of Article 13.3. The Licensed Premises shall enter into commercial service on the Partial Completion Date or the Project COD, as the case may be, whereupon the Licensee shall be entitled to operate and maintain the Licensed Premises subject to compliance with Applicable Laws, Applicable Permits, Good Industry Practice and provisions of this Deed.
12.	Article 14.1.1 (a)	ensuring that the Project meets the requirement of Annexure C at all times on and after the Project SCOD;	ensuring that the Project meets the requirement of Annexure C at all times on and after the Partial Completion Date or the Project COD, as the case may be;
13.	Article 16.2 Joint Inventory	Within 30 (thirty) days from: (a) the date of operationalization of any part of the Licensed Premises; (b) Project COD; and (c) every 5th (fifth) anniversary from the Project COD, the Parties shall jointly depute representative to inspect and prepare a joint report of the inventory of the Licensed Premises, in a mutually agreed format, stating in reasonable detail the inventory of structures and the fixtures attached to such structures (“Joint Inventory Report”). The Joint Inventory Report shall be jointly	Within 30 (thirty) days from: (a) the date of operationalization of any part of the Licensed Premises; (b) Partial Completion Date; (c) Project COD; and (d) every 5th (fifth) anniversary from the Project COD, the Parties shall jointly depute representative to inspect and prepare a joint report of the inventory of the Licensed Premises, in a mutually agreed format, stating in reasonable detail the inventory of structures and the fixtures attached to such structures (“ Joint Inventory Report ”). The Joint

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Sr. No.	Clause Reference	As appearing in the Schedule I of the License Deed	To be read as
		signed by such deputed representaitves and the same shall be binding on the Parties.	Inventory Report shall be jointly signed by such deputed representatives and the same shall be binding on the Parties.
14.	Article 18.3.1	The Licensee agrees to pay to the Authority, commencing from the Project SCOD, a non-refundable annual licence fee computed in accordance with Article 18.3.2 (the “ Annual Licence Fee ” or “ ALF ”) plus applicable Taxes as prescribed hereinunder.	The Licensee agrees to pay to the Authority, commencing from the Partial SCOD, a non-refundable annual licence fee computed in accordance with Article 18.3.2 (the “ Annual Licence Fee ” or “ ALF ”) plus applicable Taxes as prescribed hereinunder.
15.	Article 18.3.2 (b)	The initial licence fee shall stand increased by the Escalations as per Annexure I. It is clarified that the first such escalation shall occur on the first anniversary of the Project SCOD. The initial license fee of INR [●] escalated in accordance with this Article 18.3.2 (as provided in Annexure I) shall be referred to as the “ Annual Licence Fee ”. All such escalations shall be calculated on an annual compounded basis (Please refer to the example provided in Annexure I). The Annual License Fee shall be paid by the Licensee during the License Period.	The initial licence fee shall stand increased by the Escalations as per Annexure I . It is clarified that the first such escalation shall occur on the first anniversary of the Partial SCOD. The initial license fee of INR [●] escalated in accordance with this Article 18.3.2 (as provided in Annexure I) shall be referred to as the “ Annual Licence Fee ”. All such escalations shall be calculated on an annual compounded basis (Please refer to the example provided in Annexure I). The Annual License Fee shall be paid by the Licensee during the License Period.
16.	Article 18.3.4 (a)	The first quarterly payment of the Annual License Fee shall be paid on the Project SCOD. It is clarified that: (i) the first quarterly payment of the ALF shall be pro-rata to the first Fiscal Quarter of the License Period in which the Project SCOD is declared; and (ii) the last quarterly payment of the ALF shall be pro-rata to the last Fiscal Quarter of the License Period;	The first quarterly payment of the Annual License Fee shall be paid on the Partial SCOD. It is clarified that: (i) the first quarterly payment of the ALF shall be pro-rata to the first Fiscal Quarter of the License Period in which the Partial SCOD is declared; and (ii) the last quarterly payment of the ALF shall be pro-rata to the last Fiscal Quarter of the License Period;
17.	Article 18.3.4 (c)	For the License Period, the invoice shall be raised by the first day of the first month of each Fiscal Quarter and shall be payable on or before the tenth day of the first month of each Fiscal Quarter (“ ALF Due Date ”). First invoice shall be raised on or before the date of Project SCOD.	For the License Period, the invoice shall be raised by the first day of the first month of each Fiscal Quarter and shall be payable on or before the tenth day of the first month of each Fiscal Quarter (“ ALF Due Date ”). First invoice shall be raised on or before the date of Partial SCOD.
18.	Article 24.1.1 (d)	Project COD does not occur on or before the 5 th (fifth) anniversary of the Appointed Date;	Partial Completion Date does not occur on or before the Partial SCOD; or the Project COD does not occur on or before the Long Stop Date; or the Licensee fails to pay any Liquidated Damages

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Sr. No.	Clause Reference	As appearing in the Schedule I of the License Deed	To be read as
			(including the Partial Completion Penalty) within the due date specified in this Deed;
19.	Article 24.3.1 (a)	prior to Project COD, the Authority shall require the Licensee to: (A) handover the peaceful and vacant possession of Licensed Premises, including part or whole of the structures and fixtures attached to it (as per the Joint Inventory Report and any subsequent additions thereto) as instructed by the Authority, to the Authority within 03 (three) months from the Termination Date and the Authority shall not be required to make any payment to the Licensee; or (B) demolish the part or whole of the structure at the Licensed Premises at the instruction of the Authority, at its own cost and risk and handover the vacant possession of Licensed Premises to the Authority. It is clarified that in the event the Authority requires the Licensee to demolish any structure constructed over the Project Site and handover a clear Project Site, then the time period for such handover shall be notified by the Authority in the Termination Notice. Additionally, Authority shall be entitled to: (i) encash the Project Security; and (ii) forfeit 100% (hundred percent) of the Performance Security.; or	prior to the Partial Completion Date, the Authority shall require the Licensee to: (A) handover the peaceful and vacant possession of Licensed Premises, including part or whole of the structures and fixtures attached to it (as per the Joint Inventory Report and any subsequent additions thereto) as instructed by the Authority, to the Authority within 03 (three) months from the Termination Date and the Authority shall not be required to make any payment to the Licensee; or (B) demolish the part or whole of the structure at the Licensed Premises at the instruction of the Authority, at its own cost and risk and handover the vacant possession of Licensed Premises to the Authority. It is clarified that in the event the Authority requires the Licensee to demolish any structure constructed over the Project Site and handover a clear Project Site, then the time period for such handover shall be notified by the Authority in the Termination Notice. Additionally, Authority shall be entitled to: (i) encash the Project Security; and (ii) forfeit 100% (hundred percent) of the Performance Security.; or
20.	Article 24.3.1 (b)	post Project COD, the Authority shall require the Licensee to: (A) handover the peaceful and vacant possession of Licensed Premises, including part or whole of the structures and fixtures attached to it (as per the Joint Inventory Report and any subsequent additions thereto) as instructed by the Authority, to Authority within 03 (three) months from the Termination Date; or (B) demolish the part or whole of the structure at the Licensed Premises at the instruction of the Authority, at its own cost and risk and handover the vacant possession of Licensed Premises to the Authority. It is clarified that in the event the Authority requires the Licensee to demolish any structure constructed over	post the Partial Completion Date or Project COD, as the case may be, the Authority shall require the Licensee to: (A) handover the peaceful and vacant possession of Licensed Premises, including part or whole of the structures and fixtures attached to it (as per the Joint Inventory Report and any subsequent additions thereto) as instructed by the Authority, to Authority within 03 (three) months from the Termination Date; or (B) demolish the part or whole of the structure at the Licensed Premises at the instruction of the Authority, at its own cost and risk and handover the vacant possession of Licensed Premises to the Authority. It is clarified that in the event the Authority

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		the Project Site and handover a clear Project Site, then the time period for such handover shall be notified by the Authority in the Termination Notice. The Authority or any entity designated by it shall acquire all of Licensee's rights, title and interests in and to the Licensed Premises in the manner set out in Article 25. Authority shall be entitled to: (i) encash the Project Security; and (ii) forfeit 100% (hundred percent) of the Performance Security.	requires the Licensee to demolish any structure constructed over the Project Site and handover a clear Project Site, then the time period for such handover shall be notified by the Authority in the Termination Notice. The Authority or any entity designated by it shall acquire all of Licensee's rights, title and interests in and to the Licensed Premises in the manner set out in Article 25. Authority shall be entitled to: (i) encash the Project Security; and (ii) forfeit 100% (hundred percent) of the Performance Security.
21.	Article 24.3.2 (a)	prior to Project COD, then Authority or any entity designated by it shall acquire all of Licensee's rights, title and interests in and to the Licensed Premises in the manner set out in Article 25, on payment, to the Licensee, on the Transfer Date, the Construction Costs incurred by the Licensee up to the date of Termination Notice simultaneously with the Licensee transferring the possession of the Licensed Premises thereon to the Authority. In addition, the Authority shall be simultaneous with the transfer of possession of the Licensed Premises in accordance with Article 25 hereof, refund the entire Performance Security furnished by the Licensee, after deduction of any unpaid amount therefrom. The Construction Costs payable hereunder shall be audited by an independent CAG empanelled chartered accountant or IBBI approved valuer appointed jointly by the Parties at cost and expense of the Authority;	prior to Partial Completion Date, then Authority or any entity designated by it shall acquire all of Licensee's rights, title and interests in and to the Licensed Premises in the manner set out in Article 25, on payment, to the Licensee, on the Transfer Date, the Construction Costs incurred by the Licensee up to the date of Termination Notice simultaneously with the Licensee transferring the possession of the Licensed Premises thereon to the Authority. In addition, the Authority shall be simultaneous with the transfer of possession of the Licensed Premises in accordance with Article 25 hereof, refund the entire Performance Security furnished by the Licensee, after deduction of any unpaid amount therefrom. The Construction Costs payable hereunder shall be audited by an independent CAG empanelled chartered accountant or IBBI approved valuer appointed jointly by the Parties at cost and expense of the Authority;
22.	Article 24.3.2 (b)	post COD, then the Authority or any entity designated by it shall acquire all of Licensee's rights, title and interests in and to the Licensed Premises in the manner set out in Article 25, on payment on the Transfer Date of Building Value of the assets (as per the Joint Inventory Report and any subsequent additions thereto), simultaneously with the transfer of the assets to the Authority, as determined in accordance with Article 25. In	post Partial Completion Date or Project COD, as the case may be, then the Authority or any entity designated by it shall acquire all of Licensee's rights, title and interests in and to the Licensed Premises in the manner set out in Article 25, on payment on the Transfer Date of Building Value of the assets (as per the Joint Inventory Report and any subsequent additions thereto), simultaneously with the transfer of the assets to the

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		addition to the Building Value of the assets, the Authority shall simultaneously with the transfer of possession of the Licensed Premises in accordance with Article 25 hereof, refund the entire Performance Security furnished by the Licensee, after deduction of any unpaid amounts therefrom.	Authority, as determined in accordance with Article 25. In addition to the Building Value of the assets, the Authority shall simultaneously with the transfer of possession of the Licensed Premises in accordance with Article 25 hereof, refund the entire Performance Security furnished by the Licensee, after deduction of any unpaid amounts therefrom.
23.	Annexure A – Definitions (“Beds”)	“Beds” means the beds used for Patients;	“Beds” means the beds used for Patients that are fully equipped, operational, and available for provision of Healthcare Services in accordance with this Deed, Applicable Laws, Applicable Registrations and Applicable Permits;
24.	Annexure A – Definitions (“Completion Certificate”)	“Completion Certificate” shall have the meaning set forth in Article 13.2;	“Completion Certificate” means the certificate issued by the Authority pursuant to Article 13.3 certifying that the Licensee has achieved Final Completion;
25.	Annexure A – Definitions (“Construction Period”)	“Construction Period” shall mean the period beginning from the Appointed Date and ending on Project SCOD;	“Construction Period” shall mean the period beginning from the Appointed Date and ending on Project COD;
26.	Annexure A – Definitions (“Development Works”)	“Development Works” shall mean all construction works and things necessary to complete the Minimum Development Obligation in accordance with this Deed;	“Development Works” shall mean all construction works and things necessary to complete the Minimum Development Obligation and achieve Partial Completion or Full Completion, as the case may be, in accordance with this Deed;
27.	Annexure A – Definitions (“Operation Period”)	“Operation Period” shall mean the period commencing from Project COD and ending on the Transfer Date;	“Operation Period” shall mean the period commencing from Partial Completion Date and ending on the Transfer Date;

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28.	Annexure A – Definitions (“Project COD”)	“Project COD” shall have the meaning set forth in Article 13.3 and shall include commercial operations date of Mandatory Development Obligations;	“Project COD” shall mean the date on which Full Completion has been achieved and the Completion Certificate is issued by the Authority;
29.	Annexure A – Definitions (“Project SCOD”)	“Project SCOD” means the date falling on the expiry of 48 (forty eight) months from the Appointed Date, being the scheduled date for achievement of the Project COD as may be extended on account of GRAP Extension or such other extension as determined as per the terms of this Deed subject to Project SCOD not exceeding <u>60 (sixty)</u> months from the Appointed Date;	“Project SCOD” means the date falling on the expiry of 72 (seventy two) months from the Appointed Date, being the scheduled date for achievement of the Project COD as may be extended on account of GRAP Extension or such other extension as determined as per the terms of this Deed subject to Project SCOD not exceeding Long Stop Date;
30.	Annexure A – Definitions	Does not appear in the Schedule I of the License Deed	"Applicable Registrations" shall mean all registrations that are required to be obtained for operationalizing of hospital beds as per Applicable Laws. "Full Completion" means the completion of Minimum Development Obligations with Qualifying Bed capacity of not less than 600 Beds in the Hospital, fully equipped and operational, with all necessary Operational Permits obtained, and certified by the Authority under the Completion Certificate; "Long Stop Date" means the date falling on the expiry of 84 (eighty-four) months from the Appointed Date. "Partial Completion" means the completion of Minimum Development Obligations with Qualifying Bed capacity of not less than 300 Beds in the Hospital, fully equipped and operational, with all necessary Operational Permits obtained, and certified by the Authority under the Partial Completion Certificate;

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			"Partial Completion Certificate" means the certificate issued by the Authority pursuant to Article 13.3 certifying that the Licensee has achieved Partial Completion; "Partial Completion Date" means the date on which the Partial Completion has been achieved and the Partial Completion Certificate is issued by the Authority; "Partial Completion Penalty" means the penalty payable by the Licensee in accordance with Article 12.1.3 for the period from Partial SCOD to the Project COD, calculated at the rate of INR 85,000 (Rupees Eighty Five Thousand) for each day of delay; "Partial SCOD" means the date falling on the expiry of 48 (forty-eight) months from the Appointed Date, being the scheduled date for achievement of Partial Completion, as may be extended on account of GRAP Extension or such other extension as determined per the terms of this Deed subject to Partial SCOD not exceeding 60 (sixty) months from the Appointed Date; "Qualifying Beds" shall have the meaning set forth in Annexure C.
31.	ANNEXURE C – Development Of The Licensed Premises	The Licensee will have to develop a NABH accredited Super Specialty Hospital with at least 600 Licensed Beds on the Plot Location and which may also include:	The Licensee will have to develop a NABH accredited Super Specialty Hospital with at least minimum number of Qualifying Beds on the Plot Location and which may also include:
32.	ANNEXURE C –	Qualifying Beds have not been defined in the ANNEXURE C	Qualifying Beds are now being defined in the ANNEXURE C as below:

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	Development Of The Licensed Premises		“Qualifying Beds” for Partial Completion shall mean 300 beds and for Full Completion shall mean 600 beds.
33.	Appendix - I (Annexure-G) Safety Guidelines	Point 3 A set of emergency procedures shall be formulated to deal with different emergency situations and the operations staff shall be trained to respond appropriately during emergency through periodic simulated exercises as laid down in a manual for management of disasters (the Disaster Management Manual) to be prepared and published by the Licensee prior to Project COD. The Licensee shall provide 5 (five) copies each of the Disaster Management Manual to the Authority no later than 30 (thirty) days prior to Project COD.	A set of emergency procedures shall be formulated to deal with different emergency situations and the operations staff shall be trained to respond appropriately during emergency through periodic simulated exercises as laid down in a manual for management of disasters (the Disaster Management Manual) to be prepared and published by the Licensee prior to Partial Completion Date or Project COD, as the case may be. The Licensee shall provide 5 (five) copies each of the Disaster Management Manual to the Authority no later than 30 (thirty) days prior to Partial Completion Date or Project COD, as the case may be.
34.	Appendix - I (Annexure-G) Safety Guidelines	Point 5 The Licensee shall, no later than 30 (thirty) days prior to Project COD, evolve and adopt a manual for surveillance and safety of the Project, in accordance with Good Industry Practice, and shall comply therewith in respect of the security and safety of the Project, including its gate control, sanitation, fire prevention, environment protection.	The Licensee shall, no later than 30 (thirty) days prior to Partial Completion Date or Project COD, as the case may be, evolve and adopt a manual for surveillance and safety of the Project, in accordance with Good Industry Practice, and shall comply therewith in respect of the security and safety of the Project, including its gate control, sanitation, fire prevention, environment protection.
35.	ANNEXURE I – ESCALATIONS IN ALF	Point 5 The payment of Annual License Fee by the Licensee shall be in accordance with Article 18.3 after computing the Escalation from the first anniversary of the Project SCOD.	Point 5 The payment of Annual License Fee by the Licensee shall be in accordance with Article 18.3 after computing the Escalation from the first anniversary of the Partial SCOD.

Disclaimer:

Save and except the aforementioned amendments, all other provisions remain unchanged as mentioned in the RFP, Form D License Deed and Schedule I of the Licence Deed.