

附件一

## U&I 投資諮詢顧問公司報價資料 (英文)



### U&I Investment Corporation

U&I Bldg., No. 9 Ngo Gia Tu St., Chanh Nghia Ward, Thu Dau Mot Town,  
Binh Duong Province, Viet Nam.

Tel: +650.822908 Fax: +650.816460 E-mail: tinmh@unigroup.com.vn

Date: 08 January 2008

To: **TAIWAN SUGAR CORPORATION**

Attn.: Mr Caesar K.S. Chang, Project Manager, Animal Industry Business Division

C/o: Mr. Bernie P.L. Wang, General Director, Tai Viet Agribusiness Co., Ltd.

From: Mai Huu Tin, Chairman & CEO

Subj.: *Proposal for Consultancy Services*

Dear Mr Chang,

Thank you very much for meeting us on 02 January 2008 to discuss about our services. We have studied your Instructions for Bidding and would like to submit the following proposal:

#### 1. U&I and its Clients:

U&I (Unigroup) was founded on 15 April 1998 as a limited liability company. On 15 April 2003 we converted ourselves to become U&I Investment Corporation, a Joint Stock business with registered capital of VNĐ 100 billion today. For the past ten years we have provided our consultancy services to more than 500 foreign investors in the area of Binh Duong, Dong Nai and Ho Chi Minh city. Not less than half of the Taiwanese businesses in Binh Duong province have worked with us. This is quite a long list. So instead of providing you with names of those businesses we would suggest you to check with some Taiwanese companies here or talk directly to the People's Committee of Binh Duong province and the Department of Planning and Investment to get more confirmation about us. That way we think you have a better idea of what we can do.

#### 2. Scope of Consulting Work for Tai Viet Agribusiness:

We hereby confirm that we can cover all the 11 items of work listed in your bidding instructions. Yet please allow us to clarify the following points:

2.1. *Approval for site of pig farm:* We understand that you are thinking of investing the new pig farm in Binh Phuoc province. We have very close relationships with authorities there, including both Mr Hung the Secretary of the Communist Party's Committee and Mr Thicu the Chairman of the People's Committee of the province. However before you make any selection of the site please provide us with the map of that area so that we can work with the district authorities first. Each district has a different zoning plan and we must make sure we will be in the correct zone for pig farms before you spend any money on the land. This is to ensure that you will not lose money or waste your time.

2.2. *Application for investment certificate:* Once we are secure that the site selected by you can be used for the development of a pig farm things can move very fast. You allow us 3 months to get the investment certificate but we can assure you that the

investment certificate will be issued by the People's Committee of Binh Phuoc province within 1 month from the time we submit the following:

- Preliminary approval of the site (step 2.1 above);
- Application (to be prepared by us with information provided by you);
- Charter of the company (ditto);
- Land compensation contract (ditto);
- Land lease rate (ditto);
- Proof of financial capability for the investment (to be prepared by you).

2.3. **Land lease contract:** Once the investment certificate has been issued and the compensation work has been completed by you we can arrange for the land lease contract and the land use right certificate to be granted to you within 30 days.

2.4. **Construction permit:** U&I Construction Limited (Unicons), a subsidiary of U&I, is one of the biggest design and construction companies in Binh Duong province. We have designed and built more than 30 big factories and office buildings in Binh Duong, Dong Nai, Ho Chi Minh and Ha Noi. Therefore we are very familiar with all the procedures as well as relationships required to get construction permits in the area and we are sure we can get you the construction permit within 30 days from date of submission. However please note that not only do we need detailed technical designs and environment impact assessment report from you but we also need other documents, including:

- fire police approval;
- soil test;

Of course we will assist you in obtaining all these documents and approval at your own costs.

2.5. **Environment impact assessment report:** We will assist you in preparing this report and obtaining government approval of this report at your own costs.

2.6. **Duty-free import:** Please note that following recent changes in our customs law you don't need this permit anymore. Your customs clearance staff can work directly with customs authorities for the duty-free import of equipment. In case you need any service for this U&I Transport & Forwarding Corporation (Unitrans), a subsidiary of U&I, will also be in a good position to do so.

2.7. **Business registration:** Please note that the new investment certificate functions also as your business registration certificate. You don't need to apply for other licenses. Yet if you wish we can also provide other administrative steps like obtaining company seal and tax code for you. Also please note that from 1 April 2008 the investment certificate number will also serve as your tax code. So you don't have to apply the tax code separately.

2.8. **Employment of workers:** We can assist you in supplying standard labor contract forms so that you can employ your own workers more conveniently. But we suggest that you use the services of Binh Phuoc Job Placement Center. This is one of the

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duties of Binh Phuoc Authorities to investment projects in the province. And we are sure your people at Tai Viet Agribusiness Limited are already very well trained to do this.

- 2.9. **Legal consultancy:** We will be happy to answer any question you may have at any time, even after we have finished our jobs as per this proposal.
- 2.10. **Preparation of application documents:** Of course it's our job.
- 2.11. **Auditing:** As a foreign invested company every year you have to file your tax reports to the Tax Office of Binh Phuoc province. The same reports will also be sent to the Department of Planning and Investment of the province. These reports have to be audited by auditing companies certified by the Ministry of Finance of Vietnam. We have two subsidiaries, U&I Auditing Company Limited (Uniaudit) and U&I Accounting Company Limited (Uniaccount), to provide these services to you. Uniaudit is the only independent member firm in Vietnam of Baker Tilly International, one of the world's top ten accountancy and business services networks, currently represented by over 120 independent member firms in over 85 countries, with headquarters in London, the UK.

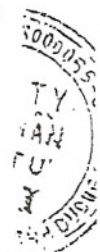
3. **Work schedule:** We can start any time you are ready with the selection of possible sites for your pig farm. Below is only a tentative schedule:

<i>Work Description</i>	<i>Schedule from submission</i>
Site check	30 days
Preliminary approval	15 days
Land compensation	Subject to landlords & you
Land lease rate approval	15 days
Preparation of application documents	15 days
Investment certificate issuance	15 days
Administrative work	15 days
Land Lease contract & Title	30 days
Environment Impact Assessment (EIA) preparation	60 days
EIA approval	30 days
Construction permit	30 days

4. **Consultancy fee:** At this stage it's impossible for us to provide you with accurate fees for each step of work as each work requires cooperation and provision of necessary information from you. Right now we can only quote for the following:

<i>Work Description</i>	<i>Fee, document preparation included, 10% VAT excluded</i>
Site check, preliminary approval, land lease rate approval & investment certificate issuance	US\$ 15,000
Land lease contract and title	US\$ 10,000

For EIA, construction permit, auditing and other steps we will be able to quote you when more information has been obtained.



5. **Payment:** For the fees we could quote above you just have to pay us 20% deposit. The balance can be paid when we have finished our work.

6. **Persons in charge:** Please feel free to contact any of the following person(s) at any time:

- Mai Huu Tin, DBA, E: [tinmh@unigroup.com.vn](mailto:tinmh@unigroup.com.vn), M: 0913.951.309
- Mai Thi Thanh Thuy, BA, E: [thuymtt@unigroup.com.vn](mailto:thuymtt@unigroup.com.vn), M: 0903.338.864
- Nguyen Thuy Ngoc Bich, BA, E: [bichntn@unigroup.com.vn](mailto:bichntn@unigroup.com.vn), M: 0909.991.155



Mai Huu Tin



		province		
12	Nguyen Thanh Lam	59, Group 5, Zone 2, Phuoc Vinh, Phu Giao district, BD province	Withdrawn from company	
13	Nguyen Duc Phong	023/KL A6, Khanh Loi, Tan Phuoc Khanh, Tan Uyen district, BD province	360	36
14	Vuong Thanh Tuyen	69/3 Doan Tran Nghiep, Phu Cuong, TDM town, BD province	360	36

## 6. Company's legal representative:

Title: Chairman

Name in full: MAI HUU TIN

Date of birth: 27 August 1969

Race: Kinh Nationality: Vietnamese

ID number 280450276

Date of issue: 14 September 2001 Place of issue: Binh Duong police

Registered residence: 81/2 Thich Quang Duc, Phu Cuong ward, Thu Dau Mot town, Binh Duong province.

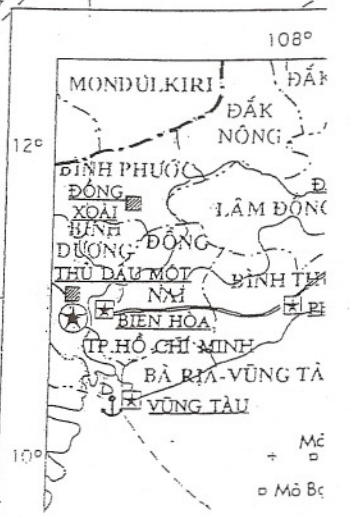
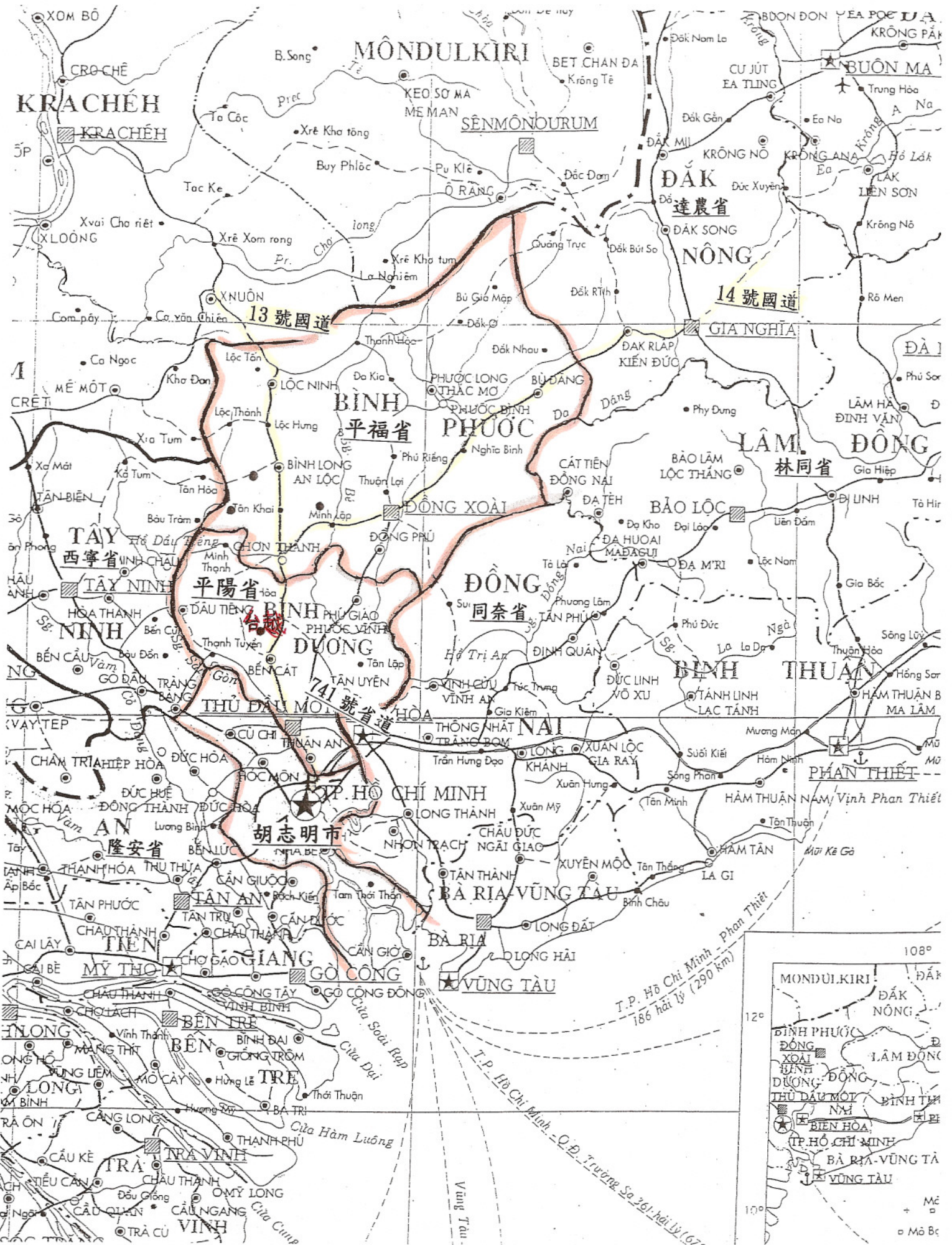
Current residence: 81/2 Thich Quang Duc, Phu Cuong ward, Thu Dau Mot town, Binh Duong province.

Signature:

Manager of Business Registration Division  
(Signed and Sealed)  
Pham Cong Ly



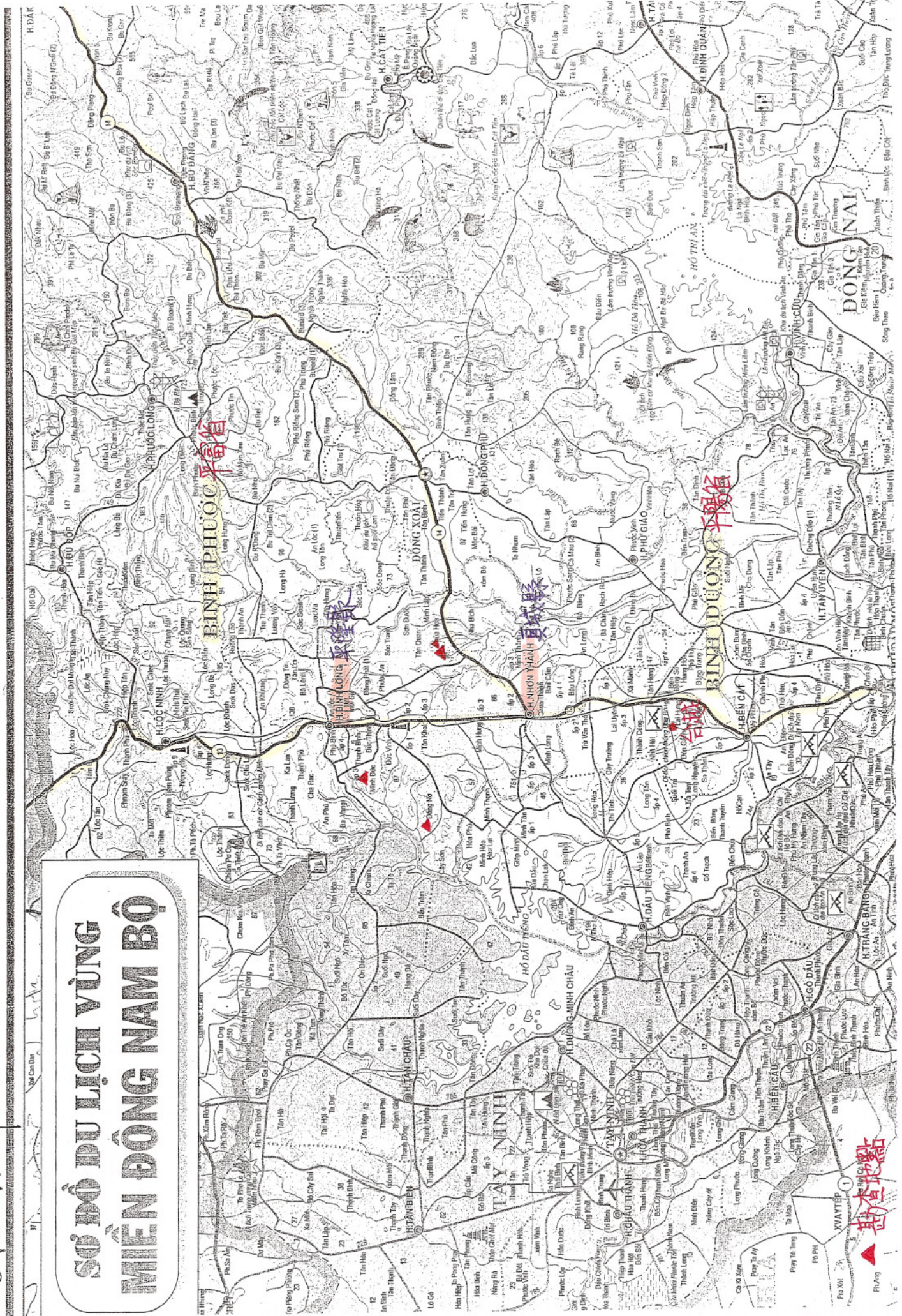
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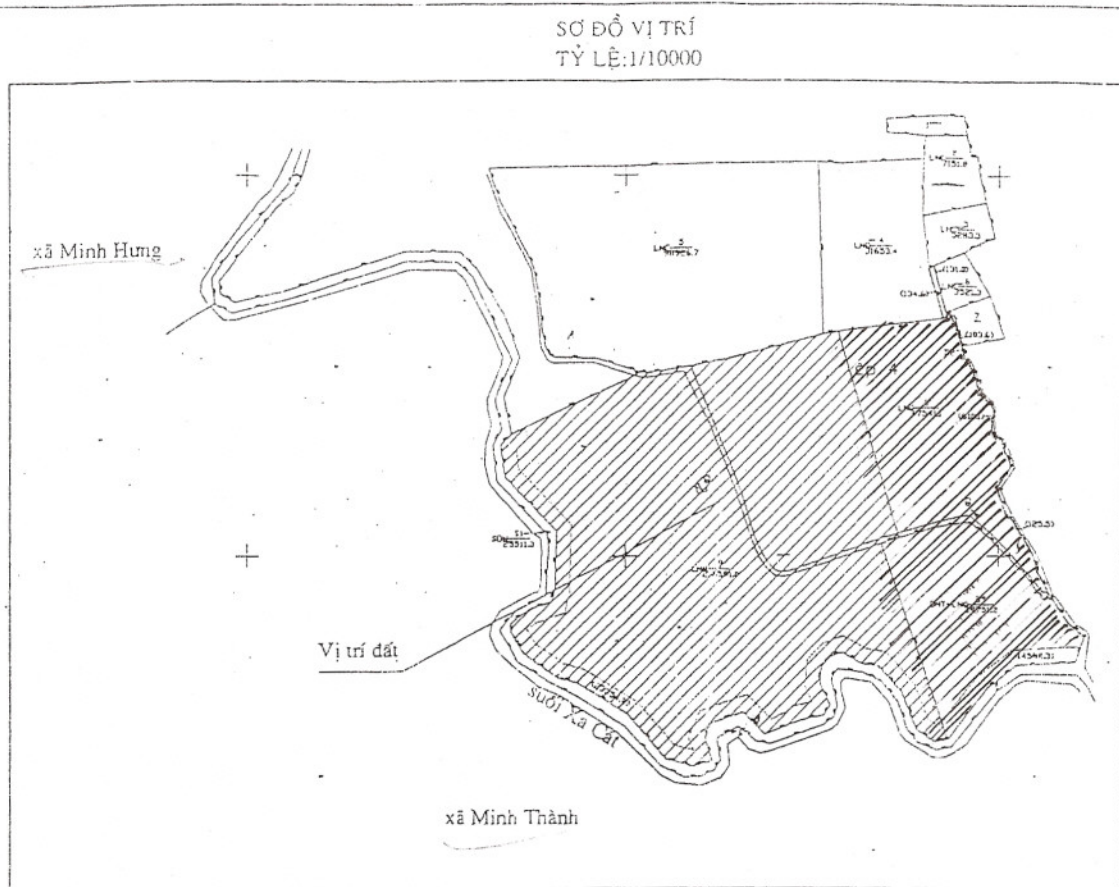
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# SƠ ĐỒ DƯ LỊCH VÙNG MIỀN ĐÔNG NAM BỘ



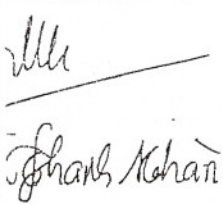
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BẢNG THỐNG KÊ

Số TT	Số tờ ĐĐ	Số thửa	Diện tích (m <sup>2</sup> )	Loại đất		Ghi chú
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SỬ DỤNG	THỰC HIỆN	PHÒNG TÀI NGUYÊN VÀ MT
	Người thực hiện : <u>Võ Văn Sơn</u> Người kiểm tra: Ngày tháng năm 2007 Đội Đo đạc Bản đồ	Ngày . tháng năm 2007

