



UNICORN
TECHNICAL SERVICES LLC

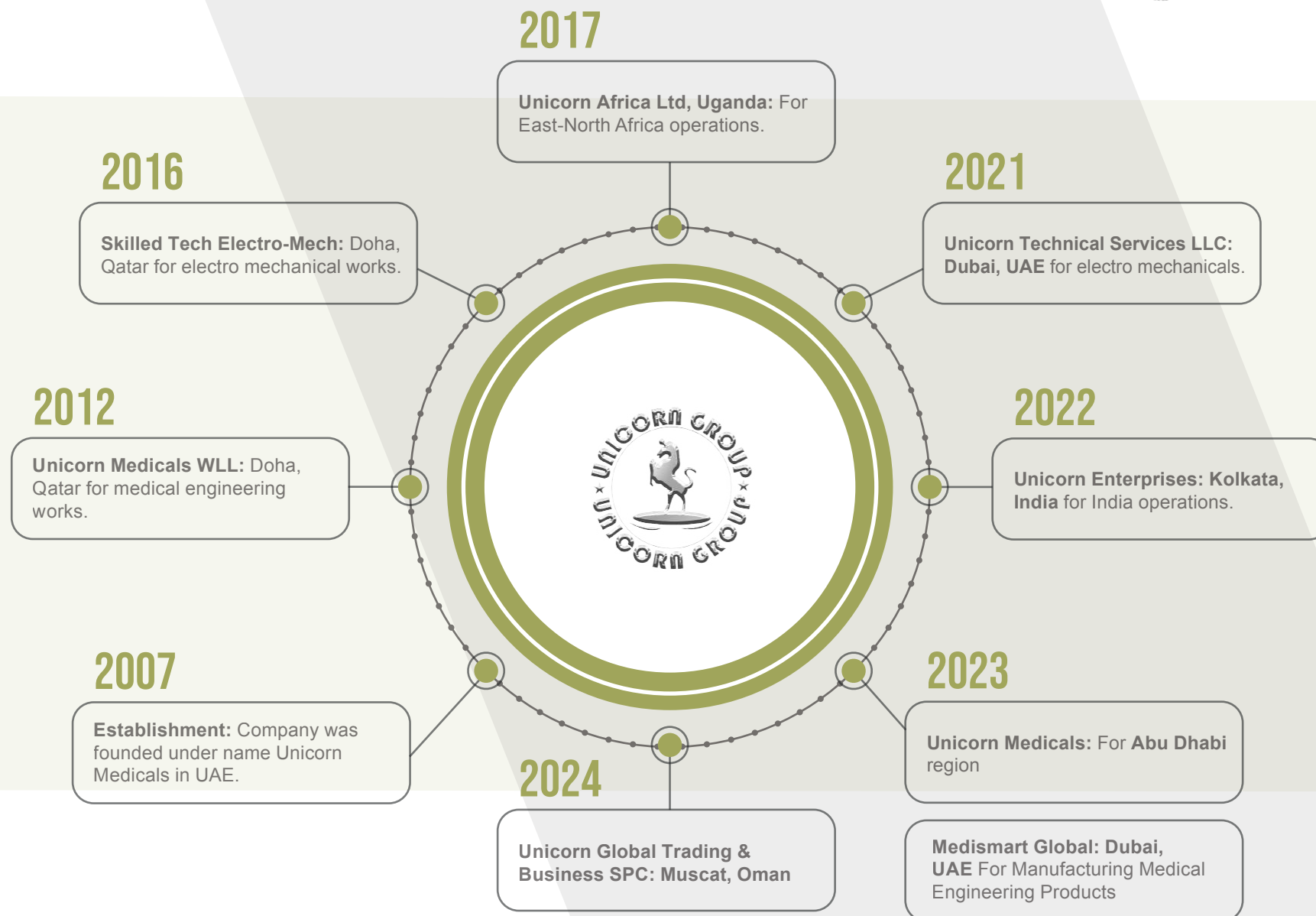


COMPANY PROFILE



WWW.UNICORNTHECNICAL.COM

OVERVIEW



ORG CHART



INTRODUCTION

UNICORN TECHNICAL SERVICES LLC is a Mechanical, Electrical, and Plumbing (MEP) contracting firm based in UAE, specializing in the comprehensive design, construction, supply, installation, service, upgrade, and maintenance of electro-mechanical systems and equipment. Our services encompass engineering, documentation, submittal approvals, shop drawings, coordinating drawings, commissioning, start-up, and as-built documentation. We manage contract programs and project timelines while adhering to consultant specifications, international standards, and codes, and implementing safety and quality plans.

- *Ducting & Thermal Insulation Works*
- *Electrical Networking & Works*
- *Industrial Installations Works*
- *Piping & Plumbing Works*
- *Low Current Networks*
- *Tele-Communication*
- *Security Systems*
- *HVAC Works*

UNICORN TECHNICAL SERVICES LLC works with the highest efficiency and in accordance with the latest technologies in conformity with international standards of quality, security and safety. we utilize trained and experienced staff for the implementation and delivery of projects with commitment to contract terms, conditions, and preservation to the environment.

UNICORN TECHNICAL SERVICES LLC has specialized Departments and each department is divided to cover the different types and styles of property, plants, buildings and construction . The divisions based on distinctive features are as follows:

- *Administrative & Organizations*
- *Residential & Housing*
- *Commercial & Businesses*
- *Governmental & Public*
- *Touristic & Hotels, Resorts*
- *Educational & Cultural*
- *Trade Centers & Malls*
- *Industrial & Factorial*
- *Sites & Open Areas*

We execute all projects in accordance with technical and financial strategies to fit the distinctive character of the construction projects and to achieve the maximum benefit for our customers.

MEP ENGINEERING FIRM COMMITTED TO

DELIVERING ONLY THE BEST

BACKGROUND

UNICORN TECHNICAL SERVICES LLC is a leading company in the Electro-Mechanical sector, known for its expertise in Supplies and Turnkey Projects, and has established a strong reputation with clients across UAE. Our core mission is to provide comprehensive solutions in the Electro-Mechanical field, including supply, installation, servicing, and upgrades. With our experienced team and technical expertise, we have become a one-stop solution for all Electro-Mechanical needs.

UNICORN TECHNICAL SERVICES LLC maintains a robust presence in various markets, encompassing:

- *Trading*
- *Contracting*
- *Services*
- *Maintenance*
- *Development*

Our competitive edge is driven by our efficiency and autonomy across several phases, including:

- *Planning and Coordination*
- *Engineering Expertise*
- *Quality Control*
- *After-Sales Support*

Today, we are recognized as a leading MEP contractor, offering a full spectrum of contracting and engineering services in areas such as Energy, Electrical Systems, Lighting, Electro-Mechanical (MEP), Low Current Systems, Safety & Security, Measurement & Meters, Process Equipment, Motors, Generators, Pumps, Water, Drainage, Plumbing, Pipelines & Fittings, Factory Installations, Marking, Fencing, Automatic Control, BMS & Automation, HVAC Systems, Ducting, and Chillers.

UNICORN TECHNICAL SERVICES LLC consistently provides optimal and cost-effective quotes for MEP Services and Solutions, adhering to approved standards and offering a diverse range of products and services.

VISION

To become one of the leading and most reliable MEP contracting companies in the UAE.

MISSION

Driven by our vision, we aim to deliver projects of exceptional quality and cost-efficiency within the agreed timelines. We are committed to enhancing client satisfaction by continually improving our business practices, focusing on safety, quality, service delivery, and robust environmental awareness policies.





SCOPE OF BUSINESS

WHAT WE DO

FACILITY MAINTENANCE

PLUMBING CONTRACTORS

ELECTRICAL CONTRACTING SERVICES

*HEATING, VENTILATION & AIR
CONDITIONING (HVAC)*

*ELECTROMECHANICAL EQUIPMENT
INSTALLATION & MAINTENANCE*

COMMUNICATION SYSTEMS



FACILITY MANAGEMENT

UTS is one of the best facility management companies in UAE to deliver professional facility services for residential and commercial clients. We help to improve the productivity and performance of the facilities on a regular or scheduled basis. With professional facilities management teams who could deliver expertise in the day-to-day analysis, maintenance, and repair of home, company, or workplace utilities. With systematic and strategic planning activities, UTS help cut down costs in managing facilities and increase productivity by complying with industrial health and safety regulations.

- Professional facility management service in minimal budget
- Advanced and modern maintenance procedures
- Professional team of experienced workmen
- Systematic preventive maintenance
- Reliable and affordable service
- Sustainable maintenance solutions
- Safe and secure services
- Enhanced life of Assets.

SCOPE OF FACILITIES MANAGEMENT:

- Facilities Management have a broad scope of activities about growth.
- Properly managed facilities rapidly increase the competence of Business.
- In Facility Management you can control your spending according to the situation.
- A good budget plan telling your money to where to go instead of where it went.
- Health and safety are an essential for life.

We have been serving several clients from various sectors and partnering them in attaining more productivity with improved performance. We help to:

- Increasing the cost-effectiveness of the company
- Manage requirements for health and safety
- Energy saving modules / implementation
- Increase the life of physical assets
- Track and maintain compliance



PLUMBING CONTRACTING SERVICES

UTS is a competent and professional team of technical personnel's experienced in all sort of plumbing assignments and projects. We are established to deliver complete range of plumbing solutions and services to all industries. We align with the modern trends and possibilities in the field to produce and deliver most sustainable solutions to each client.

UTS is popular in Dubai to provide with expert plumbing solutions and plumbing contracting services across Dubai, UAE.

We also undertake plumbing contracts on annual or term basis to serve clients with the competitive price. We offer plumbing installation, maintenance and servicing by certified plumbers at the best price in UAE.

WE TAKE RESPONSIBILITY OF:

- *Plumbing works including Normal, Cold & Hot water Pipe works*
- *Procurement as per the Approved Material List*
- *Engineering (Design & Product Selection)*
- *Taking Approvals from various Authorities*
- *Drainage water pipe works*
- *Pump & Tank Installation*
- *Fixing of Sanitary wares*
- *Testing and Commissioning*

We are proficient in developing an efficient, functional and satisfying plumbing installations or maintenance. All of our works are carried out by professional plumbers and thus our works are guaranteed from leaks, bursts or any other interruptions. All of our plumbing fitting works are provided with high quality materials and tools, to ensure flawless experience.



ELECTRICAL CONTRACTING SERVICES

We undertake Electrical Installation, Repair & Maintenance in Dubai for industrial, commercial and residential properties. Well experience and dedicated service in the electrical installation field, to deliver fine quality electrical installation services in stipulated time. We are strongly backed by a team of qualified and trained engineers, skilled technicians, highly qualified draftsmen, and experienced tradesmen. The efficient involvement of our engineers and site installation teams provide a positive influence on the overall success of every project and leads us to be among top electrical companies in Dubai.

We have a qualified and experienced design team who prepare shop drawings based on the standards as per regulations in a cost-effective manner and obtain the required approvals.

- *Maintenance of domestic, Commercial and industrial installations.*
- *Repair, Maintenance, Erection & commissioning of IPS, UPS.*
- *Maintenance of DB's, SMDB's, Main Panel, Cabling..etc.*
- *Design and Build all works related to Electrical Services*
- *Medium and Low Voltage Switchgear and Cabling*
- *Full technical support/advice on power issue.*
- *Load Monitoring/Recording each month.*
- *Low Voltage Power & Control System.*
- *Electrical Distribution System*
- *Building Management System*



HVAC SECTION

HVAC refers to the Heating, Ventilation, Air conditioning installation on any indoor or outdoor construction units. The potential elevation in the field of Industrial growth and infrastructural development of UAE has led to the implementation and use of various innovative HVAC machines and equipment. To meet with the continuously generating demands, Unicorn Technical Services are also prominent among HVAC contracting companies in Dubai. We are one of the expert hands in HVAC's solutions for small to large residential, commercial and industrial establishments in UAE. To find an ample space among AC maintenance companies in Dubai, we provide cost-effective services in stipulated time.

To produce a best and comfortable environment with the provision of sufficient ventilation, temperature and cooling to the premises is the prime focus of any sort of building establishments. Modern HVAC equipment and machinery require professional assistance and guidance to be installed, serviced and maintained. We hold a proficient team of engineers and mechanics, who could deliver the best solution in a short time. Over the period we have attained specialization in the HVAC maintenance of Hospitals, Restaurants, Schools, Data centres, Banks, Hotels, Buildings, Industrial establishment & Government organizations.

OUR MAIN SERVICES IN HVAC INCLUDE:

- *Engineering (Heat Load Calculation, Design & Equipment Selection)*
- *Installation of Equipment, connected pipelines & all type of Ducting*
- *The project works of laboratories and operation theaters.*
- *Installation of chiller plants, cooling towers, chilled water pumps, FAU, AHU, FCU, related pipeline work.*
- *Refrigeration and low-temperature application projects.*
- *Annual Maintenance contract for HVAC projects.*
- *Procurement as per the Approved Material List.*
- *All types of ductworks.*
- *Testing and Commissioning.*
- *After-sales services.*
- *Shopping malls projects.*
- *Industrial projects.*



- Ecology Units and Make up Air Handling Units
- Ventilation and air filtration systems
- Fresh Air Handling Units
- Chilled water systems
- DX / VRV systems
- GI and PI Ducting
- Package units
- Extract fans
- CCU



ELECTROMECHANICAL EQUIPMENT INSTALLATION & MAINTENANCE

Electromechanical equipment installation and maintenance involve the setup, servicing, and repair of machinery that combines electrical and mechanical components. This includes a wide range of systems such as motors, generators, transformers, and automated machinery used in various industries. Proper installation ensures that the equipment operates efficiently and safely, while regular maintenance is crucial to prevent breakdowns, extend the equipment's lifespan, and optimize performance. Technicians in this field must be skilled in both electrical circuitry and mechanical systems, as well as adept at troubleshooting and problem-solving to address issues that arise during operation.

OUR MAIN SERVICES IN ELECTROMECHANICAL INCLUDE:

- *Design and Build all works related to Mechanical Services*
- *Automatic Doors (Sliding & Swing)*
- *Mechanical and Electrical Pass Box*
- *Mechanical Car Park Ventilation*
- *Kitchen Hood and Exhaust system*
- *CO₂ Monitoring and Control*
- *Smoke Exhaust System*
- *Sheet Metal Fabrication*
- *Plumbing and Drainage*
- *HVAC*



COMMUNICATION SYSTEMS

Communication systems in engineering encompass the technologies and methodologies used to transmit, receive, and process information over various mediums. These systems are integral to modern infrastructure, enabling everything from cellular networks and satellite communications to data transfer in computer networks. They rely on a combination of hardware (such as transmitters, receivers, and antennas) and software (including protocols and algorithms) to ensure reliable and efficient exchange of data. Effective communication systems are crucial for the operation of diverse applications, including broadcasting, telecommunications, and internet services, impacting both everyday life and advanced technological solutions.

OUR MAIN SERVICES IN COMMUNICATION SYSTEMS INCLUDE:

- *Room Management System (Facility Management System)*
- *Background Music & Public Address System*
- *Queue Management System*
- *Testing and Commissioning*
- *Voice/Data/Structured Cabling*
- *Closed Circuit T V*
- *Audio and Visual System*
- *Access Control System*
- *IP TV System*
- *Master Clock System*
- *Nurse Call System*
- *Renovation and Retro*



BUSINESS SEGMENTS

ELECTRICAL

- POWER DISTRIBUTION SYSTEMS
- LIGHTING CONTROL
- POWER GENERATION
- LOW CURRENT SYSTEMS
- TELEPHONE & DATA SYSTEMS
- HOME AUTOMATION
- MATV SYSTEMS
- CCTV
- ACCESS CONTROL SYSTEMS
- AUDIO / VIDEO INTERCOM SYSTEMS
- INDUSTRIAL PROCESS SERVICES.
- P.A. SOUND SYSTEMS

PLUMBING & PUBLIC HEALTH MANUFACTURING

- HOT & COLD WATER SUPPLY SYSTEM
- WATER FILTRATION SYSTEM
- IRRIGATION SYSTEM
- SWIMMING POOL
- DRAINAGE
- SANITATION
- RAIN WATER
- SEWAGE TREATMENT

HVAC INSTALLATION & DUCTING SYSTEMS

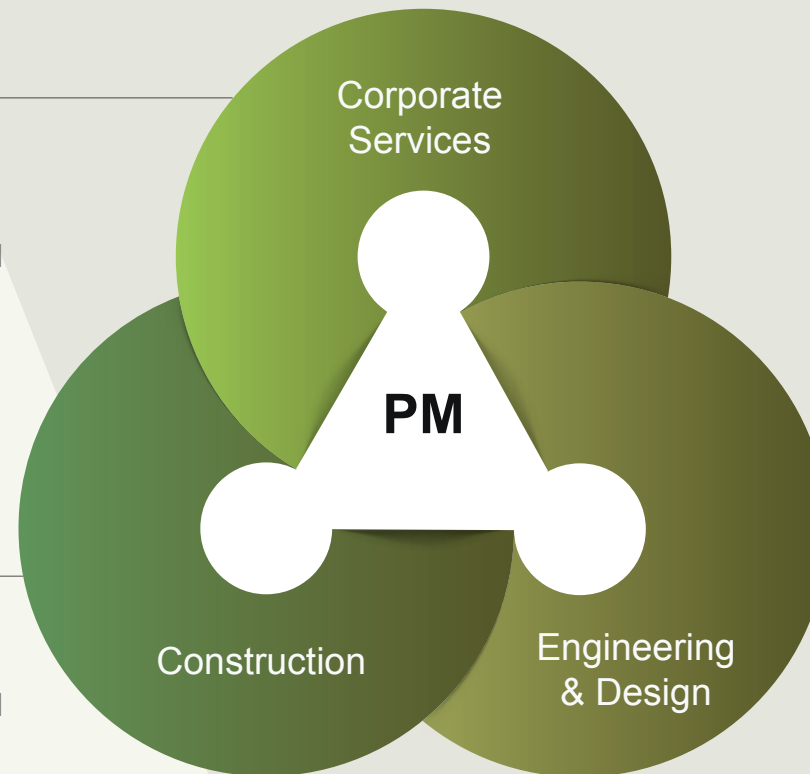
- G.I & P.I DUCTING INSTALLATION SYSTEM
- CHILLED WATER PIPING SYSTEM
- PACKAGE UNITS, DX UNITS AND FAN COIL UNIT
- INSTALLATION
- VENTILATION SYSTEMS
- ECOLOGY UNIT INSTALLATION SYSTEMS
- KITCHEN HOOD EXHAUST AND FRESH AIR SYSTEM
- CHEMICAL FLUSHING & 3RD PARTY TESTING
- REPORTS
- AIR BALANCING SYSTEM AND CERTIFICATIONS



OPERATIONAL ACTIVITIES

- CORPORATE POLICIES
- ESTIMATION
- COMMERCIAL
- PROCUREMENT
- FINANCE
- CONTRACT ADMINISTRATION
- EXPEDITING
- SAFETY
- COST CONTROL
- QUALITY CONTROL
- SUPERVISION

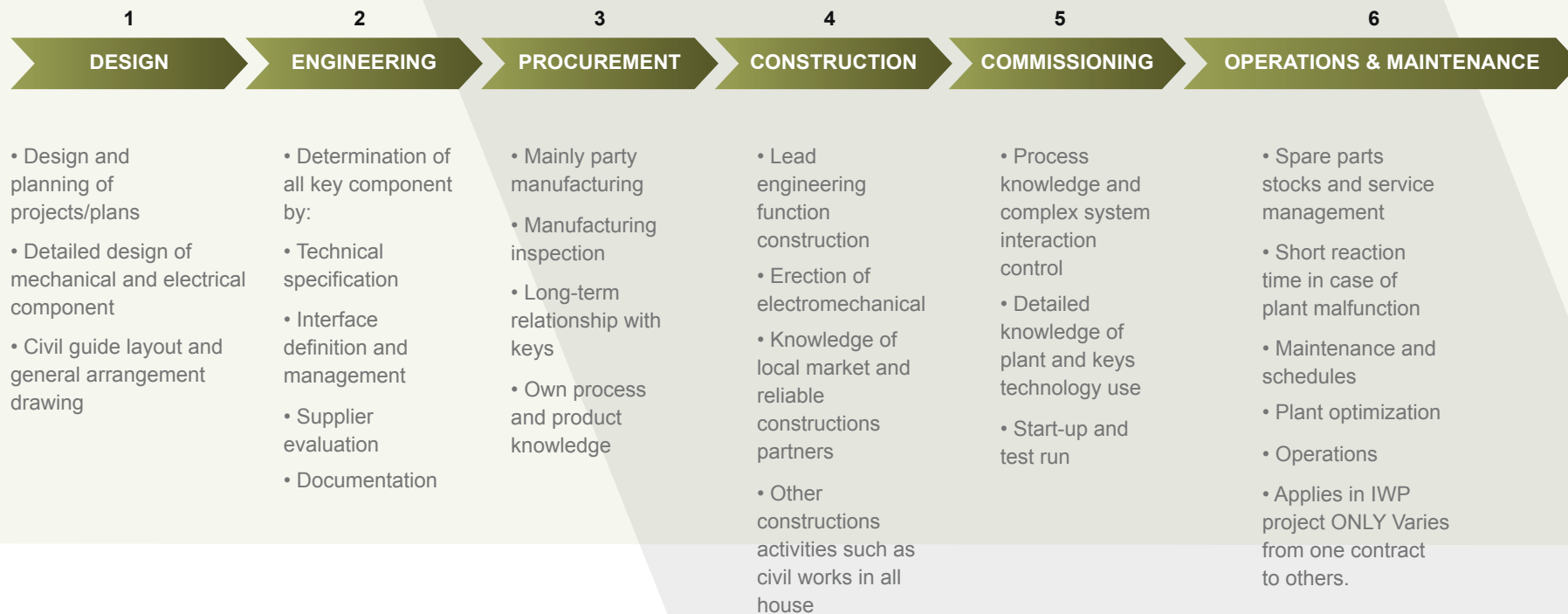
- CONTRACT ADMINISTRATION
- EXPEDITING
- SAFETY
- COST CONTROL
- QUALITY CONTROL
- SUPERVISION



- ARCHITECTURAL DESIGN
- SHOP DRAWINGS
- SYSTEM DESIGN
- DRAUGHTING

PROJECT TEAM

Experienced management teams ensure thorough oversight throughout the project, covering design, review, and implementation phases. Qualified superintendents, skilled in document, project, and data control, are matched to projects where they have relevant experience and expertise. Effective estimating and cost management systems are in place, with cross-training provided for all employees.



PROJECT REFERENCES

WE PROVIDE

Comprehensive

Engineering, design &
construction

services with full support for
projects of any size, from initial concept through to completion and
commissioning.

M/s Hampton Restaurant & Café , Jumeirah, Dubai

M/s BASANTI RESTAURANT L.L.C ,Jumeirah, Dubai

Yateem Specialized Center Day Surgery, Khalifa City
A, Airport Road, Abu Dhabi

Moon Flower real estate, Musaffah , Abu Dhabi

Al Rayan Investment Group

NMC Hospital – Women & children's

DUBAI Pharmacy Collage

Seville / iffco food product factory

SPECIFIC MEP EXPERTISES

PROJECT CERTIFICATES

Project certification is crucial for ensuring project quality. To help you achieve certification, Unicorn Technical Services leverages its experience to meet all necessary criteria while considering cost efficiency.

Our engineers receive ongoing training and certification to design with precise dimensions and specifications, facilitating a smooth and straightforward authorization process.

We handle every aspects of a project from design to construction, maintenance and upgrading systems with our historical background as a MEP expertise

1

INDUSTRIAL PROCESS

We have assembled processing systems and equipment for a wide array of clients and industries. Our engineers are adept at handling both conventional and advanced technologies, delivering dependable and cost-efficient solutions across different sectors.

2

COLD STORAGE

To make a substantial impact on your business, we focus on design considerations and value engineering to optimize designs, provide cost-saving solutions, and select the right equipment and materials. This approach results in a significant reduction in energy consumption and lower monthly utility expenses.

3

DATA CENTRE

In collaboration with other project stakeholders, we work to optimize power and cooling demands and explore sustainable alternatives, adhering to NFPA, UL/FM, and Uptime Institute's Tier Standards in both design and operational practices.

4

CLEAN ROOM

To prevent particulate contamination and manage other environmental factors, we create a customized clean room technology strategy tailored to your facility. This approach ensures that the environment is effectively managed, monitored, and maintained.



OUR GUARANTEE AFTER CONSTRUCTION

In addition to our internal effort for quality and 0% defect commitment, we provide a guarantee of maintenance after completion of all our projects. Our dedicated maintenance team excels in both preventive and corrective maintenance, continually updating their skills through ongoing training on technological advancements.

EXPERT MAINTENANCE SERVICES

We offer expert maintenance services to help you assess and evaluate your project, identifying risks, maintenance needs, and required remedies. Our specialized maintenance team, skilled in various disciplines, handles all tasks. With a long-term maintenance contract, we provide our clients and partners with reassurance by ensuring your project remains functional and operational.

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*A THOROUGH PREVENTIVE MAINTENANCE ALLOWS TO
ANTICIPATE THE RISK OF DISRUPTION THAT COULD
AFFECT THE OPERATION AND RESULT IN HIGH REPARATIVE
MAINTENANCE COSTS*



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