

Public Notice

Status update on invitation of Tenders Award of Contracts

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 thorough review by 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 its 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**.

Approval of the Hon'ble Supreme Court for award of contracts in respect of these 15 Tenders is awaited. The Letters of Intent (Lols) 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. Subject to approval of the Hon'ble Supreme Court, the Homebuyers of these projects are advised to be ready for payment of the 1st Installment of their outstanding dues with effect from 01.06.2023.

Part - 2

1. In continuation of the Tendering process, 2nd Lot of 30 Tenders were prepared by the PMCs and duly reviewed by the EIL. Thus a total of 50 Tenders (20 re-tenders of Lot-1 and 30 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 etendering web portal. Accordingly, these tenders have been uploaded/ floated on the portal on 08/09.05.2023, details of which are available on the portal etenders.unitechgroup.com. The list of these tenders, along with the projects covered thereunder, is at **Annexure-B**.
2. The last date for receipt of these 50 Tenders is 08.06.2023, after which the bids would be opened for technical and financial evaluation. The rest of the process would be followed as in the case of first Lot of 15 Tenders.
3. Hoping that there would be adequate response of Contractors/ Construction agencies qua this 2nd Lot of Tenders, it is likley to take some time for completion of the process of Tendering and reaching the stage of Award of Contracts by or before 31.08.2023. Further, subject to approval of the Board of Directors, Justice (Retd.) A.M.Sapre and, finally, the Hon'ble Supreme Court for award of contracts against this Lot of Tenders, the Homebuyers of above-mentioned projects are advised to be ready for commencing payment of their outstanding dues, with the 1st instalment falling due on 01.09.2023. The Revised Payment Plan would be uploaded on Unitech's website after receiving approval/ directions from the Hon'ble Supreme Court.
4. 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 July 2023.
5. 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			
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)	Horticulture Works
		(iii)	External development 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	SWD, 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	

Annexure – B

List of Tender Documents - 50 Tenders floated on 08.05.2023			
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	Gateway Cluster 1 & Common Boundary wall-Kolkata	Balance Miscellaneous Works for Apartments/ Units in Handed Over Towers/ Blocks and Construction of Balance Common Boundary Wall	
3	Uniworld City, Kolkata - Boundary wall & school Boundary wall	Common Boundary Wall, Guard room and New School Boundary Wall Work	
4	Cascades, Kolkata	Balance Works for Civil, Structure, Finishing, MEP Works, Lifts, External Development & External Services for Tower 5-10 and Non-Tower Area	
5	Fresco, Kolkata	(i)	Execution of Balance Works for Civil, Structure, Finishing, MEP Works, Lifts, External Development & External Services for Tower 9, 10 and ESS building
		(ii)	Balance Works for Civil, Structure, Finishing, MEP Works, Lifts, External Development & External Services for Tower 4, 7, 8 and ESS building
6	Heights, Kolkata	Balance Work for Civil, Structure, Finishing, MEP Works, Lifts, External Development & External Services for Tower 10	
7	Uniworld City, Kolkata	Balance Works for Electric Sub-station (All works related to Transformers, HT & LT panel, and HT & LT cabling)	
8	Concourse, Gurgaon	(i)	Concourse - Balance Civil & MEP Works in constructed Towers A & B
		(ii)	Electrical Sub Station Works
9	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

List of Tender Documents - 50 Tenders floated on 08.05.2023

Sr. No.	Project name and Location	Tender Description	
		(iii)	Electrical Sub Station Works
10	The Willows, Sector 96-97-98, Noida	Balance development works like Water Supply, Sewerage System, Storm water drainage, Roads, and all other works	
11	Amber, Sector 96- 97- 98, Noida	Civil, Structural, Finishing, STP & MEP Works at Amber (External)	
12	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)
13	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
14	Sector 117, Noida	(i)	RCC, Civil, Elevator SITC & Internal MEP Works for Phase 1, 2 & 3, Unihomes, Sector 117, NOIDA
		(ii)	Phase 4 (Exquisite 1 Building), 5 & 6: RCC work, Civil work, Finishing work, Doors, Windows, Internal Electrification work, Internal Plumbing Work, Elevator Civil work etc.
15	South City-2, Gurugram	Balance Work at South City II Floors	
16	Woodstock floors, Gurugram	Balance Works of Woodstock Floors	
17	Fresco, Gurugram	External area Development (Boundary Wall, Swimming pool & expansion joint) works	
18	Business Zone , Gurugram	Balance Works of Business Zone	
19	Uniworld Tower, Gurugram	Balance Civil & MEP Works	
20	Global Gateway, Gurugram	Balance Civil works	

List of Tender Documents - 50 Tenders floated on 08.05.2023

Sr. No.	Project name and Location	Tender Description	
21	Harmony, Gurugram	Balance Civil & MEP Works	
22	Close North, Gurugram	Balance Civil & MEP Works	
23	Close South, Gurugram	Balance Civil & MEP Works	
24	Uniworld Garden-II, Gurugram	Balance Civil & MEP Works	
25	Residences, Gurgaon	(i)	Balance Internal Civil & MEP Works
		(ii)	Balance External Area development (Civil, Electrical, Horticulture etc.) Works
26	Uniworld Resorts, Gurgaon	Civil, Finishing & MEP Works for Electrical substation (ESS) building	
27	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
28	Exquisite, Gurgaon	Balance internal and external Civil & MEP Works	
29	Uniworld Resorts, Bengaluru	(i)	RCC, Civil & Internal MEP Works for Phase 1 & Phase 2
		(ii)	STP and External Drainage Works for Phase 1 & Phase 2
		(iii)	Basement Ventilation Works
		(iv)	Substation & External Electrification Works for Phase 1 & Phase 2
30	Garden Galleria, Lucknow	Civil, structural, finishing, MEP & External development works	
31	Ananda, Ambala	STP, WTP, Swimming Pool, External Drainage, SWD, Roads & Landscape etc. Works for Ananda and Unihomes Ambala, Uniworld City, Ambala.	
32	Unihomes, Ambala	RCC, Civil, Finishing & internal MEP works of Unihomes	

List of Tender Documents - 50 Tenders floated on 08.05.2023

Sr. No.	Project name and Location	Tender Description	
33	Uniworld City, Chennai	(i)	Road work, Hard & Soft Landscaping including irrigation works
		(ii)	RCC, Civil & Internal MEP Works for Phase 1 to Phase 8
		(iii)	STP, WTP, Swimming Pool, External Drainage, SWD Works for Phase 1 to Phase 8
34	Uniworld City, Mohali	(i)	Road, Landscaping & Compound Development Works
		(ii)	STP, WTP, Swimming Pool, External Drainage, SWD Works
35	Gardens, Mohali	HVAC and associated works	