

Reference No: HDC (161)-MKS/IU/2022/542
Date: 8th December 2022

RESPONSE TO ENQUIRIES 1

Project Name: Lease of unit for the Provision of Grocery and Convenience store from STELCO (Hiyaa) Commercial in Hulhumalé

Proposal Reference Number: HDC (161)-MKS/IU/2022/503

Announced Date: 22nd November 2022

The following are the response(s) for the enquiries raised to this RFP.

	Enquiry	Response
1.	What is the estimated population of the STELCO building?	Total Number of residents in MACL and STELCO Tower is 1872. And as for total number of STELCO is 936 Residents.
2.	What are the development plans for the surrounding areas? What is the estimated completion date for the construction projects in the surrounding area?	More Residential buildings are in the upcoming development for the surrounding area near STELCO Residential. And all the housing projects are to be completed within the next five years. However, please note that the development plans are subjected to change.
3.	How can we expect the population of the surrounding areas to increase in period of 5 years?	As per HDC's development plans, all housing projects are to be completed within the next five years. However, we have no available population projection for the next five years as the occupancy is dependent on several factors. Also, please note that the development plans are subjected to change.
4.	Is it possible to get an estimated population statistic of Hulhumale' from the opening of the Sinamale' bridge in 2018, to the current date, split into Phase 1 and Phase 2 respectively?	In the Year of 2018, population of Hulhumale' Phase 1 is total of 51,000 and current population is 57,000. Since the opening of Hiyaa residential in Phase 2 up until now the total population of Phase 2 is 26,000. Thus, Overall Total population of Hulhumale is 93,000 Residents.
5.	How can a new business submit 12 months average monthly statements to proof the finance?	Companies can submit an End Balance statement to prove the financials or If the company does not have their own funds to prove the financing, they can propose bank financing or external financing.
6.	What documents are to be submitted in the sealed envelope?	Proponents must submit all the documents in a sealed envelope as mentioned in the RFP Section V.

7.	Is it possible to apply for another Hiyaa convenience store RFP without being disqualified?	Hiyaa Convenience store announcement is different project than STELCO. Thus, the winning proponent under this RFP will not be disqualified from the Hiyaa Convenience RFP.
8.	How is NPV Calculated?	The NPV is calculated as per the formula provided in the RFP. $\sum_{t=0}^n \frac{I}{(1+r)^t}$ <p>n= number of years I = rent proposed per month for each year starting from first year r= discount rate (10%)</p> (Kindly refer to the RFP Section IV Clause 2)
9.	Is there any template provided by HDC for Board Resolution? Does the proponent have to submit a separate power of Attorney if the Authorized signatory or will the proposal get disqualified if the Authorized Signatory is mentioned in the Board Resolution?	No specific template will be provided for the Board Resolution. However, the proposed work and signatures of the board members shall be in the board resolution. Further, a separate power of attorney is not required, proponents can submit the authorized representative form as provided with the RFP. And proposal will not be disqualified if the authorized representative is a board member.
10.	Can another business under the same business registration submit proposal?	Under the RFP ITP section, clause 3.3, both proposals will be disqualified if there's any direct or indirect controls, is controlled by or is under common control with another proponent.
11.	Will the NPV of all proponents be announced?	No. As of the current process that we follow, we will not be announcing the Proponent's NPV. However, we will announce the winning proponents' details with their evaluation ranking.
12.	Should all copies of the necessary documents be attested?	No. It is not essential for any proponent to attest any document.
13.	Will the rankings be shared with all the participants?	No. As of the current process that we follow, we will not be announcing the Ranking of all proponents. However, we will announce the winning proponents' details with their evaluation ranking. If any proponents want to know their own score, we will be providing them via Email.

Please include this response to enquiries when submitting the proposal