SHIN & KIM

# Urban Renewal Projects (Redevelopment and Reconstruction) Disputes

Urban renewal projects require ongoing assistance from legal experts at every stage, from the proposal and drafting of the renewal plan through to the public notice of ownership transfer and the liquidation of the association. Tailored legal services are essential to appropriately address the various legal issues that arise at each stage of the project and to minimize the potential for disputes, and as essential is to respond swiftly and effectively in the event of a dispute to ensure that the project proceeds without disruption.

The Urban Renewal Project Group of Shin & Kim LLC provides comprehensive legal services covering the entire urban renewal process, drawing on its extensive experience in advising on and resolving disputes related to numerous redevelopment and reconstruction projects. From the formulation of a renewal plan, the establishment of an association, the selection of a contractor, project implementation and management, to public notices and liquidation, the Project Group offers practical solutions to the various issues that arise at each stage of the project and supports its smooth execution. For complex and difficult issues, the Project Group collaborates closely with experts in related fields, including criminal, tax, and administrative law. Furthermore, the Project Group comprehensively reviews the various legal risks that may arise throughout the entire urban renewal process for stable implementation of projects.

## Key Services

**Shin & Kim provides the following services in relation to disputes in urban renewal projects:**

- Advisory and litigation services regarding the formulation of renewal plans and safety diagnosis
- Advisory and litigation services regarding disputes relating to the establishment of steering committees and associations
- Advisory and litigation services regarding disputes relating to the selection of contractors
- Advisory and litigation services regarding disputes relating to the execution and termination of construction

contracts

- Advisory and litigation services regarding disputes relating to the approval of the project implementation plan and management disposition plan
- Services regarding construction completion, public notice of ownership transfer, and liquidation
- Advisory and litigation services regarding disputes relating to liquidation proceeds, assessments, and excess profit recapture charges
- Services regarding criminal, tax, and administrative disputes arising in the course of project implementation

## Experience

- Litigation on ownership transfer registration concerning land ownership interests in the Apgujeong District 3 Reconstruction Project
- Advisory on selecting the contractor for the Hannam District 3 Housing Redevelopment Project
- Advisory on selecting the contractor for the Banpo District 1 Housing Reconstruction Project
- Litigation to cancel the management disposition plan and to seek a preliminary injunction to suspend the unit allocation lottery process regarding the Banpo Jugong 1st Complex Reconstruction Project
- Litigation to confirm the status as a registered project management company for the New Banpo Hanshin District 4 Housing Reconstruction Project
- Litigation to invalidate resolutions of the general meeting for the New Banpo 15th Complex Reconstruction Project
- Litigation regarding the authorization to form the New Banpo 12th Complex Housing Reconstruction Project Association
- Litigation to cancel the authorization to change the forms of the Reconstruction Project Associations for the Gaepo Jugong 6th and 7th Complexes
- Litigation to invalidate resolutions of the general meetings, seeking a preliminary injunction to prohibit the convening of general meetings, and to suspend the commercial unit allocation lottery process for the Garak Siyoung Apartment Reconstruction Project Association and Gaepo Siyoung Apartment Reconstruction Project Association
- Litigation regarding the resolution to remove the chairperson of the steering committee for the Jamsil Jinju Apartment Reconstruction Project
- Litigation to cancel the management disposition plan of the Heukseok District 7 Renewal Promotion Zone Housing Redevelopment Project Association
- Litigation seeking the delivery and sale of real properties regarding the Heukseok District 7 Renewal Promotion Zone Housing Redevelopment Project
- Litigation seeking the delivery and sale of real properties regarding the Geumho District 15 Housing Redevelopment Project
- Litigation the return of project costs for the Jeonnong District 7 Housing Redevelopment Project
- Litigation regarding the return of a bid deposit for the Cheongcheon District 2 Housing Redevelopment Project

- Litigation to invalidate the formation of the Banyeo District 3-1 Reconstruction Project Association and cancel the management disposition plan thereof
- Litigation to cancel the expropriation award decision for the Central Living Area District 3 Housing Redevelopment Project Association
- Litigation to increase the expropriation award for the Seun District 4
- Litigation regarding the gratuitous transfer of redevelopment infrastructure in the Dohwa District 2 Housing Redevelopment Project
- Litigation seeking a declaration of invalidity of the contributed acceptance in the Uiwang Daewoo Employee Housing Reconstruction Project
- Litigation seeking the return of unjust enrichment following the decision of invalidation of the disposition to impose usage fees regarding the Bokhyeon Jugong Complex 1 Housing Reconstruction Project
- Litigation seeking invalidation of the general meeting for selecting the contractor for the Namyeong District 2 Redevelopment Project

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