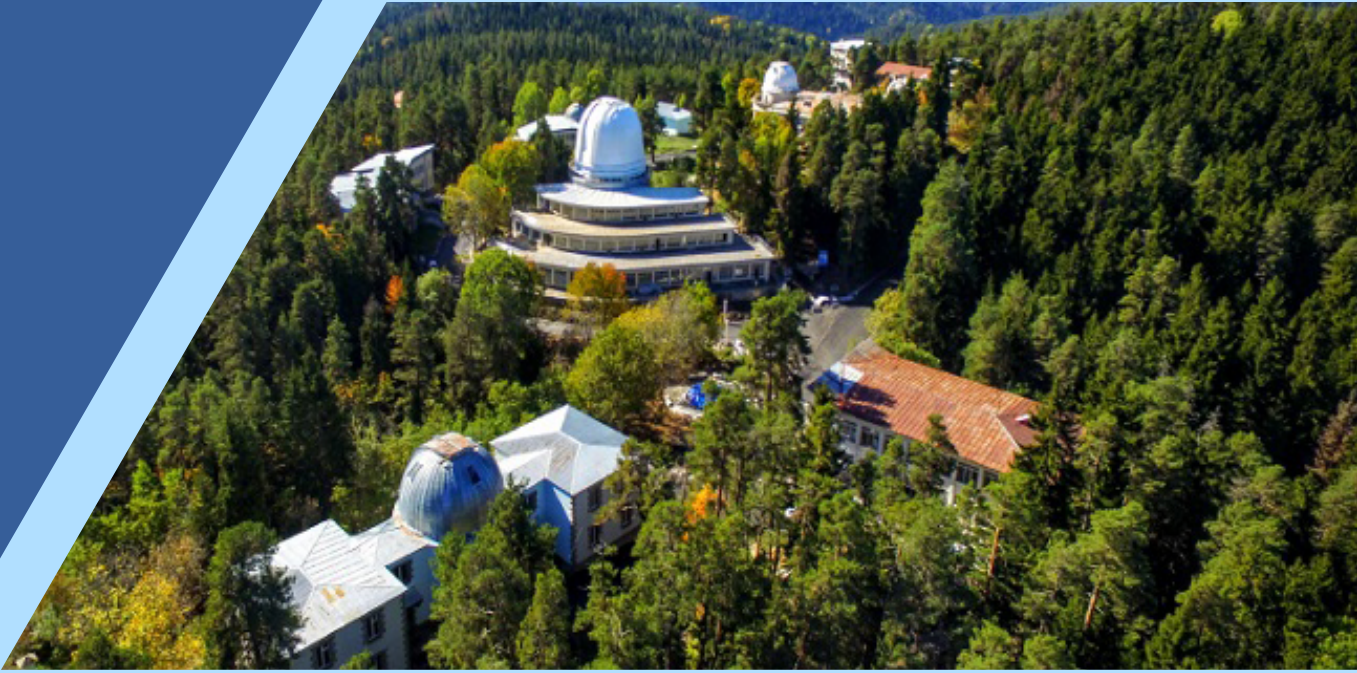




CORRUPTION RISKS IN ABASTUMANI

CONTENTS

Introduction	3
Key findings	5
State property privatized in Abastumani	5
Procurements of Roads Department of Georgia in Abastumani	11
Tenders announced by Municipal Development Fund in Abastumani	13
Procurements of United Water Supply Company in Abastumani	15
Procurements of Adigeni Municipality City Hall in Abastumani	17
Procurements of Agency of Protected Areas in Abastumani	20
Tenders announced by National Agency for Cultural Heritage Preservation in Abastumani	21

INTRODUCTION

Bidzina Ivanishvili [arrived](#) in Abastumani on a family vacation in early August 2018 and soon after his arrival, he [bought](#) 450 m² of land area located near Sanatorium Meskheta from Otar Tateshvili, a local businessman and then owner of the construction company Arali LLC, to build a house.

The first thing Ivanishvili [decided](#) to do was to [remove](#) the tuberculosis clinic called Sanatorium Zekari from Abastumani. His Cartu Foundation [built](#) the Center for Lung Disease three kilometers away from Abastumani, spending more than GEL 5 million, while the company [Sanapiros Khedi](#) LLC [connected](#) to Bidzina Ivanishvili purchased the territory of the tuberculosis clinic and launched the construction of a residential building there. Ivanishvili instructed his Cartu Foundation to build a five-story building for 12 families living adjacent to Sanatorium Zekari and [resettled](#) them there.

The company Tsisartkela LLC connected to Bidzina Ivanishvili purchased the territory adjacent to Sanatorium Tsisartkela, also located in Abastumani, where it is [building](#) an Autograph Collection hotel Paragraph Abastumani worth USD 69 million.

Along with constructing Ivanishvili's houses and hotel, the Cartu Foundation rehabilitated the convent and friary, as well as a clinic in Abastumani. It is only known that the Cartu Foundation spent GEL 655,000 on the rehabilitation of the clinic. Transparency International Georgia requested information from both the Cartu Foundation and the Revenue Service regarding what other projects were implemented by the Foundation in Abastumani and how much it spent in total; however, none of them [responded](#).

Public agencies responded to Ivanishvili's interest in Abastumani quite soon. Ivanishvili first expressed his interest in early August 2018, while the implementation of large-scale projects started after two weeks. For example, on August 15, 2018, the Municipal Development Fund of Georgia announced a tender on drawing up a general plan on the development of Abastumani and awarded a contract worth GEL 280,840.

Two months later, Ivanishvili [said](#) that only electric cars should be allowed in Abastumani and that he would purchase electric cars for all locals. The Municipal Development Fund announced a tender worth about GEL 9 million twice on preparing design and cost estimate documents for the construction of a station and an open parking lot at the entry to the resort, in the village of Abastumani. One tender [ended](#) with a negative result; as for the other, the contract was [terminated](#), however, GEL 2 million had been transferred to the [company](#) as an advance payment. Later, the contract worth GEL 339,999 was signed for project works only.

This fact demonstrates that the state does not come up with a resort development plan under which an investor should act, but rather the investor (in this case, Bidzina Ivanishvili) dictates an idea to the state with public finances being spent on its implementation. Other cases also confirm that this is not a single fact but rather represents a tendency.

For example, due to Ivanishvili's decision not to allow cars in Abastumani as it would cause air pollution, the construction of a 60-kilometer Abastumani-Bagdadi road was [halted](#). Instead, the construction project was transferred to Sairme, bypassing Abastumani, for which the Roads Department of Georgia held four tenders and awarded contracts worth a total of GEL 92,893,045. The planned road will [pass](#) through the protected area, the Emerald Site, that will lead to cutting down of forests and plant areas on 10-15 km of land. Environmentalists claim that the construction will also pose a threat to the animals protected by law. To challenge this decision, Green Alternative, a local environmental NGO, has [filed](#) a complaint in court.

A month after Ivanishvili expressed interest in Abastumani, the United Water Supply Company of Georgia awarded procurement contracts worth about GEL 4 million on the rehabilitation of water supply system. In addition, the chemical and microbiological analysis of water quality was also conducted.

Arrangement of walking trails was launched in Abastumani forest in a year and a half. To this end, the Agency of Protected Areas signed contracts worth more than GEL 800,000 at the initial stage.

The issue of ensuring fire safety in the Abastumani forests was also put on the agenda. The Municipal Development Fund announced a GEL 15,000,000 tender on fire prevention services in the Abastumani Forest Park. This money will be spent on creating a water reservoir and adjacent infrastructure.

The National Agency for Cultural Heritage Preservation of Georgia rehabilitated the Glazenapi Tower and began archaeological research of a monastery complex located in Abastumani to further rehabilitate it. To this end, contracts worth a total of GEL 126,697 were signed.

15 companies with links to the Georgian Dream donors have actively joined the ongoing construction works. Below is a breakdown of funds per company:

Company	Money received from procurement contract
JEU Group LLC	GEL 90,890,045
Arali LLC	GEL 49, 602, 399
New Road LLC	GEL 28,088,888
Road Construction Division N1 LLC	GEL 22, 129,483
Zimo LLC	GEL 11,648,392
Partnership Absolute Service and Company Black Sea Group (Father and brother of the director of the company have donated money)	GEL 2,696, 969
L&K LLC	GEL 1,964,991
Transproject LLC	GEL 1,975,000
Road Construction Division N2	GEL 116,599
Proektmshencompany LLC	GEL 114, 991
World Technic LLC	GEL 229,500
GT Group LLC	GEL 104, 228
(N(N)LP Adventure Tourism Development Association	GEL 77,610
Engineering Monitoring Group LLC	GEL 39,879

KEY FINDINGS

- The state sold 67,790 m² of land in Abastumani from 2012 through 2021. The area was purchased by a total of 26 subjects for GEL 8,693,501. **95.3%** of the sold land - **64,649 m²** was alienated to 18 subjects over the past four years. They paid a total of **GEL 8,392,301**.
- 14 out of 18 subjects who purchased lands in Abastumani from August 2018 are connected to the Georgian Dream party. They purchased a total of 59,276 m² of land for GEL 7,490,400¹. Nine of them have direct links to Bidzina Ivanishvili – they purchased a total of 52,443 m² of land for GEL 6,417,200.
- In 2012-2022, six public agencies announced a total of 177 public procurement tenders in Abastumani, both in the resort and in the village, and spent GEL 267,490,306 on it. 93.4% of this amount – **GEL 249,920,551** has been spent from August 2018 till now, i.e. since Bidzina Ivanishvili showed interest in Abastumani.
- In 2018-2022, 83.21% of money – **GEL 207,720,451** - spent through public procurement in Abastumani was received by the companies connected to the Georgian Dream donors. They donated **GEL 1,276,000** to the ruling party at different times.
- From August 2018 till now, **GEL 145,101,148** from public procurement in Abastumani, i.e. 58.1% of the spent amount, went to the companies connected to the Georgian Dream donors either without competition or at the expense of disqualifying other bidders.
- Among the companies connected to the ruling party's donors, Arali LLC and JEU Group LLC received the largest amount totaling **GEL 140,492,444**.
- In 2018-2022, the Roads Department of Georgia earmarked the largest amount – GEL 150,968,119 through 16 public procurements; the least amount – GEL 126,697 was allocated by the National Agency for Cultural Heritage Preservation through two public procurements.
- Over the last 4.5 years, all public agencies, excluding the Adigeni Municipality City Hall, spent more than during the first six years after Georgian Dream came to power.
- From 2012 to August 2018, five public agencies spent GEL 17,569,755 through a total of 110 public procurements. Of them, the contracts worth a total of GEL 7,302,165 through 15 public procurements were obtained by the companies connected to the Georgian Dream donors. They donated a total of GEL 220 000 to the ruling party at different times.

STATE PROPERTY PRIVATIZED IN ABASTUMANI

After Ivanishvili showed interest in Abastumani, 91.7% of lands sold by the state in Abastumani were purchased by the persons connected to Georgian Dream.

From 2012 through 2021, the state sold 67,790 m² of land area in Abastumani, which was purchased by 26 subjects for GEL 8,693,501, including 64,649 m² of land, i.e. 95.3% of the land privatized over the past 10 years, was sold by the state after August 2018 – at a time when Bidzina Ivanishvili first showed interest in the resort and even [bought](#) the land to build a house there.

64,649 m² of land was sold in Abastumani from August 2018 till now for a total of GEL 8,392,301, accounting for 95.3% of the land privatized in Abastumani over the past 10 years. 35,627 m² of this land (55.1%) was alienated through direct sale, without any competition, for GEL 3,356,501.

1 The price of 6 m² of land sold through direct privatization is unknown as the information was not provided to us.

Otar Tateshvili, local businessman and then owner of the construction company Arali LLC, sold land to Bidzina Ivanishvili to build a house in Abastumani. Today, the company is [owned](#) by his family. One of Otar Tateshvili's sons, Demetre Tateshvili is the director and a 25% shareholder of the company. Just 10 days after the deal, on August 29, 2018, Demetre Tateshvili [purchased](#) two land plots through an electronic auction. He purchased two non-agricultural land plots located adjacent to Paliashvili Street N18 - [2,000 m²](#) for GEL [222,000](#) and [1,883 m²](#) for GEL [210,000](#) - without competition. Later, in August 2020, Demetre Tateshvili returned both pieces of land back to the state. In return, under the mutual transfer agreement of the property, he [received](#) 4 660 m² of land that borders Borjom-Kharagauli National Park and lies close to Bidzina Ivanishvili's hotel [Paragraph Abastumani](#), which is under construction.

From August 2018 to 2022, 18 subjects purchased land plots in Abastumani. 14 of them are connected to Georgian Dream and they purchased a total of 59,276 m² of land (91.7% of the land sold since 2018) for GEL 7,490,400²; in addition, nine of them have direct links to Bidzina Ivanishvili and they purchased a total of 52,443 m² of land for GEL 6,417,200.

On September 10, 2018, [Emerald LLC](#) purchased two non-agricultural land plots located on Paliashvili Street in Abastumani - [1,983 m²](#) for GEL [161,000](#) and [1,145 m²](#) for GEL [96,000](#), without competition. The company is connected to Bidzina Ivanishvili, because JSC Cartu Group owns 100% of its shares.

On October 2, 2018, [JSC Gavelton Investments Limited](#) purchased [4,613 m²](#) of non-agricultural land located adjacent to Paliashvili Street in Abastumani for GEL [373,000](#), without competition. In addition, on October 10, 2020, the company also purchased [40 m²](#) of non-agricultural land near Paliashvili Street in Abastumani for GEL [8,000](#). Gavelton Investments Limited is a Belize-based company the beneficial owners of which are unknown. But this company is purportedly connected to Bidzina Ivanishvili, because the land plots located around this specific land were [purchased](#) by his companies.

[Tsisartkela LLC](#) purchased [5,539 m²](#) of non-agricultural land plot for GEL [557,000](#) in Abastumani on December 18, 2018 as well as [2,183 m²](#) of non-agricultural land plot for GEL [220,500](#) on Asatiani Street in Abastumani without competition. In addition, on June 2, 2020, Tsisartkela LLC purchased [114 m²](#) of non-agricultural land plot for GEL [43,000](#) in Abastumani. 51% of the company shares are owned by [Georgian Tourism Development Fund LLC](#). This latter belongs to an offshore company Frankston International, which has [links](#) to Bidzina Ivanishvili.

On January 3, 2019, [Association ATU](#) purchased [116 m²](#) of non-agricultural land plot for GEL [6,800](#) in the village of Abastumani. This company has direct [links](#) to Bidzina Ivanishvili.

On February 15, 2019, [Sanapiros Khedi LLC](#) purchased [16,004 m²](#), [2,974 m²](#) and [4,607 m²](#) of non-agricultural land plots along with buildings and ruined buildings for GEL [3,540,000](#) at Paliashvili Street N40 in Abastumani. During the same year, on September 13, the company purchased [1,751 m²](#) of non-agricultural land plot for GEL [72,000](#) near Paliashvili Street N49 in Abastumani without competition. The LLC is owned by Limestone Finance International, an offshore company with [links](#) to Bidzina Ivanishvili.

On February 19, 2020, JSC Energo-Pro Georgia received [6 m²](#) of land area from the National Agency of State Property through direct privatization. After six months, under the mutual transfer agreement, the land was [transferred](#) to JSC Gavelton Investments Limited, while after two weeks, Sanapiros Khedi LLC [purchased](#) the land.

[Abastumani 2019 LLC](#) purchased [582 m²](#) of non-agricultural land plot for GEL [71,000](#) on August 15, 2019, [759 m²](#) of non-agricultural land plot for GEL [114,000](#) on September 2, 2020, as well

2 The price of 6 m² of land sold through direct privatization is unknown as the information was not provided to us.

as [105 m²](#) and [59 m²](#) of non-agricultural land plots for GEL [26,500](#) on November 19, 2020, without competition. All land plots were located on Paliashvili Street in Abastumani. Abastumani 2019 LLC belongs to Limestone Finance International, an offshore company with [links](#) to Bidzina Ivanishvili.

In August-November 2020, [Otskhe 2020 LLC](#) won three electronic auctions without competition and purchased a total of 832 m² of land plots in Abastumani for GEL [64,000](#), GEL [13,000](#) and GEL [51,000](#). The company was registered on June 30, 2020 – about a month before the first auction was announced (August 7, 2020). Zurab Kiknadze, the director and 100% shareholder of the company, [donated](#) GEL 25,000 to Georgian Dream on March 20, 2020. Zurab Kiknadze is the director and 20% shareholder of [Zimo](#) LLC – the company connected to Bidzina Ivanishvili.

State property privatized in Abastumani from August 2018 through 2021

N	Date	Procurers	Place, area	Cadastral code	Price
1.	August 29, 2018 (without competition)	Demetre Tateshvili Donor Tateshvili sold Ivanishvili a land in Abastumani to build a house	3883 m ² of non-agricultural land adjacent to Paliashvili N18-	61.11.21.714; 61.11.21.715;	GEL 432000
2.	September 10, 2018 (without competition)	Emerald LLC (405287862) Connected to Ivanishvili	3128 m ² of non-agricultural land located on Paliashvili Street	61.11.21.728; 61.11.21.683;	GEL 257000
3.	October 2, 2018 (without competition)	JSC GAVELTON INVESTMENTS LIMITED (110990) Purportedly connected to Ivanishvili	4613 m ² of non-agricultural land adjacent to Paliashvili Street	61.11.21.728;	GEL 373000
4	December 18, 2018 (without competition)	Tsisartkela LLC (405289094) Connected to Ivanishvili	5539 m ² of non- agricultural land in Abastumani	61.11.21.775	GEL 557000
5	January 3, 2019	N(N)LP Association Atu (239402491) Connected to Ivanishvili	116 m ² of non- agricultural land in the village of Abastumani	61.23.21.322;	GEL 6800
6.	February 28, 2019	I/E Koba Mgebrishvili	387 m ² of land adjacent to Asatiani N4	61.11.21.732;	GEL 112000

7	February 15, 2019	Sanapiros Khedi LLC (204559511) Connected to Ivanishvili	Non-agricultural land plots with buildings and ruined buildings located at Paliashvili N40 16004 m², 2974 m², 4607 m²	61.11.21.016; 61.11.21.020; 61.11.21.756	GEL 3540000
8	June 21, 2019 (without competition)	Tsisartkela LLC (405289094) Connected to Ivanishvili	Non-agricultural land located on Asatiani Street with N1 building on it 2183 m²	61.11.21.942;	GEL 220500
9.	August 15, 2019 (without competition)	Abastumani 2019 LLC (405324803) Connected to Ivanishvili	Non-agricultural land located on Paliashvili Street 582 m²	61.11.21.956	GEL 71000
10.	August 30, 2019 (without competition)	I/E Tengiz Abuladze His business partners are large donors.	Non-agricultural land in Abastumani 173 m²	61.11.21.954;	GEL 21500
11.	September 13, 2019 (without competition)	Sanapiros Khedi LLC (204559511) Connected to Ivanishvili	Non-agricultural land adjacent to Paliashvili N49 1751 m²	61.11.21.811;	GEL 72000
12.	November 8, 2019 (without competition) 3482 m² and 500 m²	T K Ventures LLC (405333633) Founded 6 months ago	Non-agricultural land plots adjacent to Paliashvili Street with N1 building located on one of them 3482 m², 300 m², 500 m².	61.11.21.991; 61.11.21.990; 61.11.21.987;	GEL 584400
13.	November 8, 2019 (direct privatization)	JSC Energo-Pro Georgia (205169066)	Land plots located in Abastumani, as well as adjacent to Paliashvili Street 60 m², 50 m²	61.23.21.530; 61.11.21.920;	GEL 1501

14.	January 28, 2020 (without competition)	I/E Tengiz Abuladze His business partners are large donors	Non-agricultural land located in Abastumani 290 m²	61.11.21.983;	GEL 36000
15.	February 10, 2020	JSC GAVELTON INVESTMENTS LIMITED (110990) Purportedly connected to Ivanishvili	Non-agricultural land adjacent to Paliashvili Street 40 m²	61.11.22.459;	GEL 8000
16	February 19, 2020 (direct privatization)	JSC Energo-Pro Georgia (205169066) JSV GAVELTON INVESTMENTS LIMITED (110990) connected to Ivanishvili became the owner after six months under the mutual transfer agreement After two weeks, Sanapiros Khedi LLC (204559511) connected to Ivanishvili becomes the owner of the area under the purchase agreement	Non-agricultural land plot in Abastumani and the building N1 located on it 6 m²	61.11.22.003	Unknown
17	April 7, 2020 (without competition)	Managa LLC (402147994) Donor Founded six months ago	Non-agricultural land plot in the village of Abastumani 510 m² 796 m² 200 m² 1023 m²	61.12.22.501; 61.12.22.502; 61.12.22.503; 61.12.22.504;	GEL 36000
18.	June 2, 2020	Tsisartkela LLC (405289094) Connected to Ivanishvili	Non-agricultural land plot in Abastumani 114 m²	61.11.21.967;	GEL 43000

19.	August 21, 2020 (without competition)	Otskhe 2020 LLC (405394023) Founded a month ago Connected to Ivanishvili	Non-agricultural land adjacent to Paliashvili Street 420 m²	61.11.22.484	GEL 64000
20	August 31, 2020 (without competition)	EIKON Development LLC (224070975) The company belonging to the family of the former Georgian Dream member to Akhaltsikhe Municipal Council This company built a residential house in Akhaltsikhe with the money invested by Kibar Khalvashi	Non-agricultural land plot in Abastumani 101 m² 55 m²	61.11.23.107; 61.11.23.108;	GEL 16500
21.	September 2, 2020	Abastumani 2019 LLC (405324803) Connected to Ivanishvili	Non-agricultural land plot on Paliashvili N24 759 m²	61.11.22.478;	GEL 114000
22.	September 2, 2020 (without competition)	Otskhe 2020 LLC (405394023) Founded a month ago Connected to Ivanishvili	Non-agricultural land plot adjacent to Paliashvili Street 81 m²	61.11.22.487;	GEL 13000
23.	November 19, 2020 (without competition)	Otskhe 2020 LLC (405394023) Founded a month ago Connected to Ivanishvili	Non-agricultural land plot adjacent to Paliashvili Street 331 m²	61.11.22.474;	GEL 51000
24.	November 19, 2020 (without competition)	Abastumani 2019 LLC (405324803) Connected to Ivanishvili	Non-agricultural land plots adjacent to Paliashvili Street in Abastumani 105 m² 59 m²	61.11.22.493; 61.11.21.971;	GEL 26500

25.	February 8, 2021 (without competition)	After four months, Karapet Karapetyan gave the land to Tigran Melkonyan, a Georgian Dream member to the Akhaltsikhe Municipal Council, as a gift	Non-agricultural land plot on Paliashvili Street 22 m²	61.11.21.996;	GEL 3200
26	December 9, 2021	Zaur Tskhadadze Donor	Non-agricultural land plot in Abastumani 3417 m²	61.11.22.507	GEL 960000
27	March 15, 2021	Levan Salia	Non-agricultural land plots adjacent to Paliashvili N1 262 m² 332 m²	61.11.21.806; 61.11.23.110;	GEL 204000
28.	June 9, 2021 (direct privatization)	Marine Kbilashvili Mother of Georgian Dream member of Adigeni Municipal Council His assignee Vila Abastumani LLC (405480670) Connected to Ivanishvili	Non-agricultural land on Rustaveli Street 5684 m²	61.11.21.957; 61.11.21.959;	GEL 568400

In 2012-2018, before Ivanishvili first arrived in Abastumani, the state sold only 3,141 m² of land through an electronic auction. 8 subjects who purchased this land paid a total of GEL 301,200. 2,191 m² (69.7%) of this land was sold for GEL 177,000 without competition. Out of 8 subjects, only one, Paata Potskhverashvili [donated](#) GEL 10,000 to Georgian Dream.

PROCUREMENTS OF ROADS DEPARTMENT OF GEORGIA IN ABASTUMANI

From August 2018 till now, the Roads Department of Georgia signed 11 contracts through tenders worth a total of GEL 150,940,119. Out of this amount, GEL 135,229,927 (89.5%) went to the companies connected to the Georgian Dream donors either without competition or at the expense of disqualifying other bidders.

In 2012-2022, the Roads Department of Georgia announced 16 public procurement tenders in Abastumani and signed contracts worth GEL 158,563,984 (this does not include public procurements on the works to maintain roads and bridges, which are announced by zones).

12 out of 16 public procurement contracts were signed after August 2018. Their total value amounted to GEL 150,968,119. Only one contract was obtained through a simplified procurement. Total value of the remaining 11 contracts amounted to GEL 150,940,119. 10 out of these 11 tenders were won by the Georgian Dream donors; so, they obtained the contracts worth a total of GEL 145,268,915 (96.2% of the amount spent on tenders). They donated a total of GEL 400,000 to the ruling party at different times.

Procurements of Roads Department of Georgia in Abastumani from August 2018 till now

Date and number of procurements	Purpose of procurement	Winning company	Contract value
October 5, 2018 NAT180015992	Service on the analysis of alternative routes for the construction of Abastumani bypass road and preparation of detailed project documents	Transproject LLC (204986195)	GEL 1,975,000
October 12, 2018 NAT180016380	Bagdati-Abastumani section rehabilitation-reconstruction 75km-81km, north Odzrkhe subdistrict	New Road LLC (441993112)	GEL 12,888,888
March 14, 2019 NAT190005352	Rehabilitation works on Bagdati-Abastumani section, Kakashidi-Zekari 10km-17km (Zekari Valley in the direction of Abastumani)	New Road LLC (441993112)	GEL 15,200,000
March 23, 2019 NAT190006203	Works on restoration of a damaged lower load-bearing wall on a 92km+800km section of the Abastumani-Benara road, in the center of the resort	Arali LLC (222725807)	GEL 293,508
June 14, 2019 NAT190011803	Reconstruction works on the 81km-87km section of Bagdati-Abastumani-Benara road, in the direction of Abastumani	Road Construction Division N1 LLC (217890584)	GEL 13,982,486
June 21, 2019 NAT190012336	Rehabilitation works on the Arazindo local road	Arali LLC (222725807)	GEL 1,777,000
March 11, 2020 NAT200005831	Construction of Abastumani bypass road, lot I	JEU Group LLC (205251537)	GEL 44,742,550
March 13, 2020 NAT200006004	Construction works on the 7km+075km - 11km+610km section (lot II) and the 11km+610km - 15km+944km section (lot III) of Abastumani bypass road	JEU Group LLC (205251537)	GEL 46,147,495

October 13, 2020 CMR200125248	Service on the selection/assessment of an alternative territory relevant/adequate to the Emerald Site, which was occupied by the project on the construction of Abastumani bypass road	I/E Irakli Kaviladze (01008026457)	GEL 28,000
October 12, 2021 NAT210019892	Rehabilitation works on the 94km-102.2km of Bagdati-Abastumani-Benara road (from Abastumani bypass road junction currently under construction to Batumi-Akhaltsikhe road)	Road Construction Division №1 LLC (217890584)	GEL 8,146,997
December 13, 2021 NAT210024359	Remaining rehabilitation-reconstruction works on the 1km-10km Kakaskhidi-Zekari section (Bagdati-Sairme-Abastumani) of Bagdati-Abastumani-Benara road	Dagi+ LLC (412671657)	GEL 5,671,204
December 14, 2021 NAT210024531	Service on making corrections to the design and cost estimate documents on the rehabilitation of the 26km-33km Kakaskhidi-Zekari section of Bagdati-Abastumani-Benara road	Proektmshenkompani LLC (204979103)	GEL 114,991

From 2012 to August 2018, the Roads Department of Georgia announced four tenders in Abastumani and signed contracts worth GEL 7,595,865 out of which two tenders worth GEL 3,299,228 (43.3%) were won by the Georgian Dream donor - Arali LLC, whose owners donated GEL 110,000 to the ruling party at different times.

TENDERS ANNOUNCED BY MUNICIPAL DEVELOPMENT FUND IN ABASTUMANI

In 2020, the Municipal Development Fund signed a contract worth GEL 47,070,891 with Arali LLC, which is connected to Bidzina Ivanishvili. This constitutes 63% of the total value (GEL 74,625,455) of 12 procurement contracts awarded by the Fund in Abastumani.

The Georgian Dream donors won 5 out of 12 procurement contracts worth GEL 59,053,011 awarded by the Municipal Development Fund in 2018-2022. Arali LLC is among them. Three of these companies donated GEL 623,000 to the ruling party at different times.

In 2012-2022, the Municipal Development Fund of Georgia announced a total of 18 tenders in Abastumani and awarded contracts with the total value of GEL 82,002,312 (this amount does not include the ongoing tender worth GEL 15,000,000 on ensuring fire safety in Abastumani forests). Before Ivanishvili built his house in Abastumani, the Municipal Development Fund

had announced only five tenders there and had awarded contracts worth a total of 7,376,857. Erisimedi LLC was the only company among the bidders, which was the donor of the ruling party. In December 2017, the company won the tender on rehabilitation of historical houses in Abastumani worth GEL 3,715,305 and donated [GEL 60,000](#) to the ruling party.

Tenders announced by MDF in Abastumani from August 2018 through August 2022

Date and number of procurements	Purpose of procurement	Winning company	Contract value
August 15, 2018 SPA180006991	Drawing up a general plan on land use as well as a plan on construction regulation	Geographic LLC (204920309)	GEL 280,840
May 21, 2019 NAT190010075	Preparing design and cost estimate documents regarding a station and an open parking lot as well as carrying out construction works	Joint Partnership Absolute Service and Company Black Sea Group (205376332)	GEL 8,989,898 (The contract was terminated. MDF paid GEL 2,696,969 in advance)
December 10, 2019 DEP190000101	Supplying the Abastumani Astrophysical Observatory with snow removal equipment	World Technic LLC (402014896)	GEL 189,900
July 1, 2020 SPA200001634	Preparing design and cost estimate documents for the construction of a station and an open parking lot	Absolute Service LLC (205256523)	GEL 339,999
September 3, 2020 DEP200000074	Supplying the Observatory with computers, network and audio system equipment and accessories	GT Group LLC (404494695)	GEL 104,228
September 3, 2020 DEP200000072	Supplying the Observatory with office and outdoor furniture	AVE LLC (428521263)	GEL 89,160
December 25, 2020 DEP200000115	Rehabilitation of the River Otskhe bed, bridges, main and internal roads	Arali LLC (47070891)	GEL 47,070,891
May 20, 2021 NAT210009025	Drawing up design and cost estimate documents for rehabilitation of the Park	Royal Art Group LLC (404963474)	GEL 195,000
May 20, 2021 NAT210009036	Works on the construction of a bridge crossing, station and open parking lot	Zimo LLC (211338015)	GEL 11,648,392

November 8, 2021 DEP210000067	Supplying the Observatory with an additional equipment compatible to AVANT 755i snow blower	World Technic LLC (402014896)	GEL 39,600
December 23, 2021 DEP210000076	Supplying the Observatory with a telescope and a dome	ASA Astrosysteme GmbH (ATU54452907)	EUR 2,710,460 (GEL 5,583,547)
April 8, 2022 NAT220007100	Preparing a detailed design and cost estimate documentation on the rehabilitation of a canteen located on the territory of the Observatory, as well as carrying out the author's supervision over the rehabilitation works based on this documentation	Karkasi LLC (202178446)	GEL 94,000
November 11, 2022 NAT220023348	Preparing design and cost estimate documentation on the arrangement of a water reservoir and adjacent infrastructure for fire safety in the Forest Park, as well as carrying out construction works based on this documentation	The winner has not been identified so far	GEL 15,000,000

PROCUREMENTS OF UNITED WATER SUPPLY COMPANY IN ABASTUMANI

In 2012-2018, the United Water Supply company spent only GEL 444,998 in Abastumani, but after Ivanishvili showed interest in the resort, it earmarked 49 times more - GEL 21,834,118 for Abastumani.

In 2012-2022, the United Water Supply Company signed contracts worth GEL 22,279,116 for 13 public procurements in Abastumani, including 8 procurement contracts worth GEL 21,834,118 were signed after Bidzina Ivanishvili appeared in Abastumani. One of these contracts worth GEL 280,000 was awarded through direct sale, while two out of seven tenders worth 3,992,438 (18.2%) were won by the companies without competition. One of the large tenders worth GEL 1,964,991 was won by L&K LLC - the company with links to the Georgian Dream donor. The owner of the company, Davit Kapanadze [donated](#) GEL 70,000 to the ruling party in 2018-2021.

From 2012 to August 2018, before Ivanishvili showed interest in Abastumani, the United Water Supply Company spent only GEL 444,998 through five procurements. There were no Georgian Dream donors among the contractors.

Procurements of United Water Supply Company in Abastumani from August 2018 till now

Date and number of procurements	Purpose of procurement	Winning company	Contract value
September 20, 2018 CMR180162384	Design services on sewerage system rehabilitation/ construction, construction of a sewage treatment plant and rehabilitation/construction of water supply system in Arazindo settlement	Municipalproject LLC (211402123)	GEL 280,000
September 28, 2018 NAT180015583	First phase works on water supply system rehabilitation	Building Developer LLC (406039692)	GEL 3,727,121
August 21, 2019 NAT190016646	Second phase of water supply system rehabilitation/construction and purchase of Arazindo water supply system rehabilitation works	G P C LLC (405130111)	GEL 3,990,108
November 8, 2019 NAT190021286	Purchase of sewerage system construction works	Peri LLC 211352187	GEL 3,954,568
February 28, 2020 NAT200005032	Design and construction of sewage treatment plants	Ecopre LLC (404956874)	GEL 7,420,000
May 11, 2021 NAT210008423	Works on connecting the population to the sewerage system, optimization of the existing water filtration station and construction of a sedimentation tank for the headworks	L&K LLC (216441232)	GEL 1,964,991
May 2, 2022 NAT220008574	Purchase of design and construction works on building a motor bridge for the existing sewage treatment plant	B.K. LLC 442729843	GEL 495,000
October 17, 2022 NAT220020331	Purchase of services on chemical and microbiological analysis of water quality from River Otskhe discharge point to lower canal pound covering 200 meters (the same purchase also involves the analysis in Ureki and Ozurgeti)	G. Natadze Sanitation, Hygiene and Medical Ecology Research Institute LLC (202057219)	GEL 2,330

PROCUREMENTS OF ADIGENI MUNICIPALITY CITY HALL IN ABASTUMANI

From August 2018 till now, the Adigeni Municipality awarded 15 tender contracts worth GEL 1,180,561 in Abastumani. Two companies connected to the Georgian Dream donors won five tenders worth GEL 577,595 (48.9% of the total value) without competition or at the expense of disqualifying other bidders.

The Georgian Dream donors who won the tenders announced by the Adigeni Municipality following Bidzina Ivanishvili's interest in Abastumani are the owners of Arali LLC and Road Construction Division N2. They donated a total of GEL 210,000 to the ruling party at different times.

The Adigeni Municipality City Hall was the only public agency, which spent more public finances on the needs of Abastumani (both the resort and the village) from 2012 to August 2018 than from August 2018 till now. During these 10 years, the Adigeni Municipality City Hall signed 115 procurement contracts worth a total of GEL 3,237,830 and part of these procurements envisaged relevant works in Abastumani as well as other settlements of the Adigeni Municipality.

From 2012 to August 2018, the Adigeni Municipality signed 89 public procurement contracts worth GEL 1,850,210, while from August 2018 till now – 26 public procurement contracts worth GEL 1,387,620.

Tenders of Adigeni Municipality City Hall in Abastumani from August 2018 till now

Date and number of procurements	Purpose of procurement	Winning company	Contract value
November 14, 2018 NAT180017841	Removing snow, snowdrift and ice cover from internal streets, roads leading to the villages and cemeteries, as well as internal neighborhood roads (this purchase also involves the same works in Adigeni settlement)	Road Construction Division №2 LLC (424071168)	GEL 30,588
December 7, 2018 NAT180019318	Outdoor lighting services (this purchase also covers 41 villages of Adigeni Municipality)	I/E Koba Grdzeldze (03001004904)	GEL 55,999
January 17, 2019 NAT190000944	Design and cost estimate documentation necessary for the Arazindo local road construction and rehabilitation works	Tbilgasproekti LLC (406157386)	GEL 17,600
March 6, 2019 NAT190004827	Dismantling, cutting, and transporting of pipes of obsolete sewerage system of the former cleaning facility	Kavkasi LLC (424253471)	GEL 6,369
May 14, 2019 NAT190009629	Cutting down and pollarding of trees (this purchase also involves the same works in Adigeni settlement)	Valosi LLC (426536849)	GEL 7,330

November 1, 2019 NAT190020879	Removing snow, snowdrift and ice cover from internal streets, roads leading to the villages and cemeteries, as well as internal neighborhood roads (this purchase also involves the same works in Adigeni settlement)	Road Construction Division №2 LLC (424071168)	GEL 49,427
November 26, 2019 NAT190022487	Kurtskhana water supply system rehabilitation works (the village of Abastumani)	Uta 2015 LLC (224091195)	GEL 95,599
January 29, 2020 NAT200002245	Outdoor lighting services (the village of Abastumani)	Gungli LLC (225068271)	GEL 29,537
July 23, 2020 NAT200010559	Multi-year purchase of video surveillance cameras with accompanying equipment and services	Delta Consulting LLC (401992162)	GEL 208,080
November 12, 2020 NAT200017334	Removing snow, snowdrift and ice cover from internal streets, roads leading to the villages and cemeteries, as well as internal neighborhood roads	Road Construction Division №2 LLC (424071168)	GEL 36,580
November 4, 2021 NAT210020872	Removing snow, snowdrift and ice cover from internal streets, roads leading to the villages and cemeteries, as well as internal neighborhood roads	Lomsia + LLC (424074138)	GEL 47,082
December 16, 2021 NAT210024717	Purchase of outdoor lighting services (this purchase covers Adigeni settlement and other villages of the Municipality)	I/E Koba Grdzelidze (03001004904)	GEL 66,672
January 11, 2022 NAT220000348	Removing snow, snowdrift and ice cover from internal streets, roads leading to the villages and cemeteries, as well as internal neighborhood roads (this purchase also covers Adigeni settlement)	Daviti LLC (222726307)	GEL 43,483
September 8, 2022 NAT220018388	Building children's attractions in Arazindo settlement	Pasadi LLC (424066307)	
August 5, 2022 NAT220015619	Rehabilitation of internal neighborhood roads (in the village of Abastumani)	Arali LLC (222725807)	GEL 461,000

From August 2018 till now, the Adigeni Municipality City Hall spent GEL 207,059 through 11 direct procurements.

Direct procurements of the Adigeni Municipality City Hall in Abastumani from August 2018 till now

Date and number of procurements	Purpose of procurement	Winning company	Contract value
May 31, 2019 CMR190105285	Construction of irrigation system on Sagura (the village of Abastumani)	I/E Jemali Kimadze (03001004325)	GEL 12,000
July 14, 2019 CMR190113371	Repair works in a kindergarten	I/E Jemali Kimadze (03001004325)	GEL 19,181
July 8, 2019 CMR190123071	Ecological expertise of a general plan on land use (in terms of ensuring ecological sustainability and cultural heritage preservation)	I/E Givi Metreveli (01008003285)	GEL 2,250
July 10, 2019 CMR190127180	Repairing the roof of a residential house located at Paliashvili Street N16, which was damaged by natural calamity (strong wind)	Bili LLC (422736622)	GEL 9,649
June 16, 2020 CMR200079458	Rehabilitation of a kindergarten	I/E Mamuka Gelashvili (03001000096)	GEL 28,563
June 3, 2020 CMR200084903	Construction of the irrigation system and rehabilitation of internal roads (the village of Abastumani)	I/E Mamuka Gelashvili (03001000096)	GEL 12.000
June 30, 2021 CMR210083653	Construction of an arbor	I/E Kakhaber Diasamidze (47001033301)	GEL 17,131
July 12, 2021 CMR210086213	Construction of concrete road in Abastumani and Parekha	შპს „უტო-2015“ (224091195)	GEL 36,400
November 11, 2021 CMR220015481	Removing snow, snowdrift and ice cover from internal streets, roads leading to the villages and cemeteries, as well as internal neighborhood roads (this purchase also covers Adigeni settlement)	Lomsia + LLC (424074138)	GEL 46,610
September 5, 2022 CMR220111565	Rehabilitation of potable water system (the village of Abastumani)	I/E Ramaz Kachkachashvili (03001004910)	GEL 4,074
August 10, 2022 CMR220104241	Outdoor lighting services (the village of Abastumani)	I/E Ramaz Kachkachashvili (03001004910)	GEL 19,201

PROCUREMENTS OF AGENCY OF PROTECTED AREAS IN ABASTUMANI

The company connected to the Georgian Dream donor - N(N)LP Adventure Tourism Development Association - won only one tender among those announced by the Agency; however, the company received GEL 738,450 at the expense of disqualifying another bidder. This amount makes up 75.5% of the total value of five tender contracts awarded by the Agency from August 2018 till now.

From August 2018 till now, the Agency of Protected Areas signed 6 procurement contracts worth GEL 978,542, including GEL 977,992 was allocated through five tenders. 87.5% of this amount – GEL 855,399 was won by the companies connected to the ruling party. These companies (LLCs) donated GEL 131,000 to Georgian Dream at different times.

In 2012-2022, the Agency of Protected Areas awarded 13 procurement contracts in Abastumani worth a total of GEL 1,280,367. Before August 2018, the Agency awarded 7 procurement contracts worth GEL 301,825, including 5 procurement contracts (1 direct procurement – GEL 6,000 and 4 tenders – GEL 233,819) worth GEL 239,819 envisaged feeding horses, as well as purchase of hay and barley in other protected areas, including Abastumani. There were no donors among the winners.

Procurements of Agency of Protected Areas in Abastumani from August 2018 till now

Date and number of procurements	Purpose of procurement	Winning company	Contract value
August 15, 2019 NAT190016325	Repair works in the tourist shelters of Zekari and Nasabajvari (it involves the repair works in five other shelters as well)	Maria LLC (400256753)	GEL 47,053
September 12, 2019 NAT190018039	Design and cost estimate documents on studying the possibilities of building ecotourist walking trails in the vicinity of the resort and in Abastumani neighborhood, as well as on building these trails	N(N)LP Georgian Ecotourism Association (406069953)	GEL 75,000
January 29, 2020 DAP200000002	Building of walking trails in Abastumani neighborhood (this includes the trails in Sataplia and Ajameti nature reserves)	N(N)LP Adventure Tourism Development Association (404487373)	GEL 738,450
June 19, 2020 CMR200077535	Transporting heating boiler, low voltage cable, sectional fence, and sandwich panels to Abastumani settlement	I/E Badri Edilashvili (019002402)	GEL 550
January 13, 2021 NAT210000428	Construction supervision services – building of ecotourist walking trails and tourist infrastructure in Abastumani neighborhood	Engineering Monitoring Group LLC	GEL 39,879

September 2, 2022 SPA220002161	Purchase of quad bikes and Buggy-type vehicles for Abastumani	Transporteri LLC	GEL 77,610
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TENDERS ANNOUNCED BY NATIONAL AGENCY FOR CULTURAL HERITAGE PRESERVATION IN ABASTUMANI

The National Agency for Cultural Heritage Preservation had no public procurements in Abastumani before Ivanishvili showed interest in it.

In 2012-2022, the National Agency for Cultural Heritage Preservation signed contracts worth a total of GEL 126,697 through two tenders only. Both were announced following August 2018.

Tenders announced by National Agency for Cultural Heritage Preservation from August 2018 till now

Date and number of procurements	Purpose of procurement	Winning company	Contract value
May 31, 2019 NAT190010770	Services on the archaeological research in the monastery complex (in order to develop the infrastructure and revive the monastery life there in the future)	N(N)LP Sakartvelos Memkvidreoba (204545652)	GEL 29,680
July 11, 2020 NAT200008427	Rehabilitation of the Glazenapi Tower	Koloseo LLC (417881126)	GEL 97,017