

Public Notice

Status update on invitation of Tenders and Award of Contracts as on 23.08.2023

The new management of Unitech Group has been receiving large number of queries over e-mails and telephones from the anxious home-buyers to know about the status of Invitation of Tenders and Award of Contracts in respect of their projects. This note on the status update is being published for their kind information.

Part - 1

1. Pursuant to Hon'ble Supreme Court order dated 28.10.2021, 05 nos. of Project Management Consultants (PMCs) were appointed by the Management in December 2021, to undertake "As-is-Assessment" of various projects, preparation of "Bills of Quantities" (BOQs) for the balance works at individual project sites and preparation of tender documents for award of contracts for completion of projects. Simultaneously, Engineers India Limited (EIL) was appointed as a Third Party Inspection and Monitoring Agency (TPIA) to review the work of PMCs in the month of March, 2022. Further, the Hon'ble Supreme Court appointed Justice (Retd.) A. M. Sapre vide its order dated 18.05.2022 to be associated with every stage of tendering process and to be carried out under his supervision.
2. Based on the ground-work done by PMCs, it was estimated that about 130 Tenders would be required to be floated for completion of all the 74 residential and 12 commercial projects. Since, it was practically not possible to float all 130 tenders in one go, the Management decided to float these 130 odd tenders in four to five lots with each lot comprising about 30-35 tenders, as also approved by the Hon'ble Supreme Court.
3. Accordingly, after preparation of tenders of Lot-1 by PMCs, their review by the EIL, approval of the Board of Directors (BoD) and Justice (Retd.) A. M. Sapre in the month of November/ December 2022, a total of 35 Tenders were floated on 02.01.2023 on Unitech's e-tendering web portal etenders.unitechgroup.com. After the last date of submission of tenders (20.02.2023), it was discovered that no bids were received against 18 tenders (out of 35) whereas both the bids received in case of one tender failed to meet the eligibility criteria and both the bids received in respect of another tender were abnormally high, resulting in the rejection of bids for these 02 tenders. Thus bids were required to be called afresh in respect of these 20 tenders (18+1+1).
4. Balance 15 tenders, which were found to be technically eligible and financially acceptable, were recommended for Awards of Contracts by the PMCs and EIL, which in turn was duly approved by the BoD around 13th of April, 2023 and submitted to Justice (Retd.) A.M. Sapre for his approval and onward recommendation to the Hon'ble Supreme Court seeking permission for Award of

Contracts to successful bidders qua these 15 tenders. Justice (Retd.) A. M. Sapre scrutinized the same and submitted his recommendations dated 24.04.2023 and 09.05.2023 to the Hon'ble Supreme Court.

5. The list of these 15 Tenders, along with the scope of work covered under these tenders, is at **Annexure-A**.

Part - 2

1. In continuation of the Tendering process, 2nd Lot of 31 Tenders were prepared by the PMCs and duly reviewed by the EIL. Thus a total of 51 Tenders (20 re-tenders of Lot-1 and 31 tenders of Lot-2) were approved by BoD and Justice (Retd.) A. M. Sapre in the month of April 2023 for uploading on Unitech's e-tendering web portal. Accordingly, these tenders were uploaded on the portal on 08/09.05.2023.
2. The extended last date for submission of bids in respect of these 51 Tenders was 22.06.2023. The Technical bids were opened on 23.06.2023 when it was discovered that no bids had been received in respect of 09 tenders. After completion of the process of evaluation of Technical and Financial bids, the management finalised the bids received qua 34 tenders. This has been approved by the Board of Directors followed by Justice (Retd.) A.M. Sapre on 18.08.2023. The recommendations of the Board and Justice Sapre have been made available to the Advocate on Record for placing the same before the Hon'ble Supreme Court on the next date of hearing of the Unitech matter.
3. The list of these 34 Tenders, along with the scope of work covered under these tenders, is at **Annexure-B**.
4. The Letters of Intent (LoIs) for Award of Contracts in these 15+34 Tenders would be issued to the Contractors after approval of the Hon'ble Supreme Court is received and works would commence at the respective projects thereafter. Assuming that the management receives the approval of the Hon'ble Supreme Court for award of contracts in respect of these 49 tenders by or before end of September 2023, the Homebuyers of these projects are advised to be ready for payment of the 1st Installment of their outstanding dues with effect from 01.11.2023.
5. The work on preparation of Tender Documents proposed to be floated as part of Lot-3 is already in hand and expected to be completed, along with review by the EIL, by middle of September, 2023.
6. All the home-buyers are requested to kindly visit the company's website www.unitechgroup.com for regular updates on the tendering and award of contracts.

Annexure - A

List of Technically Qualified & Financially Successful 15 Tenders of Lot -1			
Sr. No.	Project name and Location	Tender Description	
1	Vistas , Gurugram	(i)	All works for Towers A1 to A8
		(ii)	External Development Works
		(iii)	Horticulture Works
2	The Concourse (Commercial), Gurugram	(i)	Aluminium Glazing and ACP works
		(ii)	External development works
		(iii)	Horticulture Works
3	Fresco, Gurugram	Civil & MEP Works	
4	Escape, Gurugram	Civil & MEP Works	
5	Uniworld Resort Plots & Villas, Gurugram	External Area Development Works	
6	Unihomes Phase 1, 2 & Garden phase 3, Sector 117, Noida	Storm Water Drainage, Sewage Disposal System, Water Supply, External drainage & STP	
7	Amber, Sector 96-97-98, Noida	Civil, Structural, finishing & internal MEP works	
8	Verve, Greater Noida	Internal finishing & MEP works and External development works	
9	Habitat & Habitat Corner (Commercial), Greater Noida	Internal finishing & MEP works and External development works	
10	Cascade, Horizon & Heights Greater Noida	Internal finishing & MEP works and External development works	
11	Bhubaneswar One, Bhubaneswar	Civil, Structure, Finishing and MEP works, External Development & External Services	

0-0-0-0-0

Annexure – B

List of Technically Qualified & Financially Successful 34 Tenders of Lot - 2			
Sr. No.	Project name and Location	Tender Description	
1	Garden, Heights, Horizon, Vista, Downtown, Downtown Retail (Commercial), Cascade, Harmony, Fresco-Kolkata	Civil Finishes, Door & windows and MEP works in incomplete units in Handed over towers/Blocks	
2	Uniworld City, Kolkata - Boundary wall & school Boundary wall	Common Boundary Wall, Guard room and New School Boundary Wall Work	
3	Cascades, Kolkata	Balance Works for Civil, Structure, Finishing, MEP Works, Lifts, External Development & External Services for Tower 5-10 and Non-Tower Area	
4	Concourse, Gurgaon	(i)	Concourse - Balance Civil & MEP Works in constructed Towers A & B
		(ii)	Electrical Sub Station Works
5	Vistas, Gurgaon	(i)	Balance Civil & MEP Works in Towers A9 to A11
		(ii)	Balance Civil & MEP Works in Towers B1 to B5 & E1-E2, and including EWS
		(iii)	Electrical Sub Station Works
6	The Willows, Sector 96-97-98, Noida	Balance External development works like Roads, Water Supply, Sewerage System, Storm water drainage, and all other residual works	
7	Amber, Sector 96- 97- 98, Noida	Civil, Structural, Finishing, STP & MEP Works at Amber (External Dev. Works)	
8	Burgundy, Sector 96-97-98, Noida	(i)	Civil & structural, finishing& internal MEP works for phase-1 (Tower 1 to 5)
		(ii)	Civil, Structural, Finishing & Internal MEP Works at Burgundy (Tower-6 & 7)
9	Sector 113, Noida	(i)	Civil, Structural, Finishing, MEP & STP Works at Unihomes-03 (Phase-I) Tower No. A1 to A6 and B1 to B4
		(ii)	Civil, Structural, Finishing, MEP & STP Works at Unihomes-03 (Phase-II) Tower No. C1 to C6
10	South City-2, Gurugram	Balance Work at South City II Floors	
11	Woodstock floors, Gurugram	Balance Works of Woodstock Floors	

List of Technically Qualified & Financially Successful 34 Tenders of Lot - 2

Sr. No.	Project name and Location	Tender Description	
12	Fresco, Gurugram	External area Development (Boundary Wall, Swimming pool & expansion joint) works	
13	Business Zone , Gurugram	Balance Works of Business Zone	
14	Uniworld Tower, Gurugram	Balance Civil & MEP Works	
15	Global Gateway, Gurugram	Balance Civil works	
16	Harmony, Gurugram	Balance Civil & MEP Works	
17	Close North, Gurugram	Balance Civil & MEP Works	
18	Close South, Gurugram	Balance Civil & MEP Works	
19	Uniworld Garden-II, Gurugram	Balance Civil & MEP Works	
20	Residences, Gurgaon	(i)	Balance Internal Civil & MEP Works
		(ii)	Balance External Area development (Civil, Electrical, Horticulture etc.) Works
21	Uniworld Resorts, Gurgaon	Civil, Finishing & MEP Works for Electrical substation (ESS) building	
22	Sunbreeze, Gurgaon	(i)	Balance Internal Civil & MEP Works at 'Sunbreeze' - A,B,C Blocks (10 Towers) & EWS Building
		(ii)	Balance Internal Civil & MEP Works at 'Sunbreeze' - D & E Blocks (06 Towers)
		(iii)	Balance External Civil & MEP Works
23	Exquisite, Gurgaon	Balance internal and external Civil & MEP Works	
24	Garden Galleria, Lucknow	Civil, structural, finishing, MEP & External development works	
25	Unihomes, Ambala	RCC, Civil, Finishing & internal MEP works of Unihomes	
26	Gardens, Mohali	HVAC and associated works	

0-0-0-0-0